

Clear Form

FILED ON

Tax year 2023

BOR no. 0267

DTE-1
Rev. 12/22

County Ashtabula

Date received APR 03 2024

Ashtabula County
Board of Revision

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

Original complaint Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	JKE Real Estate LLC	824 St Rt 7NE Brookfield OH 44403	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person	724-977-3092	jkerealestatellc@gmail.com	
5. Complainant's relationship to property, if not owner	If more than one parcel is included, see "Multiple Parcels" instruction.		
6. Parcel numbers from tax bill	Address of property		
480241004400	Ketchum Ave Ashtabula OH 44004		
7. Principal use of property	Intended to build*		
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
480241004400	\$2,000.00	\$12,600.00	\$6,600.00
9. The requested change in value is justified for the following reasons: The property is raw/wooded land. The property appears to be land locked and is in between two developments.			

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale 05-05-2023
and sale price \$ 3,608.91 ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.

13. Do you intend to present the testimony or report of a professional appraiser? Yes No Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

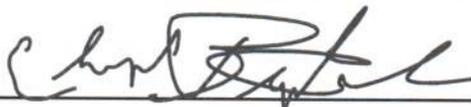
- The property was sold in an arm's length transaction.
- The property lost value due to a casualty.
- A substantial improvement was added to the property.
- Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03/30/2024 Complainant or agent (printed) Chad Baptiste Title (if agent) Sole Owner

Complainant or agent (signature) 

Sworn to and signed in my presence, this _____ day of _____ (Date) (Month) (Year)

Notary _____

From: [Chad](#)
Sent: Tuesday, April 2, 2024 8:59 PM
To: [BOR](#)
Subject: Hello
Attachments: DTE Form Ashtabula.pdf; ketchum Ave.jpg

Hello,
Attached is the information needed to proceed with the Complaint Against the Valuation of Real Property.

Thank you for all your help.

Have a great Easter and God bless.

Your friend,

Chad

Ps.

I had sent the forms 3 days ago however they were returned back to me.

Attached is a screenshot to validate those claims.

I spoke with Terra as well and she suggested to make that aware.

Thank you again



Hello

Inbox



Chad 3 days ago
to trfable ▾



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Your friend,

Chad



ketchum Ave.jpg

