

**Situs : 811 ROME ROCK CREEK RD**

**Map ID: 67-006-10-002-00**

**LUC: 510**

**Card: 1 of 1**

**Tax Year: 2023**

**Printed: 04/02/24**

**CURRENT OWNER**  
BAITT EDWARD CHARLES  
CAROL ROBERTA  
811 ROME ROCK CREEK ROAD  
ROME OH 44085  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 006-10 002-00  
Class Residential  
Living Units 1  
Neighborhood 26600  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** Addl. Tieback: Y  
**Legal Descriptions:**  
LOT 811 NO 6ROAMING ROCK

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
G	1	*****	0	0	0	5	15	151,740
								151,740

Total Acres: .6663      Legal Acres: 0.63      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	53,100	151,700	151,700	0	0
<b>Building</b>	71,050	203,000	203,000	0	0
<b>Total</b>	124,150	354,700	354,700	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	116,700	135,300	252,000
2021	116,700	135,300	252,000
2022	116,700	135,300	252,000

**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
03/21/14	WPW	6-Occupant Not Home	3-Other
11/13/18	KJ	3-Info At Door	1-Owner

**Property Notes**  
Note Codes:

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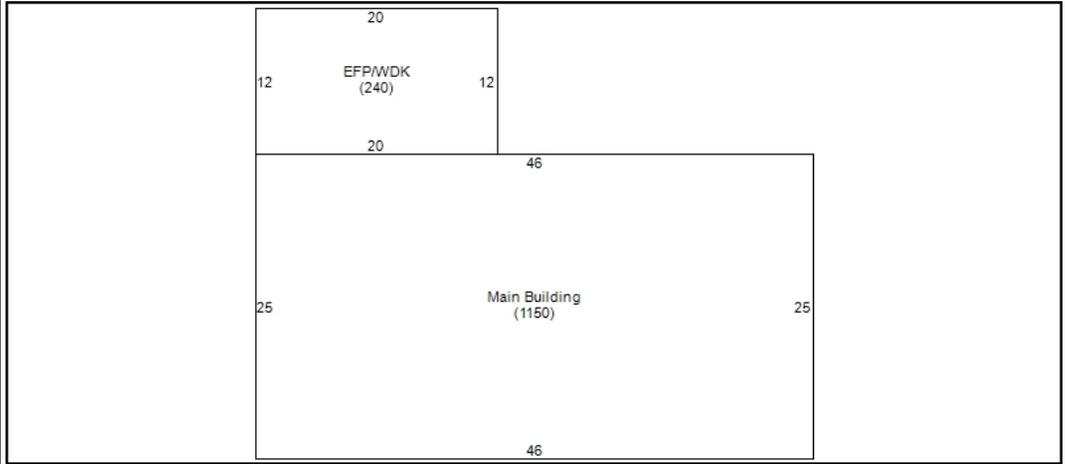
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**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 6
<b>Override Model</b>	<b>Dining Rooms</b> 0
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 91-Fr W/Mas	<b>Family Rooms</b> 0
<b>Style</b> 01-Raised Ranch/Bi-Level	<b>Full Baths</b> 1
<b>Year Built</b> 1979	<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> 1150
<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> 0	<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+2	<b>Cost &amp; Design</b> 10
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 100
<b>% Complete</b> 100	<b>NBHD Fact</b> 1.5
<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					1,150						
1		EFP	WDK		240						14,500
2		FOH			30						1,700
3		MS			28						400
4		FOH			48						2,800

**Dwelling Computations**

<b>Base Price</b>	85,840	<b>% Good</b>	70
<b>Plumbing</b>	4,600	<b>Market Adj</b>	
<b>Basement</b>	21,880	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	100
<b>Attic</b>	0	<b>% Complete</b>	100
<b>Other Features</b>	32,051	<b>C&amp;D Factor</b>	10
		<b>Adj Factor</b>	1.5
<b>Subtotal</b>	144,370	<b>Additions</b>	13,700
<b>Ground Floor Area</b>	1,150		
<b>Total Living Area</b>	1,228	<b>Dwelling Value</b>	187,290

Dwelling Notes

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RG1-Det Garag	1994		22x30	660	C	1		A				14,600
2	WD1-Wood De	1979		x	400		1						1,100

**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>	