

Situs : 4962 GLENGARY DR

Map ID: 46-028-00-053-00

LUC: 510

Card: 1 of 1

Tax Year: 2023

Printed: 03/20/24

CURRENT OWNER
KELLY NORA M
4962 GLENGARY DRIVE
ROME OH 44085

CAUV
Field Review Flag:

GENERAL INFORMATION
Routing No. 028-00 053-00
Class Residential
Living Units 1
Neighborhood 25100
District
Zoning
Alternate Id



Legal Description
Parcel Tieback: Addl. Tieback: Y
Legal Descriptions:
B-68 GRAND RIVER
ACRES NO 2

Land Information

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	20000	.1500	220	0			8,580
								8,580

Total Acres: .15 Legal Acres: 0.15 NBHD Fact: 1.3000

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	3,010	8,600	8,600	0	0
Building	44,310	126,600	126,600	0	0
Total	47,320	135,200	135,200	0	0

Manual Override Reason
Base Date of Value
Effective Date of Value

Value Flag 1-COST APPROACH

Current Value

Year	Land	Building	Total Value
2020	6,600	93,700	100,300
2021	6,600	93,700	100,300
2022	6,600	93,700	100,300

Permit Information

Date Issued	Number	Price	Purpose	Note	Status

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
12/27/12			R-Related Individuals Or Corporation:		AF-Affidavit Of Survivorship	KELLY JOHN J
07/16/99	119,000	2-Land And Building	U-Not Validated	0007/2541	WD-Warranty Deed	CRABTREE RICHARD CLAYTON

Entrance Information

Date	ID	Entry Code	Source

Property Notes
Note Codes:

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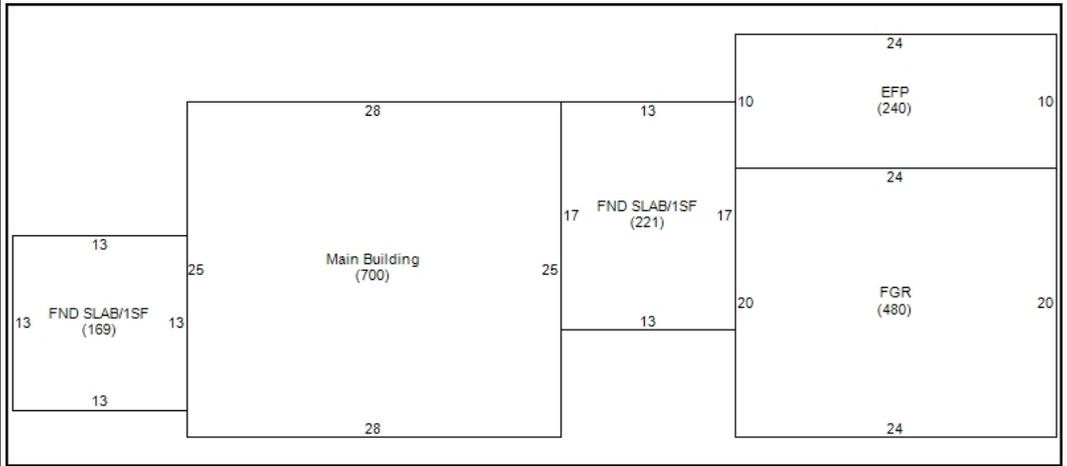
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Dwelling Information

Valuation Method D	Total Rooms 4
Override Model	Dining Rooms 0
Story Height 1.5	Bedrooms 2
Construction 1-Wood/Vinyl	Family Rooms 0
Style 08-Cape Cod	Full Baths 1
Year Built 1955	Half Baths 1
Eff Year Built 1960	Addl. Fixtures 0
Year Remodeled 1970	Total Fixtures 8
Kitchen Remod	Unfinished Area 0
Bath Remod	T2 Rec Rm Area
Lower Level 4-Full Basement	T3 Rec Rm Area
Heating 2-Basic	T4 Rec Rm Area
Heat Fuel Type	Fin Bsmt Liv Area 0
System	WBFP Stacks 1
Attic 0-None	WBFP Openings 1
Phy. Condition A-Average Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic 3	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc	Misc 2 Qty
Grade C	Cost & Design 0
CDU AV-AVERAGE	Functional
% Good Ovr	Economic 100
% Complete 100	NBHD Fact 1.35
GRM Econ Rents	GRM Factor 1
GRM Units	GRM Value 0



Additions

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value
0					700						
1	SLB	1SF			221						10,600
2		FGR			480						10,500
3		EFP			240						9,200
4	BSM	1SF			22						1,300
5	SLB	1SF			169						8,100

Dwelling Computations

Base Price	82,680	% Good	60
Plumbing	4,200	Market Adj	
Basement	14,360	Functional	
Heating	0	Economic	100
Attic	0	% Complete	100
Other Features	4,200	C&D Factor	
		Adj Factor	1.35
Subtotal	105,440	Additions	23,900
Ground Floor Area	700	Dwelling Value	126,550
Total Living Area	1,462		
Dwelling Notes			

Outbuilding Data

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RS1-Frame Sh	1111		0x0		1	C	1		S			

Condominium / Mobile Home Information

Complex #	Level	MH Make
Type	Elevator	MH Model
Unit No	Location	Serial#
Condo Style	View	MH Title#
Cmplx Name		Park Code

Misc & Gross Bulding Values

Misc Building No	Misc Adjusted Value
Gross Building:	

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Number	Code	Status	Comment
1	FLD	DC	19960119 C#01 - SHED IS P.P.
2	FLD	BP	20041025 JP C#01 - 10-21-03:BP#020493-13X13 ADDN TO DWG 100% 1-1-04

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