

**Situs : 7230 LAKE (SR 531) RD W**

**Map ID: 48-005-00-041-01**

**LUC: 101**

**Card: 1 of 1**

**Tax Year: 2023**

**Printed: 04/01/24**

CURRENT OWNER
CAMPBELL GERALDINE
CAUV Field Review Flag:

GENERAL INFORMATION	
Routing No.	005-00 041-01
Class	A
Living Units	1
Neighborhood	68303
District	
Zoning	
Alternate Id	



Legal Description	
<b>Parcel Tieback:</b>	<b>Addl. Tieback: N</b>
<b>Legal Descriptions:</b> T 13 SEC 3--W	

Land Information								
Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	0	0	.5110		0			
A	S	32000	26.9680	25	0	6	-45	123,410
A	H	32000	1.0000	100	0	V	35	56,160
								179,570
Total Acres: 28.479		Legal Acres: 28.48		NBHD Fact: 1.3000				

Assessment Information					
	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	62,860	179,600	179,600	0	0
<b>Building</b>	43,370	123,900	123,900	0	0
<b>Total</b>	106,230	303,500	303,500	0	0
<b>Manual Override Reason</b>					
<b>Base Date of Value</b>					
<b>Effective Date of Value</b>					
<b>Value Flag</b>	1-COST APPROACH				

Current Value			
Year	Land	Building	Total Value
2020	138,100	95,300	233,400
2021	138,100	95,300	233,400
2022	138,100	95,300	233,400

Permit Information					
Date Issued	Number	Price	Purpose	Note	Status

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
03/14/13			E-Exempt Conveyance (Sale Price O		ET-Temp Exempt	CAMPBELL GERALDINE
08/20/09	159,900	2-Land And Building	U-Not Validated	0451/1749	WD-Warranty Deed	BANK OF NEW YORK AS
04/06/09	148,000	2-Land And Building	U-Not Validated	0096/2998	SD-Sheriff Deed	LOVELAND ANN M
06/17/97		2-Land And Building	U-Not Validated	0060/1551	ET-Temp Exempt	LOVELAND DENNIS J

Entrance Information			
Date	ID	Entry Code	Source
01/29/14	DAA	6-Occupant Not Home	3-Other

Property Notes
Note Codes:

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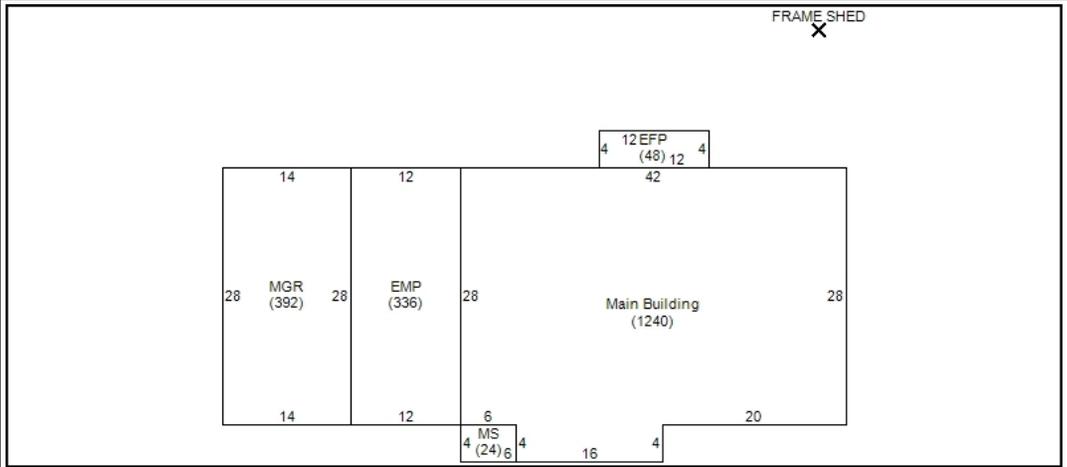
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**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 6
<b>Override Model</b>	<b>Dining Rooms</b> 1
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 7-Brick	<b>Family Rooms</b> 0
<b>Style</b> 03-Ranch	<b>Full Baths</b> 1
<b>Year Built</b> 1960	<b>Half Baths</b> 1
<b>Eff Year Built</b>	<b>Addl. Fixtures</b> 0
<b>Year Remodeled</b>	<b>Total Fixtures</b> 8
<b>Kitchen Remod</b>	<b>Unfinished Area</b> 0
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 4-Full Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 2-Basic	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b> 0
<b>System</b>	<b>WBFP Stacks</b> 1
<b>Attic</b> 0-None	<b>WBFP Openings</b> 1
<b>Phy. Condition</b> A-Average Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b> 2	<b>Prefab Add'l Stry</b>
<b>Bsmt Gar # Cars</b>	
<b>Misc 1 Desc</b>	<b>Misc 1 Qty</b>
<b>Misc 2 Desc</b>	<b>Misc 2 Qty</b>
<b>Grade</b> C+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 100
<b>% Complete</b> 100	<b>NBHD Fact</b> 1.3
<b>GRM Econ Rents</b>	<b>GRM Factor</b> 1
<b>GRM Units</b>	<b>GRM Value</b> 0



**Additions**

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value
0					1,240						
1		MS			24						300
2		EMP			336						14,500
3		MGR			392						10,100
4		EFP			48						1,900

**Dwelling Computations**

<b>Base Price</b> 93,210	<b>% Good</b> 60
<b>Plumbing</b> 4,400	<b>Market Adj</b>
<b>Basement</b> 22,030	<b>Functional</b>
<b>Heating</b> 0	<b>Economic</b> 100
<b>Attic</b> 0	<b>% Complete</b> 100
<b>Other Features</b> 4,400	<b>C&amp;D Factor</b>
	<b>Adj Factor</b> 1.3
<b>Subtotal</b> 124,040	<b>Additions</b> 16,100
<b>Ground Floor Area</b> 1,240	
<b>Total Living Area</b> 1,240	<b>Dwelling Value</b> 123,890

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**

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

**Misc & Gross Bulding Values**

<b>Misc Building No</b>	<b>Misc Adjusted Value</b>
<b>Gross Building:</b>	

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**Comments**

Number	Code	Status	Comment
5	OFC	MI	EASEMENTS ONLY TO THE OHIO DEPT OF TRANSPORTATION CONV 823 3/14/2013
1	FLD	RV	19960827 C#01 - HAS LAKE VIEW
2	OFC	LC	20090821 TMS C#01 - DROP BY SURVEY FROM 28.62 ACRES TO 28.479 ACRES ON
3	OFC	LC	20090821 TMS C#01 - 8/20/2009 CONVEY # 2250

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