

March 27, 2024

Complaint Justification Reason.

Parcel 54-014-00-009-03

I compared the valuation of my property to all the properties surrounding my property. Four properties received a 25% increase and Four received a 35-38% increase.

The ones with a 25% increase had frontages only on Sheffield road and were similar acreage sizes to mine. Mine is the only one without outbuildings and has a sq footage of 2145sq ft.

All the others include out buildings. Some of them up to 7920 sq ft as well as additional acreage up to 40 acres yet there values and taxes are considerably less than mine.

The outstanding difference in the properties were on the ones with Rt. 193 frontage. I see that as the main reason they were give a higher increase. I do not have that advantage on my property. I should be at the 25% level with the 3 properties directly across from me and the one to the west of me. I can argue further details, but feel this is enough to prove my point.

My tax is at \$4520. The others are as follows: \$2021, \$2606, \$1668, \$2487, \$3827, \$2487, \$4106. If you do a close comparison of out building acreage, sq. foot, etc. You will find I've been overpriced. I found out when my house was built that a log home is generally less desirable from conventional homes due to the high maintenance of logs. I do not agree with the current evaluation and feel the full market value stated would be fair at \$297,750.

Richard R. Bender 3/27/24

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