



*Pastor Rick Williams*

*8940 Fenton Road  
Orwell, Ohio 44076  
(440) 767-0555*

*01/29/2024*

*FORM DTE 1*

*Written documentation for question #9*

Your 100% appraised value of \$191,700 of my tiny 4 room home is absolutely absurd.

This property is not located on an exclusive high class golf course situated or part of a waterfront high demand property.

The road in which this property occupies greatly DEVALUES the property because of its poorly maintained and hazardous condition.

Fenton Road becomes so bad that the public school system from time to time refuses to send any of its buses to pick up school children. The pizza delivery refuses to deliver to us when the road becomes unusable.

Amish can not travel on Fenton Road with horse and buggy mostly during the Spring, Fall and Winter when the road is full of moisture and massive pot holes, Amish taxi drivers mostly refuse to travel on this road. The Mailman skips this area from time to time as I have had outgoing mail sitting in my box for days on end before it is picked up. Fed Ex, UPS and Amazon drivers often make foul comments to us when they have to deliver packages to our homes because of the road conditions, which has not changed here in the 20 years I have lived at this address.

My car has broken down on this road and had to be brought back by tow truck and they told me not to ever call them again because they will not drive on Fenton Road ever again.

Amish neighbor on Finlaw Road called ambulance to be taken to the hospital and the ambulance told him they would never come back down Fenton road to Finlaw Road ever again.

And Fenton road has no cable TV or cable internet service nor is there any natural gas lines to service homes.

Fenton Road the majority of the time is not fit for the wildlife to walk across on to get to the other side.

LOCATION determines the value.

The basement is very shallow and unfinished, no insulation, no heating and very cold and has only 1 electric receptacle which is by washing machine. Not usable for living space.

The Church put up a pole barn that remains unfinished, no insulation, still no siding and powered by portable generator when working inside the barn.

In or around May of 2022 the Church put up a couple walls connecting pole barn to house using a pole barn construction and roof trusses adding to length of the home to be used as a meeting place for the Ministry to conduct services and food bank storage. A 30 x 32 cement slab room that has no ceiling insulation, lights powered by a 12volt DC solar battery and a wood burner for heat. The tiny 4 room home had no room available to provide basic Church / Ministry services to the public. In fact the tiny 4 room home had no room available for a sofa or a television.

What would a reasonable person expect to pay for a 1 bedroom 1 bath very small house that has no room for a living room or sofa; and if that reasonable man is taller than 5 foot 10 inches, he will be hitting his head on the floor joists washing laundry. It sure the heck aint \$191,700 as you appraise it for.

And you have the total sq ft listed as 1832 Apparently someone is either drinking or using drugs if they say this dinky house is 1832 sq. feet.

The house on parcel # 10-021-00-016-01 would be pushing it at \$80,000 (house cost less than \$50,000 to build including labor in 2019 ) and the land is around 5 thousand an acre the 7 acres should be at \$35,000 and total should be at \$115,000

The vacant 4.990 on parcel # 10-021-00-016-00 you appraise at \$28,100 and it should be at \$24,950

In my neighborhood there are vacant houses and vacant land. I do a lot of traveling throughout Ashtabula County and I do not remember seeing houses for sale in what the County falsely claims to be a "Hot Housing Market"

But when someone uses bad judgment and pays way more for a few homes somewhere else then all the home owners in Ashtabula County are defrauded and have to suffer theft by deception by the Auditor.

And by the way, this new home replaced the 12 x 60 mobile home and that mobile home had way more room and living area than this new house does. It was a terrible mistake to replace that mobile home with this tiny house.

A handwritten signature in black ink that reads "Pastor Rick Williams". The signature is written in a cursive style with a large initial "P" and a stylized "W".

Pastor Rick Williams