

Situs : 517 BLAINE ST

Map ID: 20-018-00-061-00

LUC: 520

Card: 1 of 1

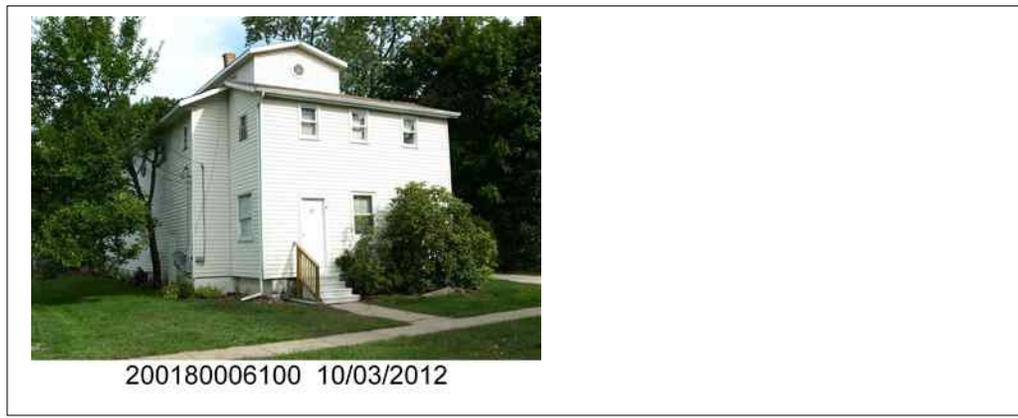
Tax Year: 2023

Printed: 03/21/24

CURRENT OWNER
WORTMAN GLENN E
PAMELA M.
517 BLAINE STREET
GENEVA OH 44041

CAUV
Field Review Flag:

GENERAL INFORMATION
Routing No. 018-00 061-00
Class Residential
Living Units 2
Neighborhood 72600
District
Zoning
Alternate Id



Legal Description
Parcel Tieback: Addl. Tieback: N
Legal Descriptions:
1 SUB 18 N OFCEMETERY

Land Information

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
F	1	300	72 135		.96	5		26,960
								26,960

Total Acres: .2231 Legal Acres: 0.37 NBHD Fact: 1.3000

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	9,450	27,000	27,000	0	0
Building	60,590	173,100	173,100	0	0
Total	70,040	200,100	200,100	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	20,700	144,200	164,900
2021	20,700	144,200	164,900
2022	20,700	144,200	164,900

Permit Information

Date Issued	Number	Price	Purpose	Note	Status

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor

Entrance Information

Date	ID	Entry Code	Source
01/13/14	MJB	6-Occupant Not Home	3-Other

Property Notes
Note Codes:

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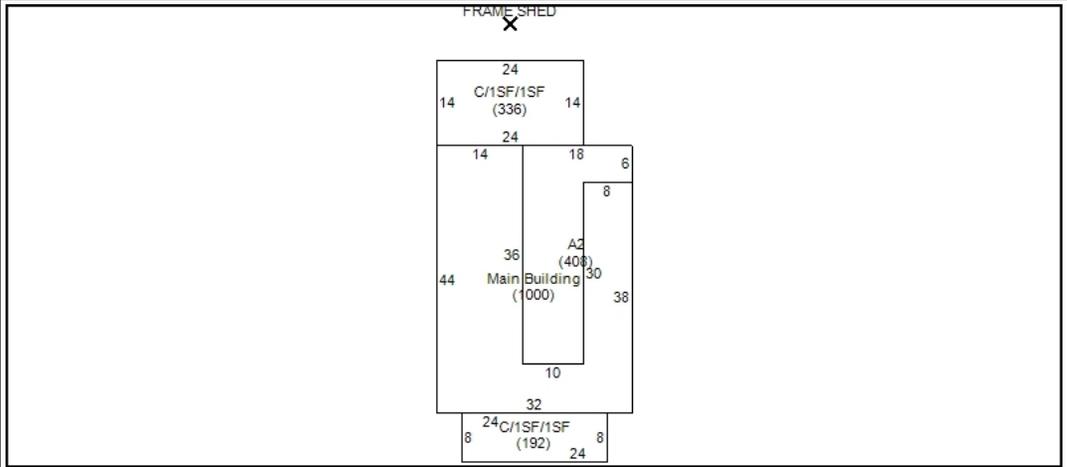
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Dwelling Information

Valuation Method D	Total Rooms 11
Override Model	Dining Rooms 1
Story Height 2	Bedrooms 6
Construction 1-Wood/Vinyl	Family Rooms 0
Style 11-Duplex	Full Baths 2
Year Built 1900	Half Baths 0
Eff Year Built 1960	Addl. Fixtures 0
Year Remodeled	Total Fixtures 9
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 0
Attic 4-Attic Fully Finished	WBFP Openings 0
Phy. Condition A-Average Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic 0	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc LC-Liv Units Converted	Misc 2 Qty 1
Grade C-1	Cost & Design 0
CDU AV-AVERAGE	Functional
% Good Ovr	Economic 100
% Complete 100	NBHD Fact 1.2
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					1,000						
1	CSP	1SF	1SF		192						15,600
2	BSM	1SF	1SF	AUN	408						37,800
3	CSP	1SF	1SF		336						27,400

Dwelling Computations

Base Price	112,350	% Good	60
Plumbing	5,300	Market Adj	
Basement	17,190	Functional	
Heating	0	Economic	100
Attic	15,940	% Complete	100
Other Features	7,900	C&D Factor	
		Adj Factor	1.2
Subtotal	158,680	Additions	48,500
Ground Floor Area	1,000		
Total Living Area	4,272	Dwelling Value	172,460
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	1990		13x16	208	C	1		S				600

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:	