

Situs : 1540 W 47TH ST

Map ID: 05-303-00-012-01

LUC: 510

Card: 1 of 1

Tax Year: 2023

Printed: 04/02/24

| CURRENT OWNER |
|----------------------------|
| ASHTABULA HOMES II LLC |
| CAUV Field Review Flag: |

| GENERAL INFORMATION |
|---------------------------|
| Routing No. 303-00 012-01 |
| Class Residential |
| Living Units 1 |
| Neighborhood 80000 |
| District |
| Zoning |
| Alternate Id |



| Legal Description |
|--|
| Parcel Tieback: Addl. Tieback: N |
| Legal Descriptions: PART OF LOT 3RUTH STRONG PLAT |

| Land Information | | | | | | | | |
|--------------------|----|-------------------|--------|-------------------|------|---------|-------|--------|
| Type | Cd | Rate | Size | Acres | Dpth | Inf Fac | Inf % | Value |
| F | 1 | 125 | 89 182 | | 1.08 | 5 | -20 | 12,500 |
| | | | | | | | | 12,500 |
| Total Acres: .3719 | | Legal Acres: 0.37 | | NBHD Fact: 1.3000 | | | | |

| Assessment Information | | | | | |
|--------------------------------|-----------------|---------------|---------------|----------|----------|
| | Assessed | Appraised | Cost | Income | Market |
| Land | 4,380 | 12,500 | 12,500 | 0 | 0 |
| Building | 18,800 | 53,700 | 53,700 | 0 | 0 |
| Total | 23,180 | 66,200 | 66,200 | 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 | 5,000 | 36,200 | 41,200 |
| 2021 | 5,000 | 36,200 | 41,200 |
| 2022 | 5,000 | 36,200 | 41,200 |

| Permit Information | | | | | |
|--------------------|--------|-------|---------|------|--------|
| Date Issued | Number | Price | Purpose | Note | Status |
| | | | | | |

| Sales/Ownership History | | | | | | |
|-------------------------|-------|-------------|-----------------|----------------|----------------|---------|
| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
| 09/16/04 | | 1-Land Only | U-Not Validated | 0188/0181 | ET-Temp Exempt | |

| Entrance Information | | | |
|----------------------|-----|---------------------|---------|
| Date | ID | Entry Code | Source |
| 11/05/13 | WPW | 6-Occupant Not Home | 3-Other |
| 08/26/14 | DAA | 6-Occupant Not Home | 3-Other |

| Property Notes | |
|-------------------------|------------------------------------|
| REMOVE VALUE O/R 1-1-23 | Note Codes: AN-Appraiser'S Note |

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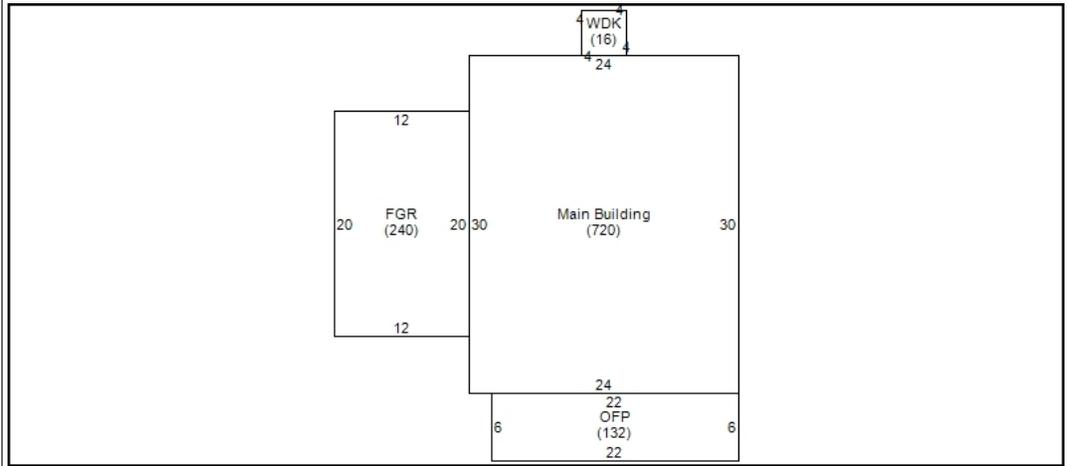
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Dwelling Information

| | |
|---|----------------------------|
| Valuation Method D | Total Rooms 5 |
| Override Model | Dining Rooms 0 |
| Story Height 2 | Bedrooms 3 |
| Construction 1-Wood/Vinyl | Family Rooms 0 |
| Style 07-Colonial | Full Baths 1 |
| Year Built 2004 | Half Baths 1 |
| Eff Year Built | Addl. Fixtures 0 |
| Year Remodeled | Total Fixtures 8 |
| Kitchen Remod | Unfinished Area 0 |
| Bath Remod | T2 Rec Rm Area |
| Lower Level 4-Full Basement | T3 Rec Rm Area |
| Heating 3-Central A/C | T4 Rec Rm Area |
| Heat Fuel Type | Fin Bsmt Liv Area 0 |
| System | WBFP Stacks 0 |
| Attic 0-None | 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 | Misc 2 Qty |
| Grade D+2 | Cost & Design 0 |
| CDU AV-AVERAGE | Functional |
| % Good Ovr | Economic 50 |
| % Complete | NBHD Fact 1.25 |
| 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 | | | | | 720 | | | | | | |
| 1 | | | OFF | | 132 | | | | | | 2,500 |
| 2 | | | FGR | | 240 | | | | | | 4,700 |
| 3 | | | WDK | | 16 | | | | | | 200 |

Dwelling Computations

| | | | |
|--------------------------|---------|-----------------------|--------|
| Base Price | 86,060 | % Good | 75 |
| Plumbing | 3,800 | Market Adj | |
| Basement | 13,170 | Functional | |
| Heating | 3,920 | Economic | 50 |
| Attic | 0 | % Complete | |
| Other Features | 0 | C&D Factor | |
| | | Adj Factor | 1.25 |
| Subtotal | 106,950 | Additions | 2,800 |
| Ground Floor Area | 720 | | |
| Total Living Area | 1,440 | Dwelling Value | 53,660 |

Dwelling Notes

Outbuilding Data

| Ln | Code/Desc | Yr Blt | Eff Yr | Size | Area | Gr | Qty | ModCd | PC | FN | MA | %Comp | Value |
|----|-----------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
|----|-----------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|

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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Comments

| Number | Code | Status | Comment |
|--------|------|--------|--|
| 10 | FLD | NC | 1/1/14 DAA- DWG HAS NVC FOR 14. NO RECK |
| 1 | FLD | BP | 20050802 KO C#01 - 8-1-05:BP#12642-NEW DWG/ATT.GAR 100% 1-1-05 |
| 2 | FLD | NC | 20070508 JC C#01 - PERMIT FOR FENCE 100% FOR 1/1/07 NVC |

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