

Tax year 2024 BOR no. 0021 FILED ON  
 County Ashtabula Date received MAR 04 2025

DTE 1  
 Rev. 12/22

**Complaint Against the Valuation of Real Property** Ashtabula County Board of Revision

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	RAVINE CAMP CORPORATION		
2. Complainant if not owner	BARRY F. MAZARIK	371 CHERRY HILL LANE CORTLAND	
3. Complainant's agent		OHIO 44410	
4. Telephone number and email address of contact person 330-637-8414 (HOME) Ravinebear29@aol.com			
5. Complainant's relationship to property, if not owner PRESIDENT OF CORPORATION			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill		Address of property	
480030010800		5755 LAKE RD. WEST SAYBROOK, OHIO	
7. Principal use of property			
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
480030010800	1,503,200.00		
9. The requested change in value is justified for the following reasons: CABIN 13, BUILT IN 1947 WAS TORN DOWN IN 2023. REPLACED IN 2023 - 2024. SEE PHOTOS			

10. Was property sold within the last three years?  Yes  No  Unknown If yes, show date of sale \_\_\_\_\_  
 and sale price \$ \_\_\_\_\_ ; 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 3/4/2025 Complainant or agent (printed) BARRY F. MAZARI Title (if agent) PRESIDENT

Complainant or agent (signature) Barry F. Mazari

Sworn to and signed in my presence, this 4 day of March 2025  
(Date) (Month) (Year)

Notary Jana Frable, Notary Public  
State of Ohio  
My Commission Expires 3-6-29

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 1 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

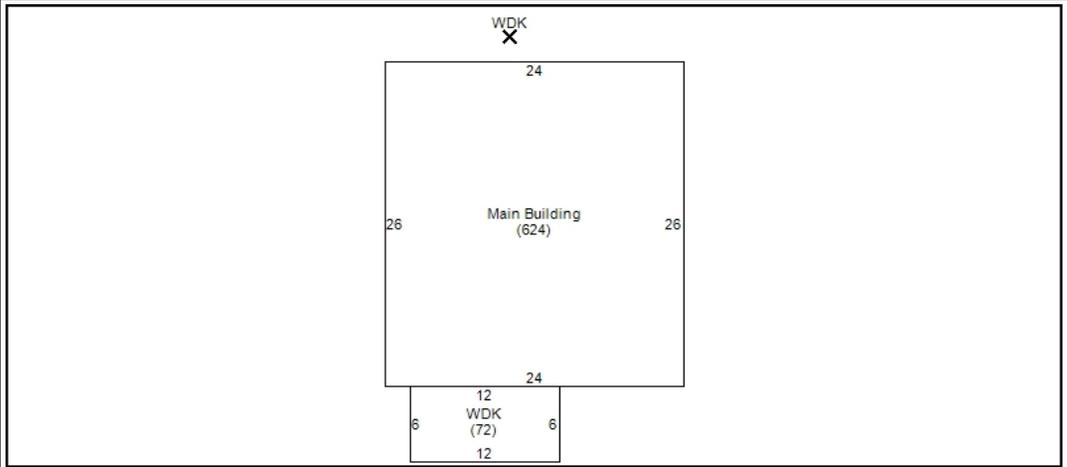
Card: 1 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 2013	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 1-Unfin	<b>WBFP Openings</b>
<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					624						
5			WDK		72						700
6				WDK	100						900

**Dwelling Computations**

<b>Base Price</b>	41,380	<b>% Good</b>	96
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	3,450	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	45,930	<b>Additions</b>	1,200
<b>Ground Floor Area</b>	624		
<b>Total Living Area</b>	624	<b>Dwelling Value</b>	45,560
<b>Dwelling Notes</b>	CABIN 1		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**
**Parcel Id: 48-003-00-108-00**
**LUC: 511**
**Card: 1 of 45**
**Tax Year: 2024**
**Printed: 03/04/25**
**Comments**

Number	Code	Status	Comment
48	OFC	NC	NC PER PERMIT NEW COTTAGE
47	FLD	NC	8/7/24 AE NEW DWLG ON CARD 45 100% 1-1-24 EST
44	FLD	RV	REV 2020 PICKED UP NEWER CABIN ON CD 1 ALL CABINS NOW PRICED ON LADDER W/
45	FLD	RV	CORRESPONDING PHOTOS CABIN #1=CD 1, CABIN #2=CD 2 ETC
43	FLD	BP	PER MIKE B, OLD CABIN ON CARD#41 RAZED AND NEW ONE 100% 1-1-18. (2BED/1BATH)
39	FLD	DC	SITE 17 CORRECTED DWELLING DATA, SITE 18 ADD 12X24 ADDITION,18A CORRECT DWLG
40	FLD	DC	DATA,31 UNDER REMOD, NEW WIND, NVC FOR TX YR 15 RECK 16
38	FLD	NC	1/1/14 DAA- EST COTTAGE APPEARS 100% COMP (CARD 15) REHABBED FOR 14. NO RECK
37	FLD	NC	8-28-13 CARD 15 TOTAL INT/EXT REHAB OF 700SF CABIN 50% 1/13. RECHECK 2014.
36	FLD	NC	9-18-12 CARD 2: RMV CABIN 20X20; COTTAGE <50% COMP FOR 1-1-12; RECK 2013
34	OFC	MI	3-16-10:CABIN ON 39 OF 45 WAS OMITTED FOR 1-1-09. ADDED BACK ON AND ADJ
35	OFC	MI	2ND HALF BILL PER CLER. ERROR.
1	FLD	DC	20010522 C#01 - CABIN OWNERS ARE SHARE HOLDERS OF NON-PROFIT CORP
2	FLD	DC	20010522 C#13 - M/H PP
3	FLD	DC	20010522 C#19 - M/H PP
4	FLD	NC	20031016 KO C#01 - 9-8-03:ADD BATH AND DECK, REMEAS. CABIN 100% 1-1-03
6	FLD	BO	20040206 KO C#40 - REMV'D CABIN AND SHED FOR 1-1-02 AND ON. ADD MH=PP 24X36
7	FLD	RV	20080630 CG C#01 - 6/25/08 ALL COTTAGES M/L FOR REVAL, MANY ADDNS & REMOD
8	FLD	RV	20080630 CG C#03 - 6/25/08 ADD 8X8 ADDN FOR REVAL
9	FLD	RV	20080630 CG C#05 - 6/25/08 ADD OFF, 4X8 ADDN & REMOD TO DWLG FOR REVAL
10	FLD	RV	20080630 CG C#06 - 6/25/08 8X12 ADDN & WDDK ADDED FOR REVAL
11	FLD	RV	20080630 CG C#07 - (6/08) FSBO ASKING \$55,000 - REMOD TO DWLG & CORRECT SIZE
12	FLD	RV	20080630 CG C#08 - 6/25/08 EXT REMOD/ADDNS ADDED FOR REVAL
13	FLD	RV	20080630 CG C#11 - 6/25/08 ADDN & REMOD TO DWLG ADDED FOR REVAL
14	FLD	RV	20080630 CG C#12 - 6/25/08 ADD EFP & OFF FOR REVAL
15	FLD	RV	20080630 CG C#15 - 6/25/08 EXT REMOD/ADDNS TO DWLG
16	FLD	RV	20080630 CG C#01 - ADDED
17	FLD	RV	20080630 CG C#07 - FOR REVAL THIS COTTAGE HAS HGT
18	FLD	RV	20080701 CG C#24 - 6/25/08 RR BLDG NOW USED AS STGE SHED
19	FLD	RV	20080701 CG C#26 - 6/25/08 WDDK NOW OFF
20	FLD	RV	20080701 CG C#27 - 6/25/08 ADD EFP & WDDK FOR REVAL
21	FLD	RV	20080701 CG C#28 - 6/25/08 REMOD 100% FOR 1/1/08
22	FLD	RV	20080701 CG C#30 - 6/25/08 ADDN/REMOD ADDED FOR REVAL
23	FLD	RV	20080701 CG C#32 - 6/25/08 OFF IS NOW EFP
24	FLD	RV	20080701 CG C#35 - (6/08) FSBO ASKING \$35,000 - REMOD & OFF ADDED FOR REVAL
25	FLD	RV	20080701 CG C#38 - 6/25/08 ADDN 100% FOR REVAL
26	FLD	RV	20080701 CG C#39 - 6/25/08 EST DWLG 100% FOR 1/1/08 OLD CABIN REMOVED
27	FLD	RV	20080701 CG C#43 - 6/25/08 ADDN & OFF ADDED FOR REVAL
28	FLD	RV	20080701 CG C#44 - 6/25/08 SMALL ADDN/REMOD ADDED FOR REVAL
29	FLD	RV	20080701 CG C#45 - 6/25/08 DWLG NV FOR 1/1/08 (75% NOW) RECHECK'09 ADD DWLG
32	FLD	NC	20090505 CG C#01 - 5/4/09 EST - ADD DWLG (CARD 45) 100% 1/1/09
33	FLD	NC	20090505 CG C#45 - 5/4/09 EST - DWLG 100% 1/1/09

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

Card: 1 of 45

Tax Year: 2024

Printed: 03/04/25

PAGE LEFT BLANK INTENTIONALLY

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 2 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

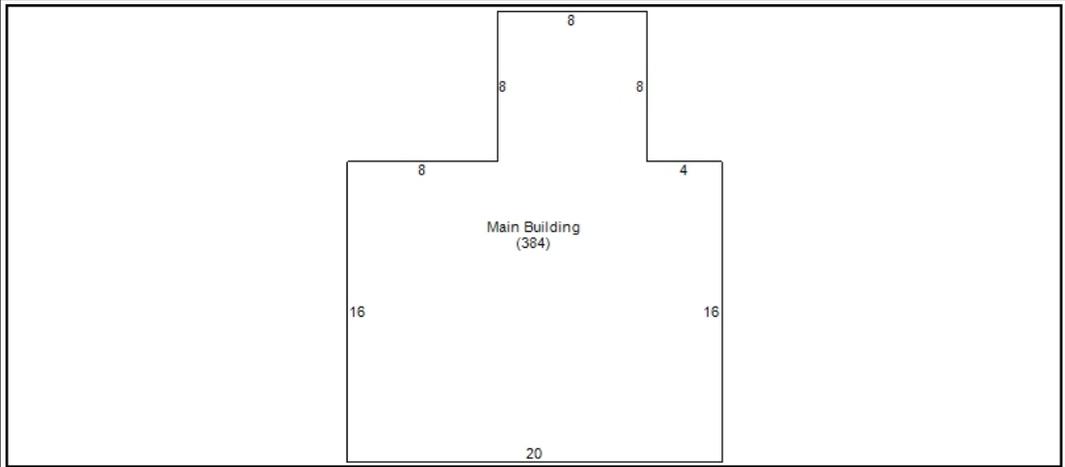
Card: 2 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 2
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 0
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 0
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> F-Fair 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> E	<b>Cost &amp; Design</b> 0
<b>CDU</b> FR-FAIR	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					384						

**Dwelling Computations**

<b>Base Price</b>	15,820	<b>% Good</b>	40
<b>Plumbing</b>	-2,800	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-800	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	12,220	<b>Additions</b>	
<b>Ground Floor Area</b>	384	<b>Dwelling Value</b>	4,880
<b>Total Living Area</b>	384		
<b>Dwelling Notes</b>	CABIN 2		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 3 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

Card: 3 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 2
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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> E	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					340						

**Dwelling Computations**

<b>Base Price</b>	14,870	<b>% Good</b>	50
<b>Plumbing</b>	600	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-750	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	14,720	<b>Additions</b>	
<b>Ground Floor Area</b>	340	<b>Dwelling Value</b>	7,350
<b>Total Living Area</b>	340		
<b>Dwelling Notes</b>	CABIN 3		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		8x10	80	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 4 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

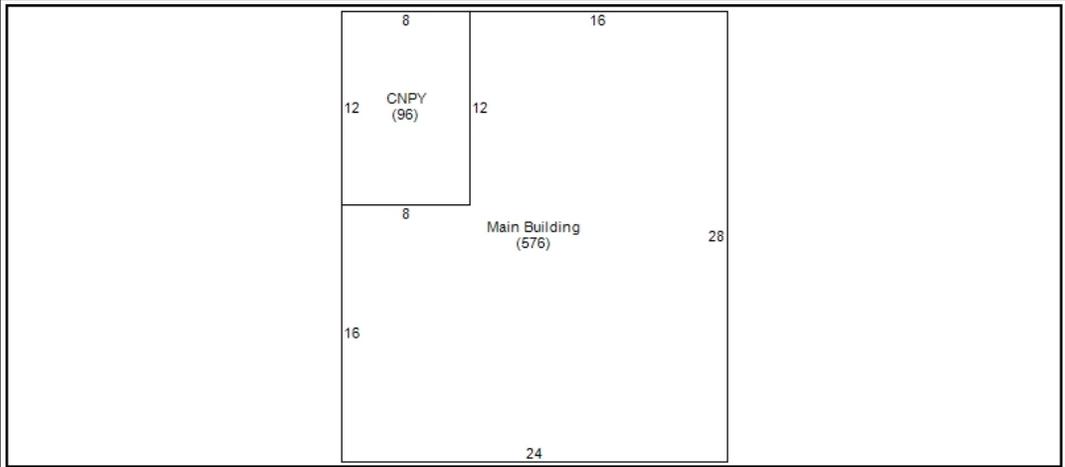
Card: 4 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1956	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					576						
1		CNP			96						500

**Dwelling Computations**

<b>Base Price</b>	34,550	<b>% Good</b>	60
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-1,750	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	33,800	<b>Additions</b>	200
<b>Ground Floor Area</b>	576	<b>Dwelling Value</b>	20,530
<b>Total Living Area</b>	576		
<b>Dwelling Notes</b>	CABIN 4		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 5 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

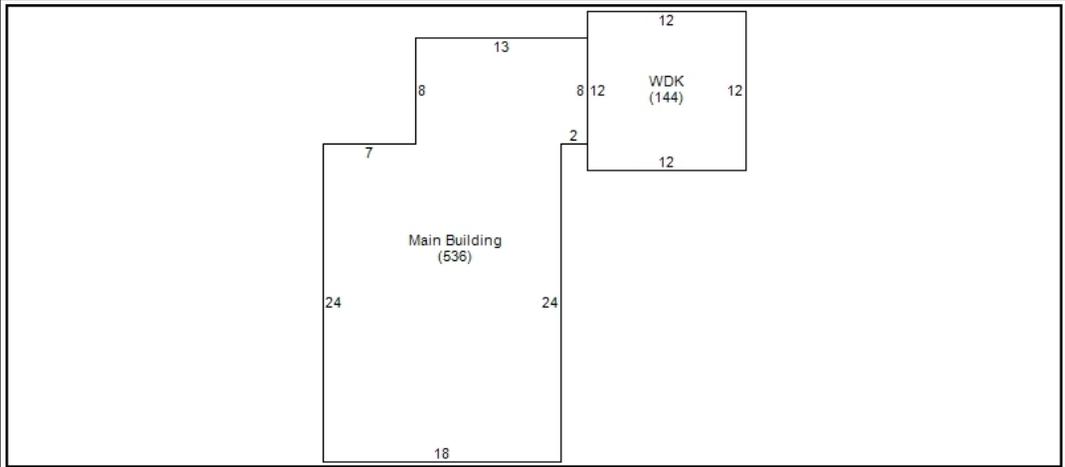
Card: 5 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1940	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					536						
3			WDK		144						1,100

**Dwelling Computations**

<b>Base Price</b>	33,110	<b>% Good</b>	55
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-1,670	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	32,440	<b>Additions</b>	500
<b>Ground Floor Area</b>	536	<b>Dwelling Value</b>	18,450
<b>Total Living Area</b>	536		
<b>Dwelling Notes</b>	CABIN 5		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		8x8	64	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 6 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

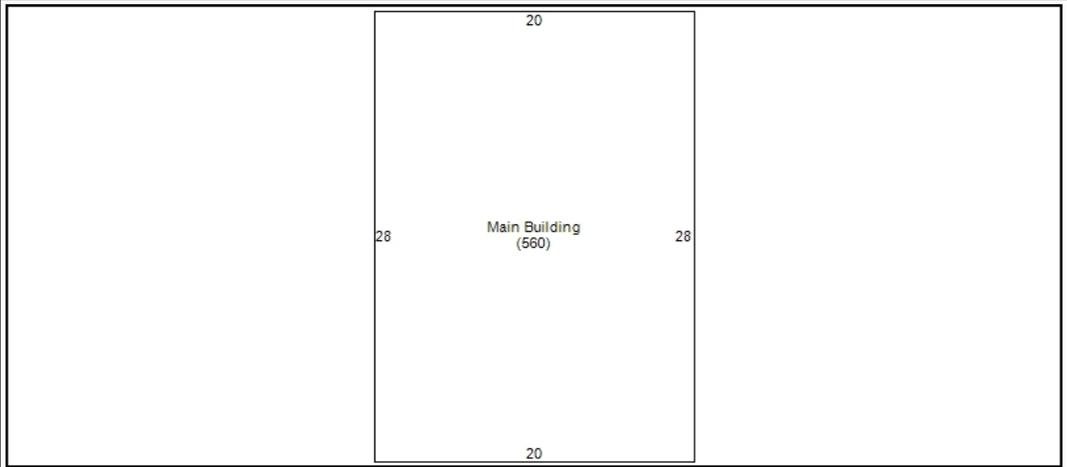
Card: 6 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1989	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					560						

**Dwelling Computations**

<b>Base Price</b>	34,000	<b>% Good</b>	85
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	35,000	<b>Additions</b>	
<b>Ground Floor Area</b>	560	<b>Dwelling Value</b>	29,750
<b>Total Living Area</b>	560		
<b>Dwelling Notes</b>	CABIN 6		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 7 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

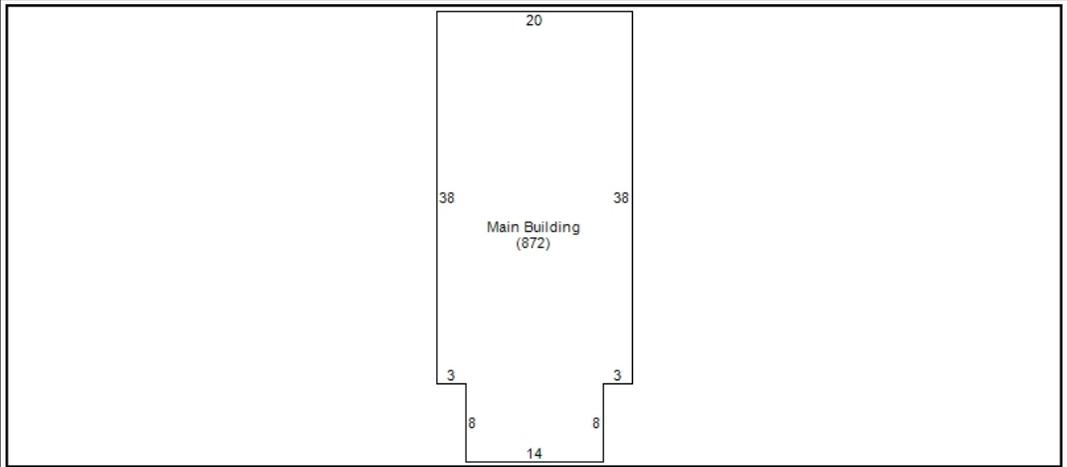
Card: 7 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1956	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					872						

**Dwelling Computations**

<b>Base Price</b>	51,000	<b>% Good</b>	60
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	52,100	<b>Additions</b>	
<b>Ground Floor Area</b>	872	<b>Dwelling Value</b>	31,260
<b>Total Living Area</b>	872		
<b>Dwelling Notes</b>	CABIN 7		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		6x6	36	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 8 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

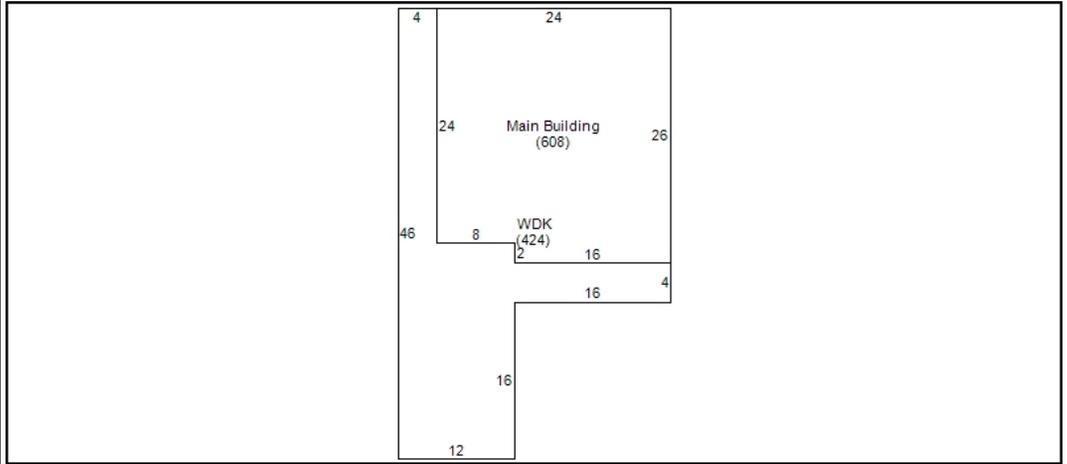
Card: 8 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Add. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					608						
4			WDK		424						3,400

**Dwelling Computations**

<b>Base Price</b>	35,660	<b>% Good</b>	55
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	36,660	<b>Additions</b>	1,500
<b>Ground Floor Area</b>	608		
<b>Total Living Area</b>	608	<b>Dwelling Value</b>	22,060
<b>Dwelling Notes</b>	CABIN 8		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1111		10x10	100	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 9 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

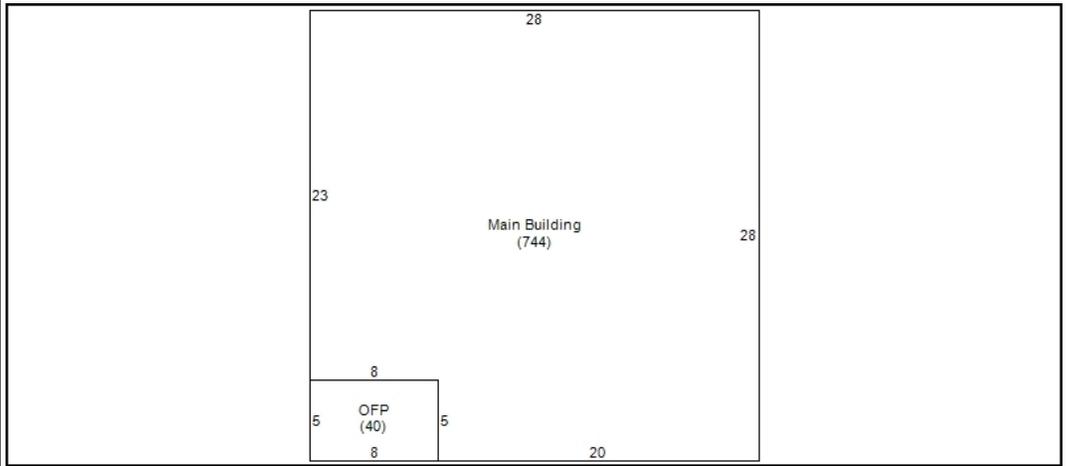
Card: 9 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1995	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					744						
5		OFF			40						700

**Dwelling Computations**

<b>Base Price</b>	46,060	<b>% Good</b>	90
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	47,160	<b>Additions</b>	500
<b>Ground Floor Area</b>	744	<b>Dwelling Value</b>	43,100
<b>Total Living Area</b>	744		
<b>Dwelling Notes</b>	CABIN 9		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 10 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

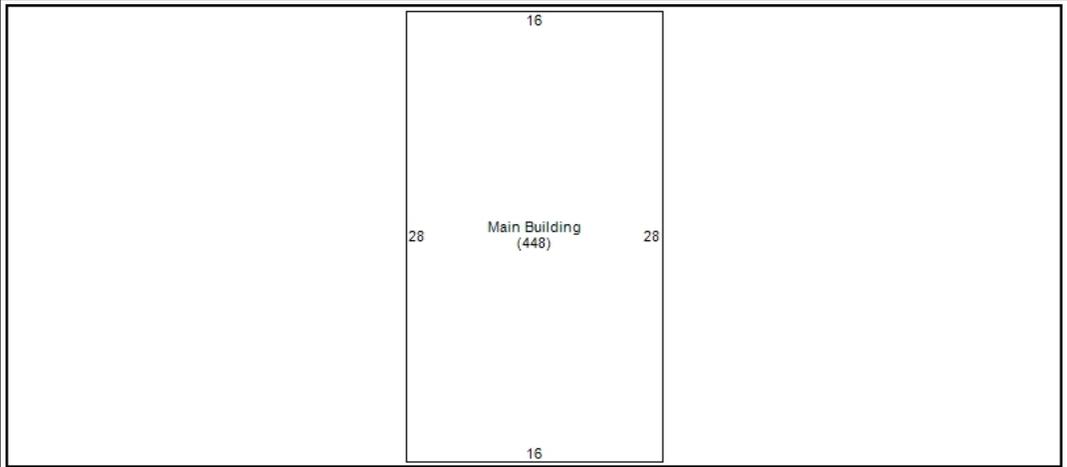
Card: 10 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					448						

**Dwelling Computations**

<b>Base Price</b>	30,010	<b>% Good</b>	55
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	31,010	<b>Additions</b>	
<b>Ground Floor Area</b>	448	<b>Dwelling Value</b>	17,050
<b>Total Living Area</b>	448		
<b>Dwelling Notes</b>	CABIN 10		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
6	SH7-Shelter	1111		12x16	192	C	1		S				100
7	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

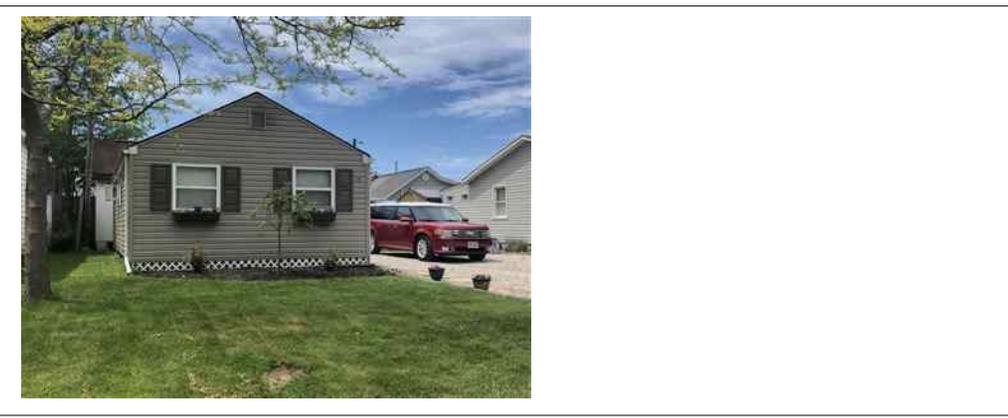
**Card: 11 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

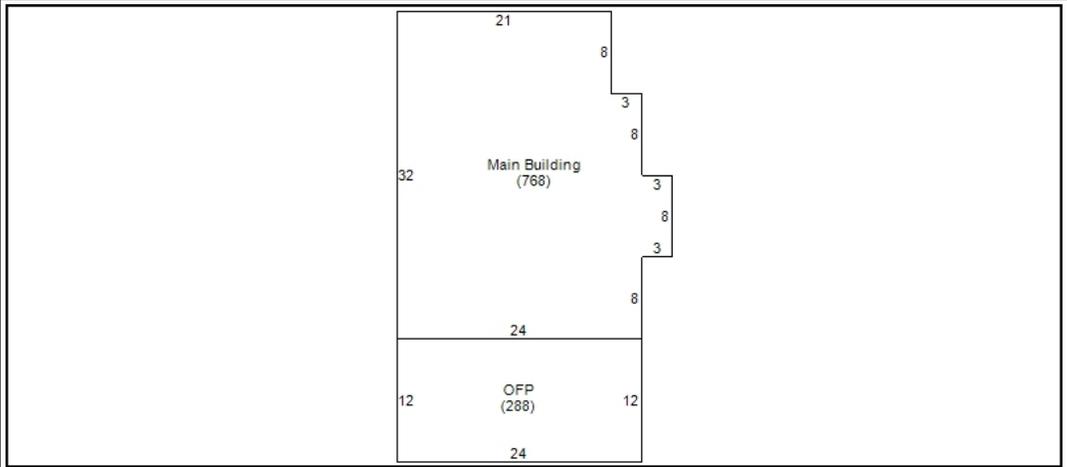
Card: 11 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b>	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1995	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good 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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					768						
6		OFF			288						5,100

**Dwelling Computations**

<b>Base Price</b>	49,950	<b>% Good</b>	90
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	51,150	<b>Additions</b>	3,700
<b>Ground Floor Area</b>	768	<b>Dwelling Value</b>	50,700
<b>Total Living Area</b>	768		
<b>Dwelling Notes</b>	CABIN 11		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
3	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

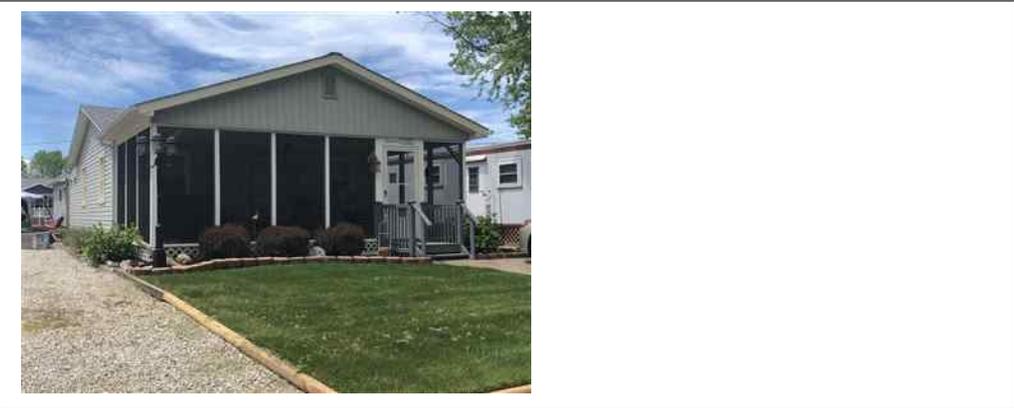
**Card: 12 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

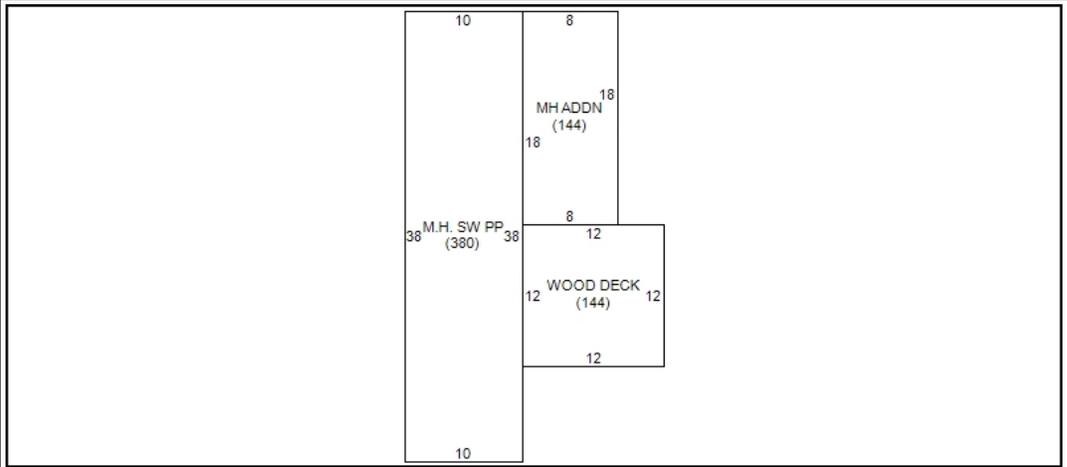
Card: 12 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

Valuation Method	Total Rooms
Override Model	Dining Rooms
Story Height	Bedrooms
Construction	Family Rooms
Style	Full Baths
Year Built	Half Baths
Eff Year Built	Addl. Fixtures
Year Remodeled	Total Fixtures
Kitchen Remod	Unfinished Area
Bath Remod	T2 Rec Rm Area
Lower Level	T3 Rec Rm Area
Heating	T4 Rec Rm Area
Heat Fuel Type	Fin Bsmt Liv Area
System	WBFP Stacks
Attic	WBFP Openings
Phy. Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc	Misc 2 Qty
Grade	Cost & Design <sup>0</sup>
CDU	Functional
% Good Ovr	Economic
% Complete	NBHD Fact
GRM Econ Rents	GRM Factor
GRM Units	GRM Value



**Additions**

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value

**Dwelling Computations**

Base Price	% Good
Plumbing	Market Adj
Basement	Functional
Heating	Economic
Attic	% Complete
Other Features	C&D Factor
	Adj Factor
Subtotal	Additions
Ground Floor Area	
Total Living Area	Dwelling Value
Dwelling Notes	

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
14	SM5-Wood Dec	1988		12x12	144	C	1		A				200
15	SM2-Mh Addn	1974		8x18	144	C	1		A				100
16	RM3-M.H. Sw F	1111		10x38	380	C	1		S				

**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:	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 13 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

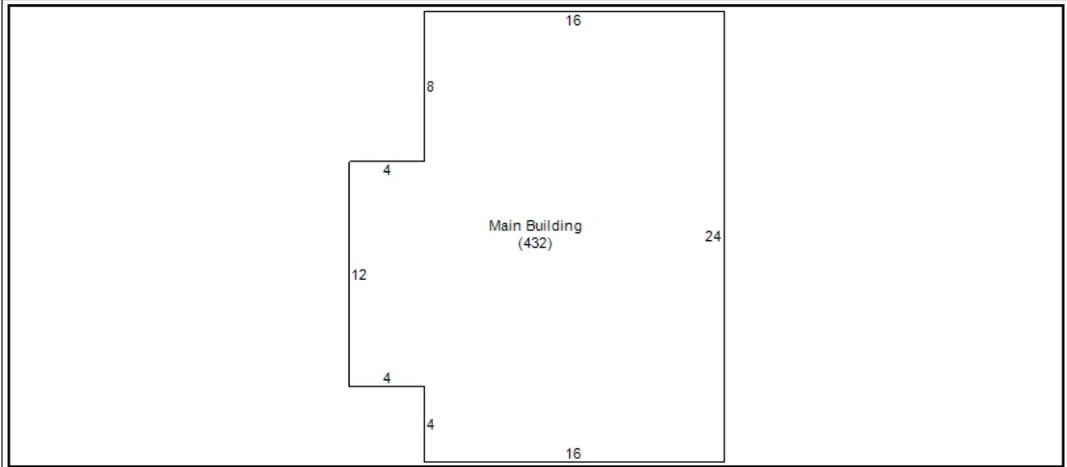
Card: 13 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 2
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> F-Fair Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> E+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> FR-FAIR	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					432						

**Dwelling Computations**

<b>Base Price</b>	21,000	<b>% Good</b>	40
<b>Plumbing</b>	700	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	21,700	<b>Additions</b>	
<b>Ground Floor Area</b>	432	<b>Dwelling Value</b>	8,680
<b>Total Living Area</b>	432		
<b>Dwelling Notes</b>	CABIN 13		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 14 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**

Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

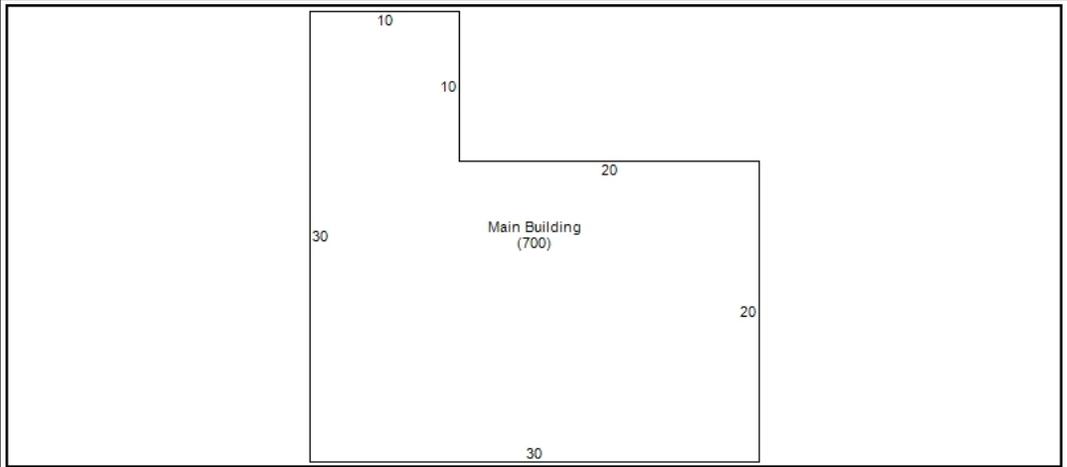
Card: 14 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1961	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					700						

**Dwelling Computations**

<b>Base Price</b>	47,130	<b>% Good</b>	65
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
<b>Subtotal</b>	48,330	<b>Adj Factor</b>	1.25
<b>Ground Floor Area</b>	700	<b>Additions</b>	
<b>Total Living Area</b>	700	<b>Dwelling Value</b>	31,400
<b>Dwelling Notes</b>	CABIN 14		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
17	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 15 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

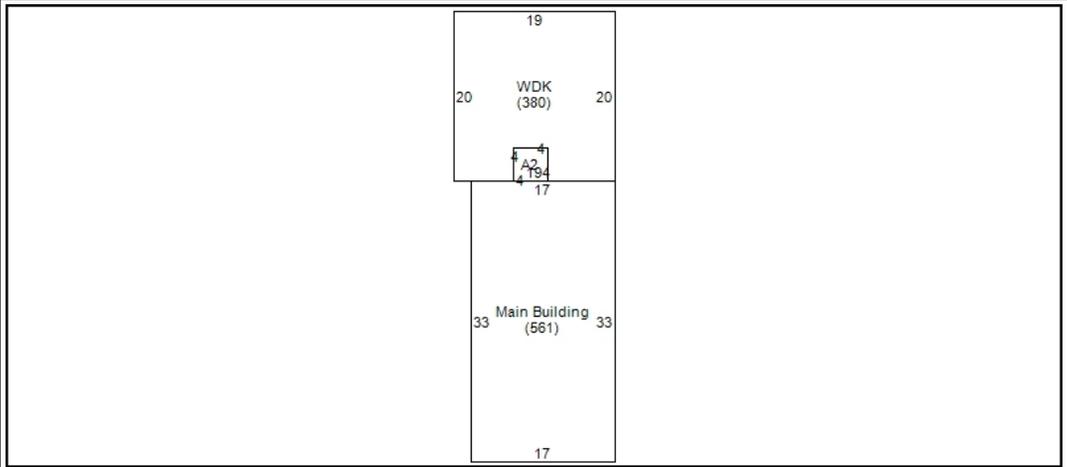
Card: 15 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 27-A Frame	<b>Full Baths</b> 1
<b>Year Built</b> 1995	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 3-Attic 3/4 Finished	<b>WBFP Openings</b>
<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>	<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> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					561						
1			WDK		380						3,900
2			FOH		16						700

**Dwelling Computations**

<b>Base Price</b>	43,710	<b>% Good</b>	85
<b>Plumbing</b>	1,300	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	10,500	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	55,510	<b>Additions</b>	3,200
<b>Ground Floor Area</b>	561	<b>Dwelling Value</b>	51,180
<b>Total Living Area</b>	801		
<b>Dwelling Notes</b>	CABIN 15		

**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**

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

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 16 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

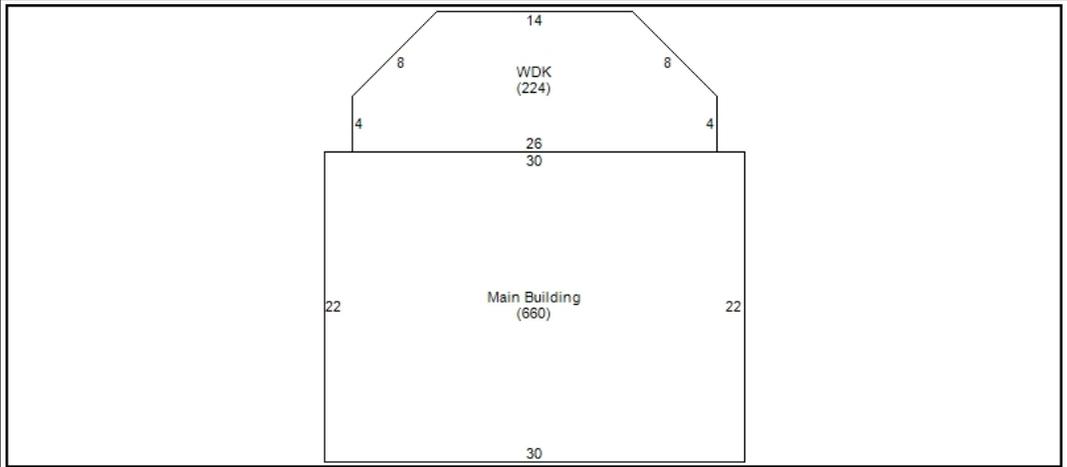
Card: 16 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					660						
3		WDK			224						2,200

**Dwelling Computations**

<b>Base Price</b>	45,450	<b>% Good</b>	50
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	46,650	<b>Additions</b>	900
<b>Ground Floor Area</b>	660	<b>Dwelling Value</b>	24,480
<b>Total Living Area</b>	660		
<b>Dwelling Notes</b>	CABIN 16		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 17 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

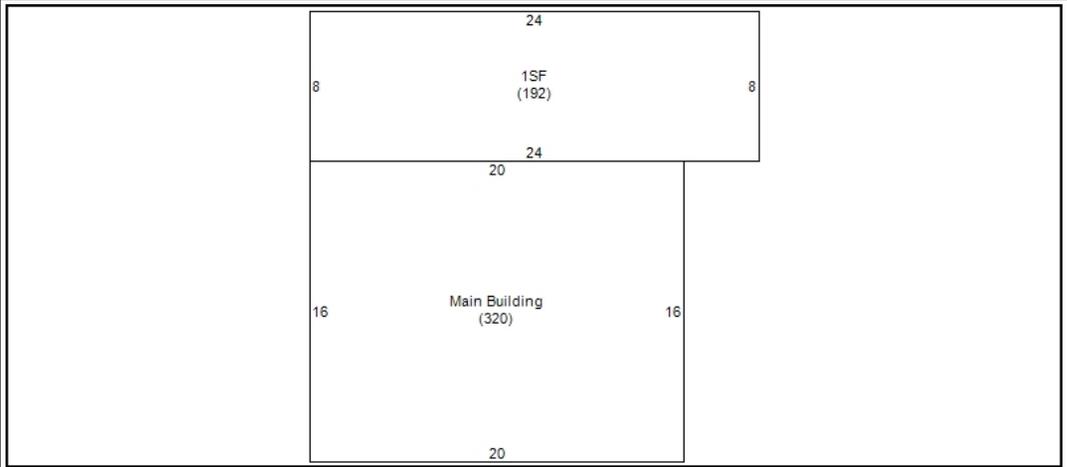
Card: 17 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1.5	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 08-Cape Cod	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b> 1
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 8
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					320						
4		1SF			192						7,800

**Dwelling Computations**

<b>Base Price</b> 45,710	<b>% Good</b> 55
<b>Plumbing</b> 3,600	<b>Market Adj</b>
<b>Basement</b> 0	<b>Functional</b>
<b>Heating</b> 0	<b>Economic</b> 80
<b>Attic</b> 0	<b>% Complete</b>
<b>Other Features</b> 0	<b>C&amp;D Factor</b>
	<b>Adj Factor</b> 1.25
<b>Subtotal</b> 49,310	<b>Additions</b> 3,400
<b>Ground Floor Area</b> 320	
<b>Total Living Area</b> 672	<b>Dwelling Value</b> 31,360
<b>Dwelling Notes</b> CABIN 17	

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 18 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

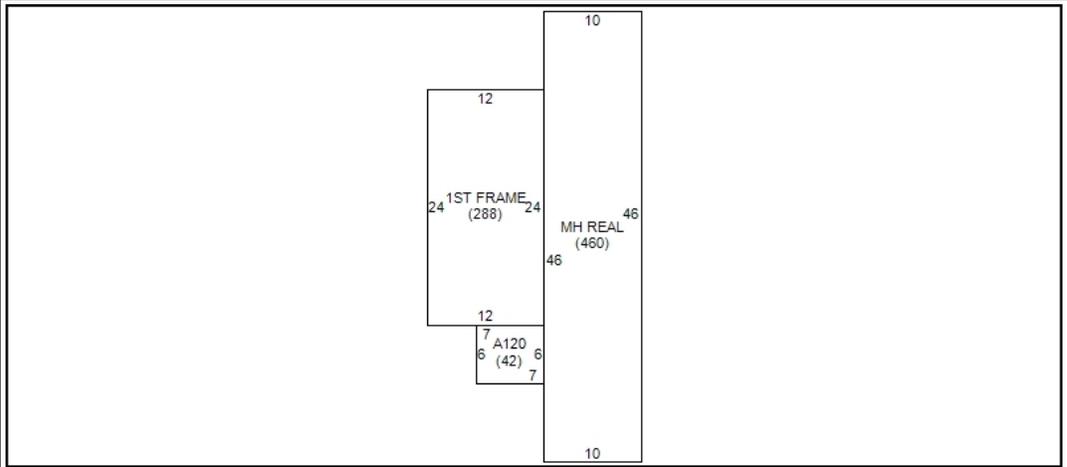
Card: 18 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

Valuation Method	Total Rooms
Override Model	Dining Rooms
Story Height	Bedrooms
Construction Style	Family Rooms
Year Built	Full Baths
Eff Year Built	Half Baths
Year Remodeled	Addl. Fixtures
	Total Fixtures
Kitchen Remod	Unfinished Area
Bath Remod	T2 Rec Rm Area
Lower Level	T3 Rec Rm Area
Heating	T4 Rec Rm Area
Heat Fuel Type	Fin Bsmt Liv Area
System	WBFP Stacks
Attic	WBFP Openings
Phy. Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc	Misc 2 Qty
Grade	Cost & Design <sup>0</sup>
CDU	Functional
% Good Ovr	Economic
% Complete	NBHD Fact
GRM Econ Rents	GRM Factor
GRM Units	GRM Value



**Additions**

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value

**Dwelling Computations**

Base Price	% Good
Plumbing	Market Adj
Basement	Functional
Heating	Economic
Attic	% Complete
Other Features	C&D Factor
	Adj Factor
Subtotal	Additions
Ground Floor Area	Dwelling Value
Total Living Area	
Dwelling Notes	

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
18	RM9-Mh Real	1961		10x46	460	C	1		S				
19	SM6-1st Frame	1961		12x24	288	C	1		S				
20	SM5-Wood Dec	1961		7x6	42	C	1		S				

**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:	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 19 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

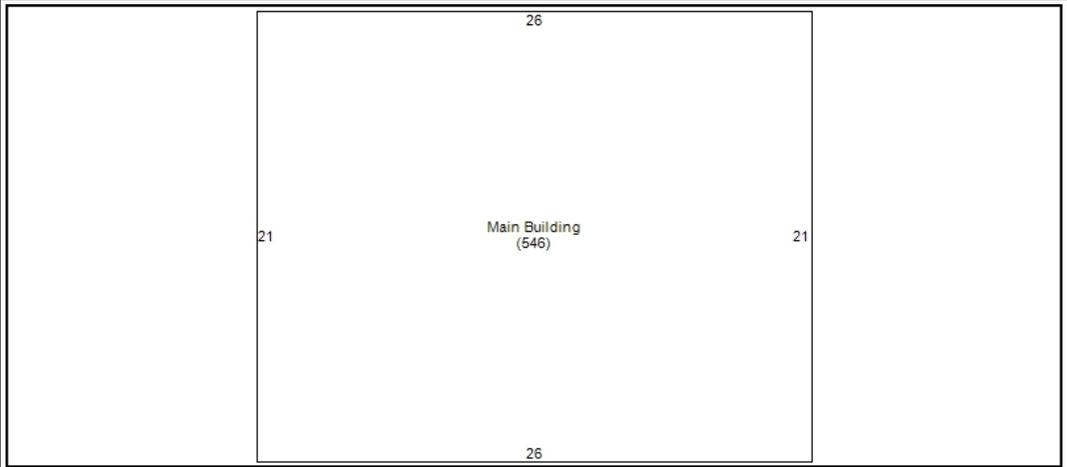
Card: 19 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					546						

**Dwelling Computations**

<b>Base Price</b>	38,290	<b>% Good</b>	50
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	39,390	<b>Additions</b>	
<b>Ground Floor Area</b>	546	<b>Dwelling Value</b>	19,700
<b>Total Living Area</b>	546		
<b>Dwelling Notes</b>	CABIN 18A		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 20 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

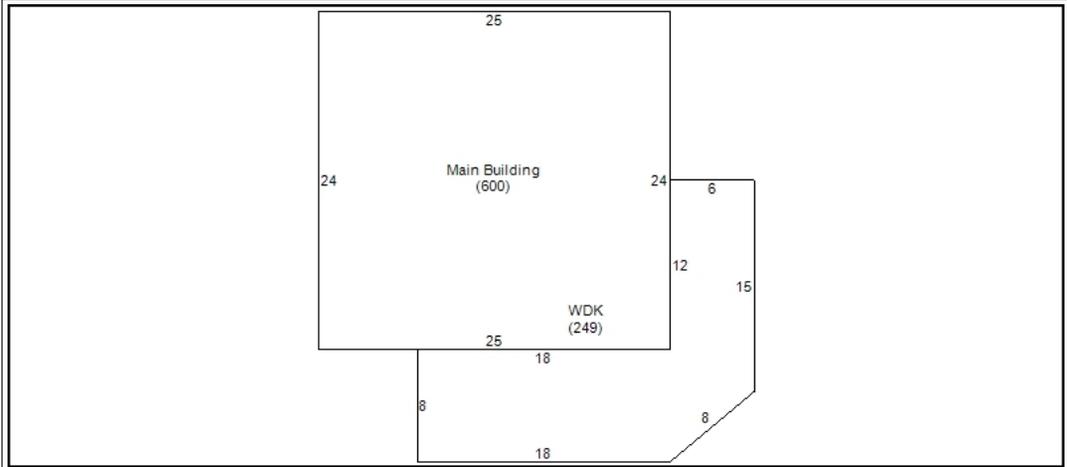
Card: 20 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1988	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					600						
1		WDK			249						2,300

**Dwelling Computations**

<b>Base Price</b>	40,430	<b>% Good</b>	85
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	41,530	<b>Additions</b>	1,600
<b>Ground Floor Area</b>	600	<b>Dwelling Value</b>	37,280
<b>Total Living Area</b>	600		
<b>Dwelling Notes</b>	CABIN 20		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
21	RS1-Frame Sh	1111		10x12	120	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 21 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

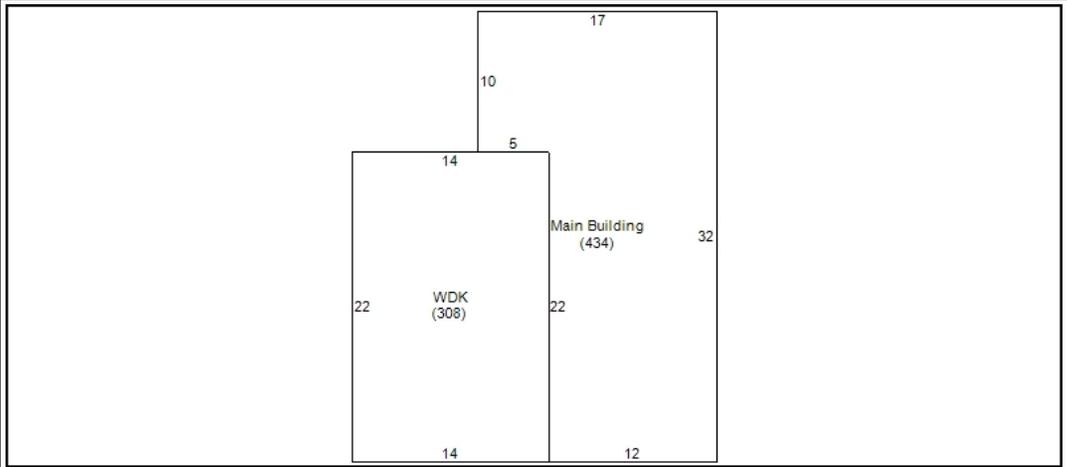
Card: 21 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 3
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> E	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					434						
1		WDK			308						1,400

**Dwelling Computations**

<b>Base Price</b>	16,860	<b>% Good</b>	55
<b>Plumbing</b>	600	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-850	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	16,610	<b>Additions</b>	600
<b>Ground Floor Area</b>	434	<b>Dwelling Value</b>	9,880
<b>Total Living Area</b>	434		
<b>Dwelling Notes</b>	CABIN 21		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
21	RS1-Frame Sh	1111		9x9	81	C	1		S				
22	RS1-Frame Sh	1111		10x12	120	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 22 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

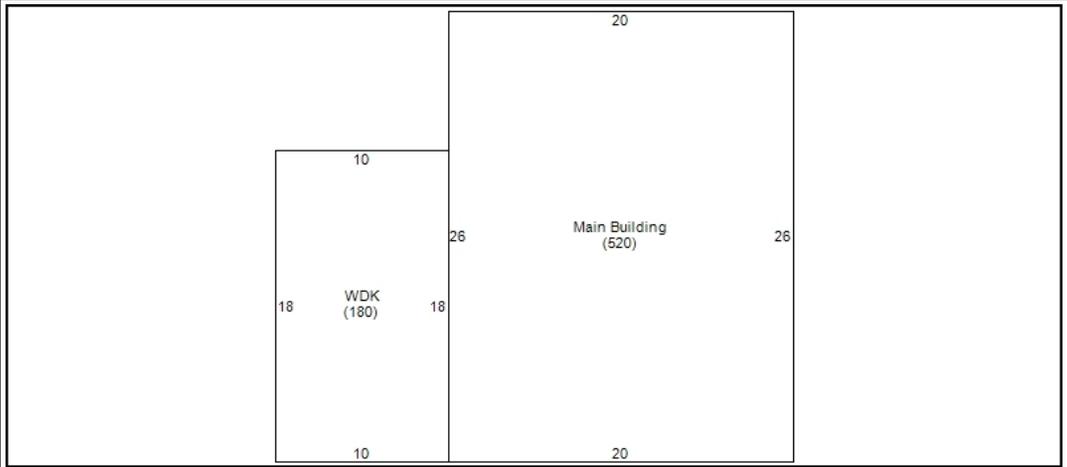
Card: 22 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 3
<b>Override Model</b>	<b>Dining Rooms</b> 0
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b> 0
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b> 0
<b>Eff Year Built</b>	<b>Addl. Fixtures</b> 0
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b> 0
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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> 0
<b>Attic</b> 0-None	<b>WBFP Openings</b> 0
<b>Phy. Condition</b> G-Good 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> D	<b>Cost &amp; Design</b> 15
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b> 100	<b>NBHD Fact</b> 1.25
<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					520						
1			WDK		180						1,900

**Dwelling Computations**

<b>Base Price</b> 37,210	<b>% Good</b> 55
<b>Plumbing</b> 1,100	<b>Market Adj</b>
<b>Basement</b> 0	<b>Functional</b>
<b>Heating</b> 0	<b>Economic</b> 80
<b>Attic</b> 0	<b>% Complete</b> 100
<b>Other Features</b> 0	<b>C&amp;D Factor</b> 15
	<b>Adj Factor</b> 1.25
<b>Subtotal</b> 38,310	<b>Additions</b> 800
<b>Ground Floor Area</b> 520	
<b>Total Living Area</b> 520	<b>Dwelling Value</b> 25,250
<b>Dwelling Notes</b> CABIN 22	

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1974		6x9	54	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 23 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

Card: 23 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

Valuation Method	Total Rooms
Override Model	Dining Rooms
Story Height	Bedrooms
Construction	Family Rooms
Style	Full Baths
Year Built	Half Baths
Eff Year Built	Addl. Fixtures
Year Remodeled	Total Fixtures
Kitchen Remod	Unfinished Area
Bath Remod	T2 Rec Rm Area
Lower Level	T3 Rec Rm Area
Heating	T4 Rec Rm Area
Heat Fuel Type	Fin Bsmt Liv Area
System	WBFP Stacks
Attic	WBFP Openings
Phy. Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc	Misc 2 Qty
Grade	Cost & Design <sup>0</sup>
CDU	Functional
% Good Ovr	Economic
% Complete	NBHD Fact
GRM Econ Rents	GRM Factor
GRM Units	GRM Value

**Additions**

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value
------	-----	-----	-----	-----	------	--------	--------	-------	-------	-----	-------

**Dwelling Computations**

Base Price	% Good
Plumbing	Market Adj
Basement	Functional
Heating	Economic
Attic	% Complete
Other Features	C&D Factor
	Adj Factor
Subtotal	Additions
Ground Floor Area	
Total Living Area	Dwelling Value
Dwelling Notes	

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1956		16x20	320	C	2		A				1,600
25	RS1-Frame Sh	1950		16x20	320	C	1		A				800

**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:	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 24 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

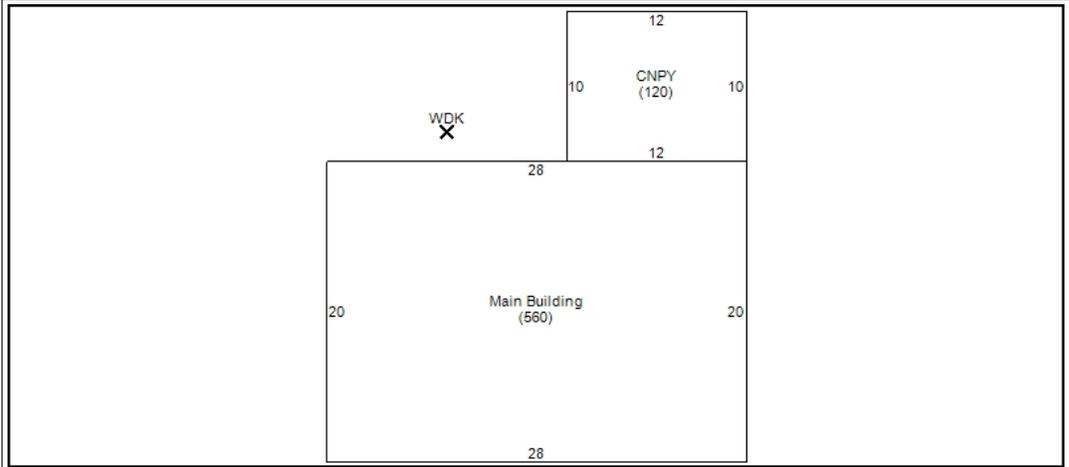
Card: 24 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1982	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					560						
1			CNP		120						700
2			WDK		48						400

**Dwelling Computations**

<b>Base Price</b>	38,860	<b>% Good</b>	80
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	39,960	<b>Additions</b>	700
<b>Ground Floor Area</b>	560	<b>Dwelling Value</b>	32,880
<b>Total Living Area</b>	560		
<b>Dwelling Notes</b>	CABIN 24		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 25 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

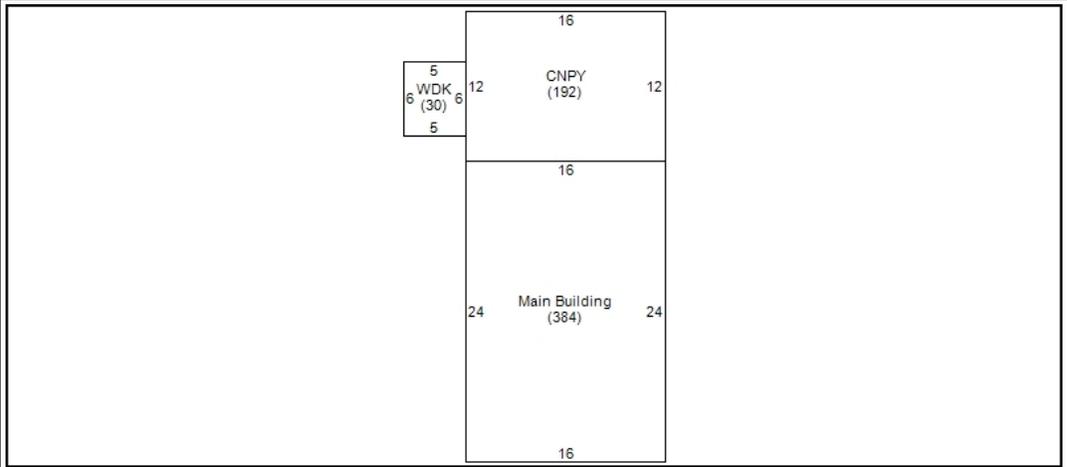
Card: 25 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					384						
1		CNP			192						900
3		WDK			30						200

**Dwelling Computations**

<b>Base Price</b>	27,690	<b>% Good</b>	55
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-1,400	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	27,290	<b>Additions</b>	500
<b>Ground Floor Area</b>	384	<b>Dwelling Value</b>	15,640
<b>Total Living Area</b>	384		
<b>Dwelling Notes</b>	CABIN 25		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
23	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 26 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

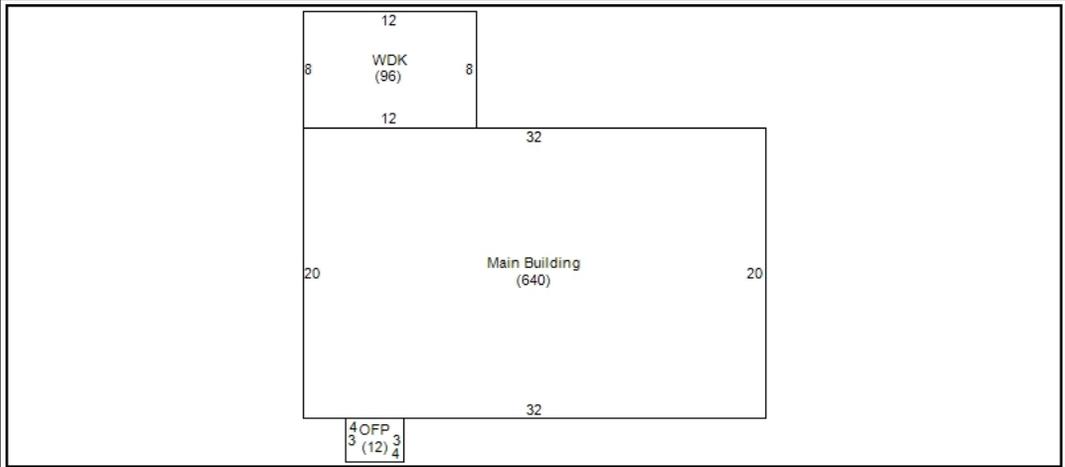
Card: 26 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<b>Prefab Add'l Stry</b>
<b>Bsmt Gar # Cars</b>	<b>Misc 1 Desc</b>
<b>Misc 1 Desc</b>	<b>Misc 1 Qty</b>
<b>Misc 2 Desc</b>	<b>Misc 2 Qty</b>
<b>Grade</b> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					640						
1			WDK		96						900
3			OFF		12						200

**Dwelling Computations**

<b>Base Price</b>	42,020	<b>% Good</b>	55
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	43,120	<b>Additions</b>	500
<b>Ground Floor Area</b>	640	<b>Dwelling Value</b>	24,330
<b>Total Living Area</b>	640		
<b>Dwelling Notes</b>	CABIN 26		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
22	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 27 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

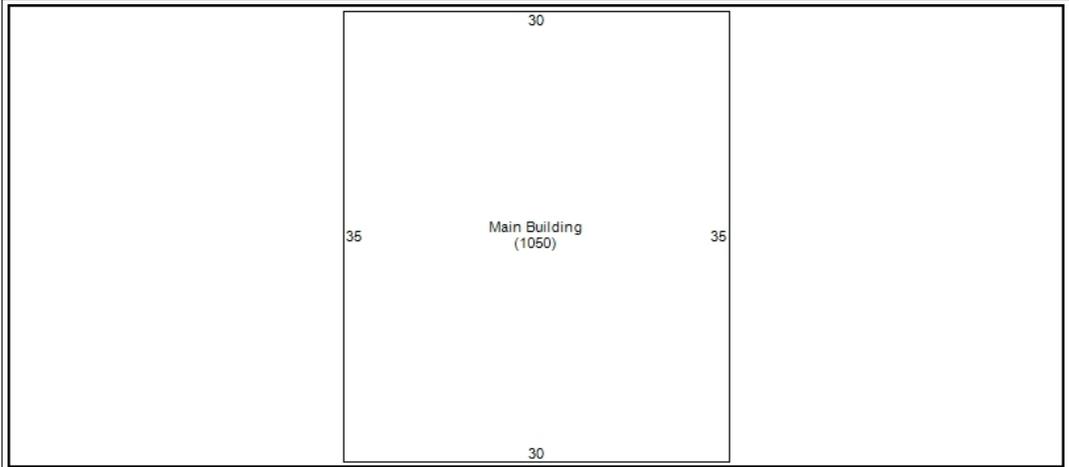
Card: 27 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					1,050						

**Dwelling Computations**

<b>Base Price</b>	61,320	<b>% Good</b>	55
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	62,520	<b>Additions</b>	
<b>Ground Floor Area</b>	1,050		
<b>Total Living Area</b>	1,050	<b>Dwelling Value</b>	34,380
<b>Dwelling Notes</b>	CABIN 27		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 28 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

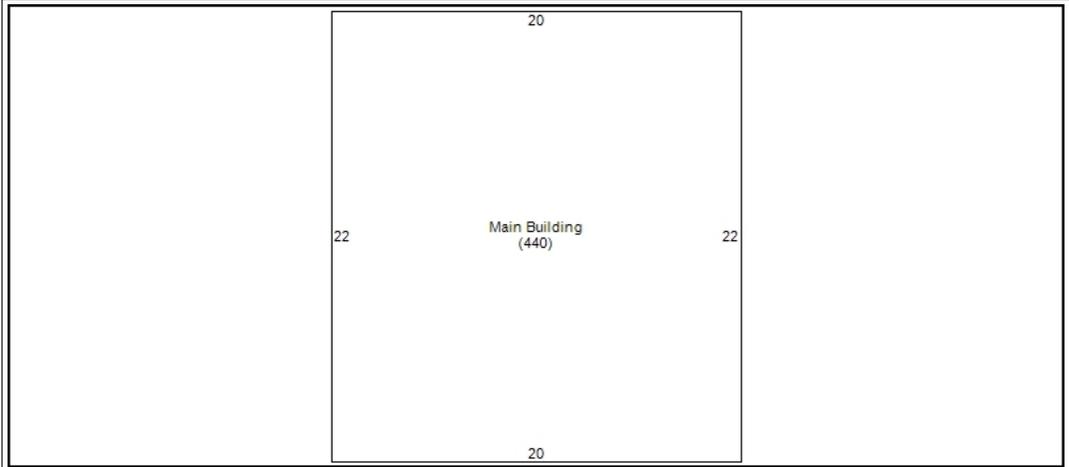
Card: 28 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1960	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					440						

**Dwelling Computations**

<b>Base Price</b>	33,920	<b>% Good</b>	60
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	35,020	<b>Additions</b>	
<b>Ground Floor Area</b>	440	<b>Dwelling Value</b>	21,000
<b>Total Living Area</b>	440		
<b>Dwelling Notes</b>	CABIN 28		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 29 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

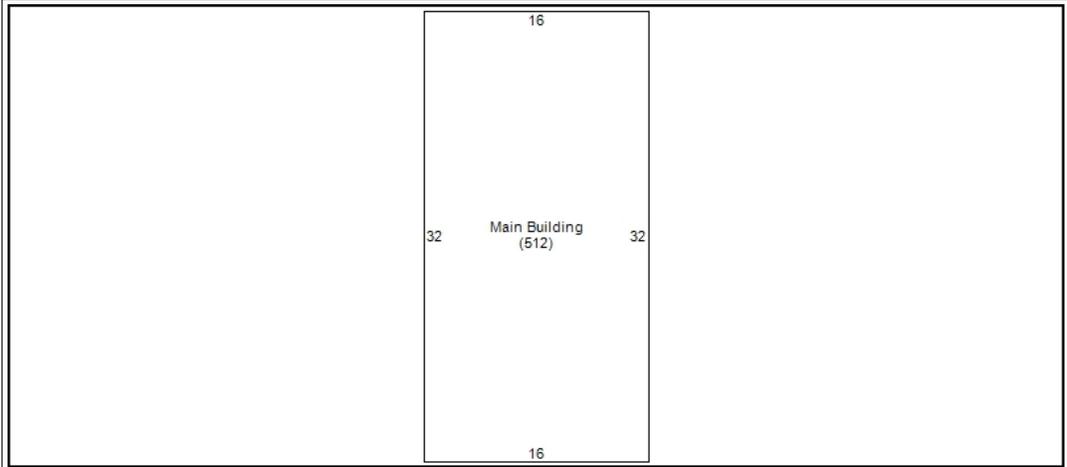
Card: 29 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					512						

**Dwelling Computations**

<b>Base Price</b>	32,280	<b>% Good</b>	50
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	33,280	<b>Additions</b>	
<b>Ground Floor Area</b>	512	<b>Dwelling Value</b>	16,650
<b>Total Living Area</b>	512		
<b>Dwelling Notes</b>	CABIN 29		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
24	RS1-Frame Sh	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 30 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

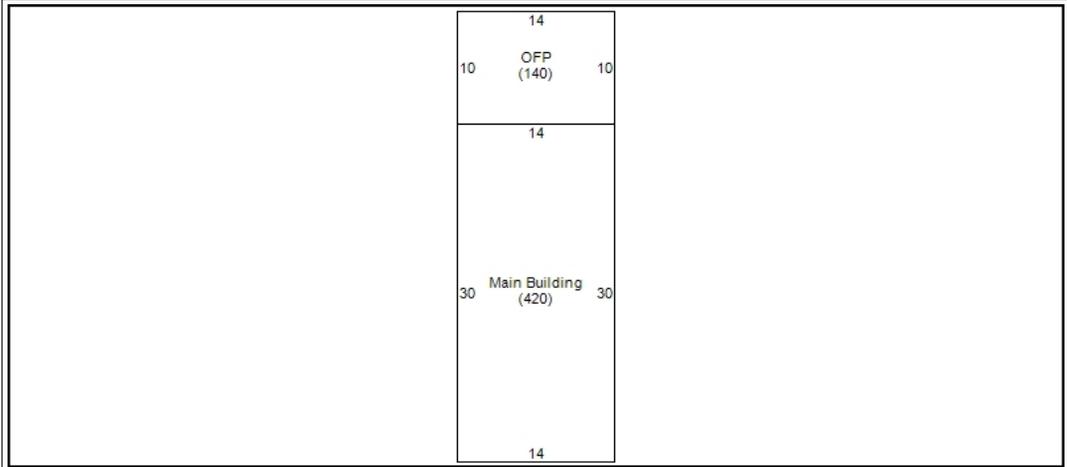
Card: 30 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					420						
4		OFF			140						2,100

**Dwelling Computations**

<b>Base Price</b> 28,960	<b>% Good</b> 55
<b>Plumbing</b> 1,000	<b>Market Adj</b>
<b>Basement</b> 0	<b>Functional</b>
<b>Heating</b> -1,460	<b>Economic</b> 80
<b>Attic</b> 0	<b>% Complete</b>
<b>Other Features</b> 0	<b>C&amp;D Factor</b>
	<b>Adj Factor</b> 1.25
<b>Subtotal</b> 28,500	<b>Additions</b> 900
<b>Ground Floor Area</b> 420	
<b>Total Living Area</b> 420	<b>Dwelling Value</b> 16,800
<b>Dwelling Notes</b> CABIN 30	

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 31 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

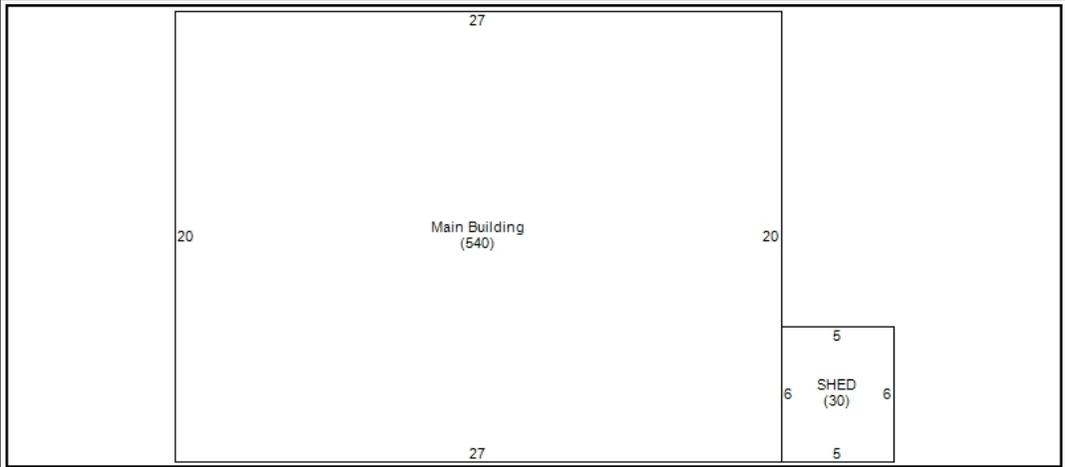
Card: 31 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					540						
4		FUT			30						500

**Dwelling Computations**

<b>Base Price</b>	38,030	<b>% Good</b>	55
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	39,130	<b>Additions</b>	200
<b>Ground Floor Area</b>	540	<b>Dwelling Value</b>	21,750
<b>Total Living Area</b>	540		
<b>Dwelling Notes</b>	CABIN 31		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 32 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

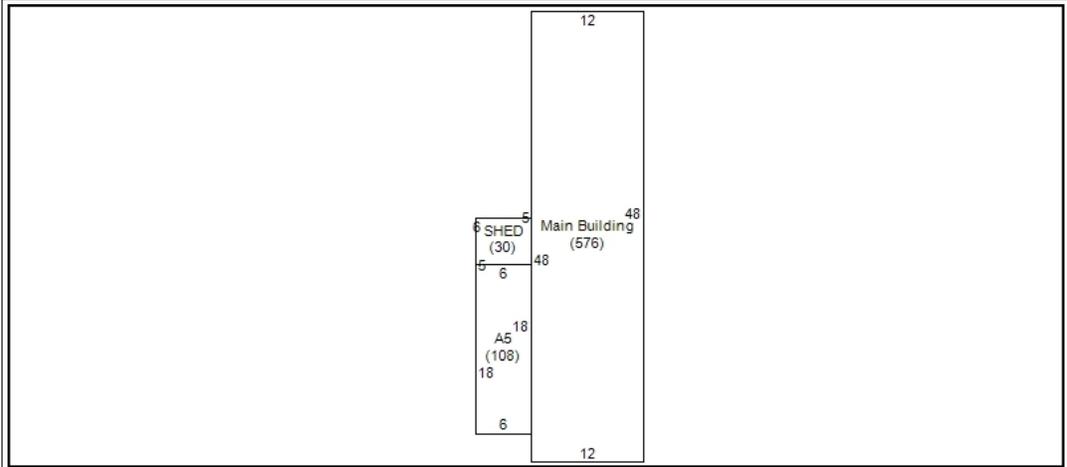
Card: 32 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 5-Metal	<b>Family Rooms</b>
<b>Style</b> 17-Mfd Or Modular Sing W/	<b>Full Baths</b> 1
<b>Year Built</b> 1971	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 2-Basic	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b> 3-Electric	<b>Fin Bsmt Liv Area</b>
<b>System</b> 1-Hot Air	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> E	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b> 0	<b>NBHD Fact</b> 1.25
<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					576						
4			FUT		30						200
5			WDK	CNP	108						800

**Dwelling Computations**

<b>Base Price</b>	19,740	<b>% Good</b>	65
<b>Plumbing</b>	600	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	20,340	<b>Additions</b>	500
<b>Ground Floor Area</b>	576		
<b>Total Living Area</b>	576	<b>Dwelling Value</b>	
<b>Dwelling Notes</b>	CABIN 32		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RM9-Mh Real	1111		x		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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 33 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**

Note Codes:



**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 34 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

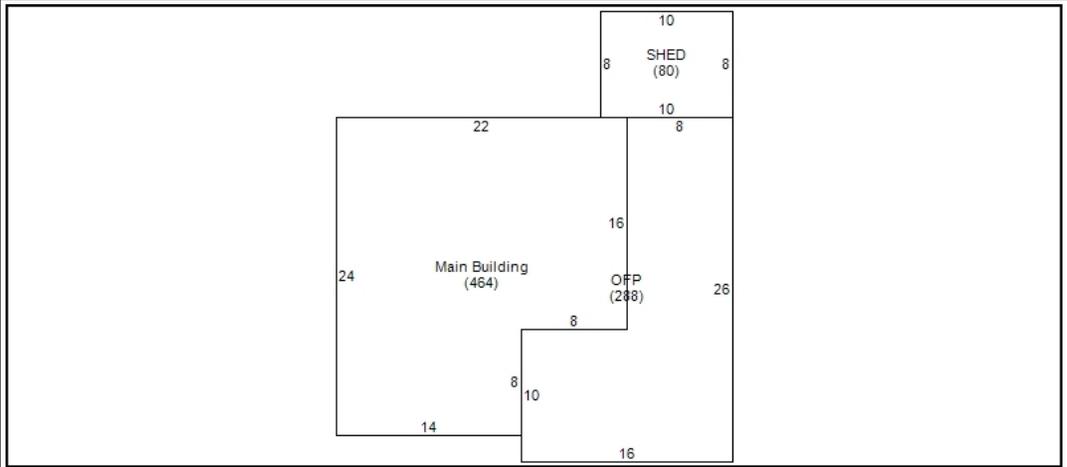
Card: 34 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					464						
4			OFF		288						4,200
5			FUT		80						1,100

**Dwelling Computations**

<b>Base Price</b>	30,560	<b>% Good</b>	50
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	31,560	<b>Additions</b>	2,100
<b>Ground Floor Area</b>	464	<b>Dwelling Value</b>	18,430
<b>Total Living Area</b>	464		
<b>Dwelling Notes</b>	CABIN 34		

**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**

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

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 35 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

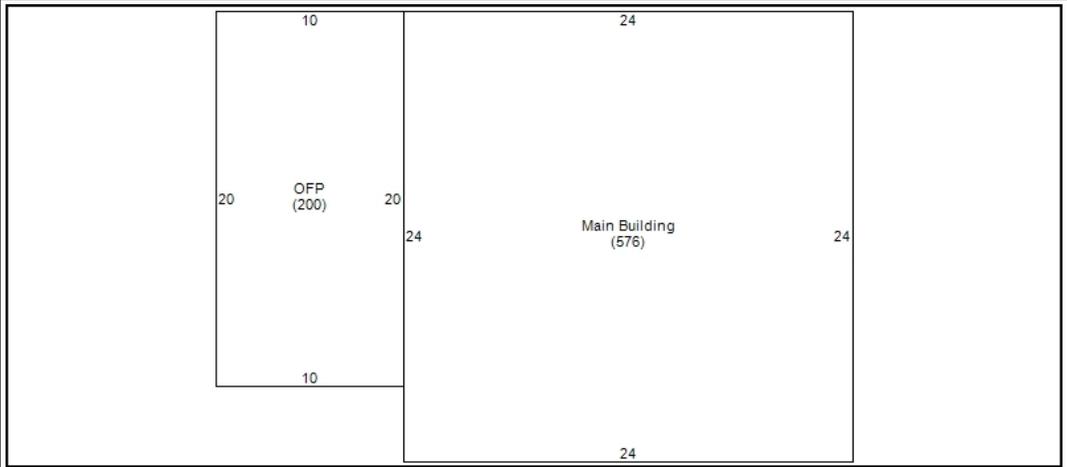
Card: 35 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1963	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					576						
4		OFF			200						3,400

**Dwelling Computations**

<b>Base Price</b>	39,490	<b>% Good</b>	65
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	40,590	<b>Additions</b>	1,800
<b>Ground Floor Area</b>	576	<b>Dwelling Value</b>	28,640
<b>Total Living Area</b>	576		
<b>Dwelling Notes</b>	CABIN 35		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 36 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

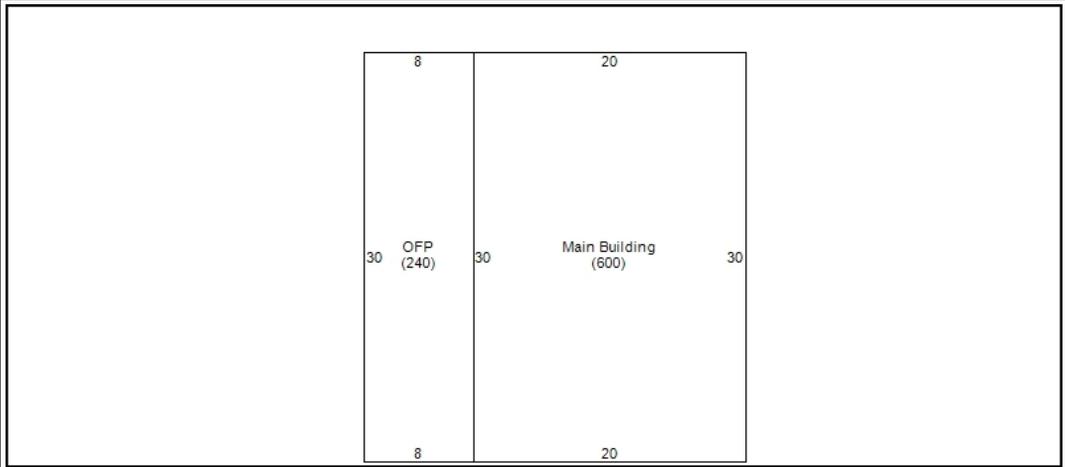
Card: 36 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 03-Ranch	<b>Full Baths</b> 1
<b>Year Built</b> 2008	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Add. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 2-Attic, Half Finished	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					600						
4		OFF			240						4,300

**Dwelling Computations**

<b>Base Price</b>	42,960	<b>% Good</b>	96
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	3,580	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	47,740	<b>Additions</b>	3,300
<b>Ground Floor Area</b>	600	<b>Dwelling Value</b>	49,910
<b>Total Living Area</b>	600		
<b>Dwelling Notes</b>	CABIN 36		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1973		6x9	54	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 37 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

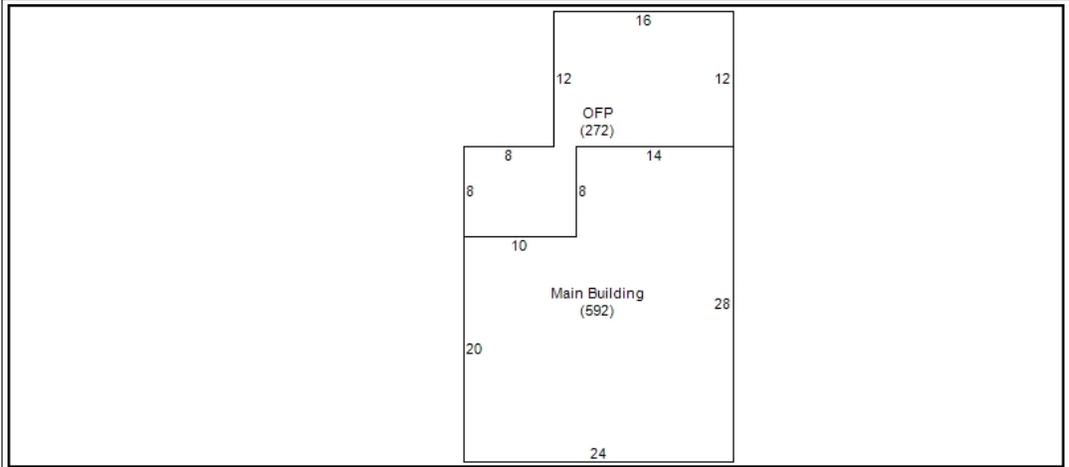
Card: 37 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 2008	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 2-Attic, Half Finished	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D+1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					592						
4		OFF			272						4,900

**Dwelling Computations**

<b>Base Price</b>	42,630	<b>% Good</b>	96
<b>Plumbing</b>	1,200	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	3,550	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	47,380	<b>Additions</b>	3,800
<b>Ground Floor Area</b>	592	<b>Dwelling Value</b>	50,250
<b>Total Living Area</b>	592		
<b>Dwelling Notes</b>	CABIN 37		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1973		6x7	42	C	1		S				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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 38 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

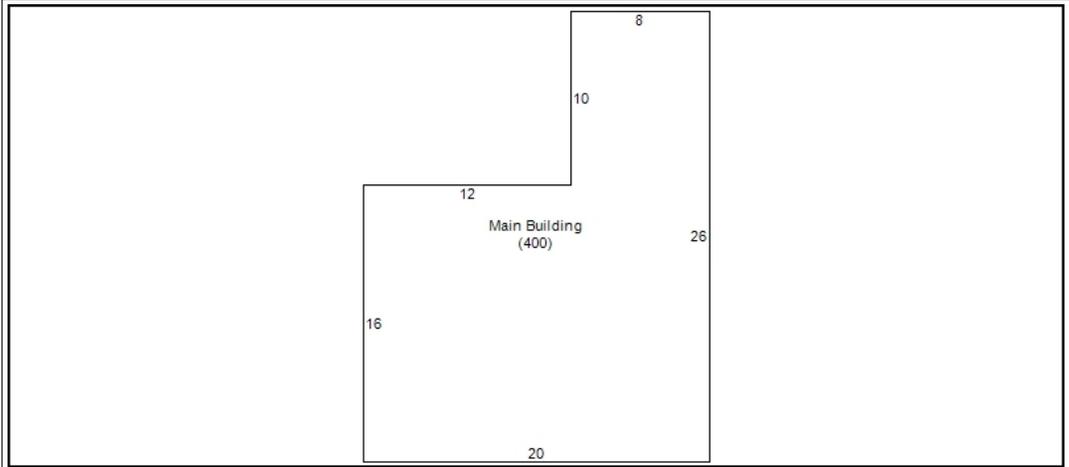
Card: 38 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					400						

**Dwelling Computations**

<b>Base Price</b>	28,240	<b>% Good</b>	50
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-1,430	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	27,810	<b>Additions</b>	
<b>Ground Floor Area</b>	400	<b>Dwelling Value</b>	13,900
<b>Total Living Area</b>	400		
<b>Dwelling Notes</b>	CABIN 38		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 39 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

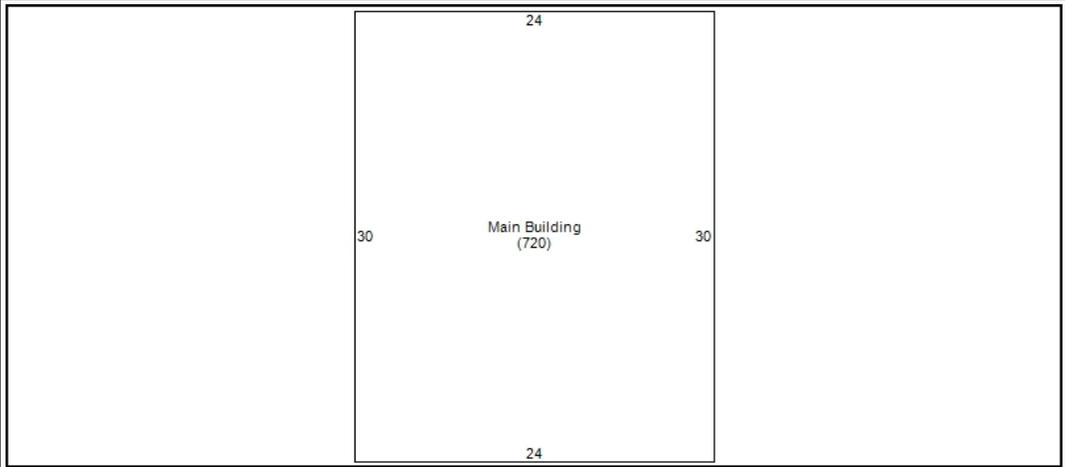
Card: 39 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b> 0
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b> 0
<b>Style</b> 03-Ranch	<b>Full Baths</b> 1
<b>Year Built</b> 2007	<b>Half Baths</b> 0
<b>Eff Year Built</b>	<b>Addl. Fixtures</b> 0
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b> 0
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> D-Full Crawl	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<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> 0
<b>Attic</b> 0-None	<b>WBFP Openings</b> 0
<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> VG-VERY GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b> 100	<b>NBHD Fact</b> 1.25
<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					720						

**Dwelling Computations**

<b>Base Price</b>	39,540	<b>% Good</b>	99
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	3,750	<b>Functional</b>	
<b>Heating</b>	-2,000	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	100
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	42,290	<b>Additions</b>	
<b>Ground Floor Area</b>	720	<b>Dwelling Value</b>	41,880
<b>Total Living Area</b>	720		
<b>Dwelling Notes</b>	CABIN 39		

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 40 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

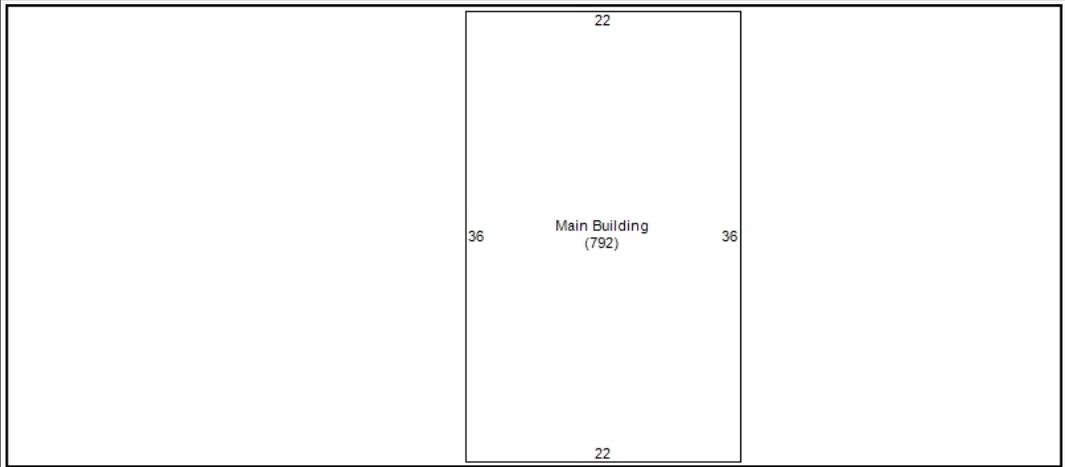
Card: 40 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 5
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 3
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 18-Mfd Or Modular Dbl Wic	<b>Full Baths</b> 1
<b>Year Built</b> 2002	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 2-Basic	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b> 3-Electric	<b>Fin Bsmt Liv Area</b>
<b>System</b> 1-Hot Air	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D-2	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b> 0	<b>NBHD Fact</b> 1.25
<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					792						

**Dwelling Computations**

<b>Base Price</b>	35,980	<b>% Good</b>	93
<b>Plumbing</b>	800	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	36,780	<b>Additions</b>	
<b>Ground Floor Area</b>	792	<b>Dwelling Value</b>	
<b>Total Living Area</b>	792		
<b>Dwelling Notes</b>	CABIN 40		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RM9-Mh Real	1111		22x36	792	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 41 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

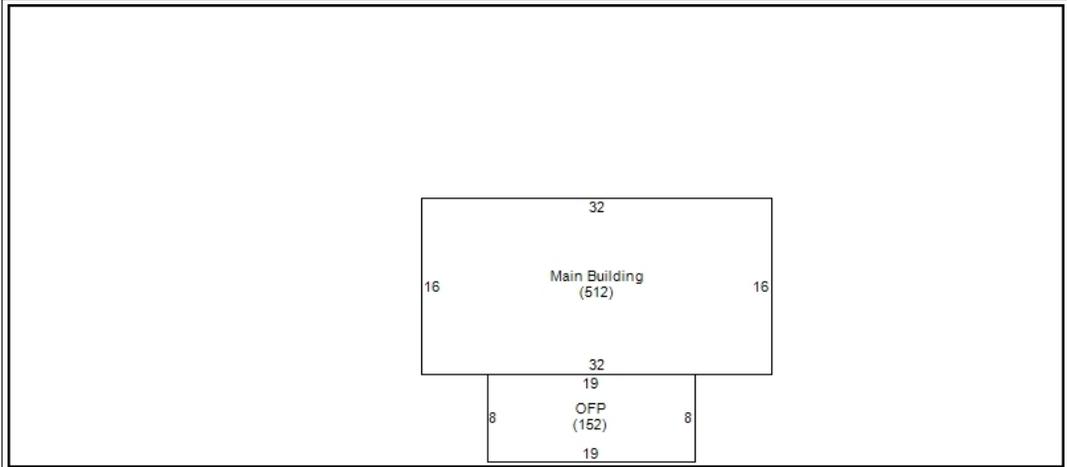
Card: 41 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 2017	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<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>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					512						
6		OFF			152						2,200

**Dwelling Computations**

<b>Base Price</b>	32,280	<b>% Good</b>	99
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	33,280	<b>Additions</b>	1,700
<b>Ground Floor Area</b>	512	<b>Dwelling Value</b>	35,090
<b>Total Living Area</b>	512		
<b>Dwelling Notes</b>	CABIN 41		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	RS1-Frame Sh	1965		8x10	80	C	1		S				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**

Misc Building No                      Misc Adjusted Value  
Gross Building:

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 42 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

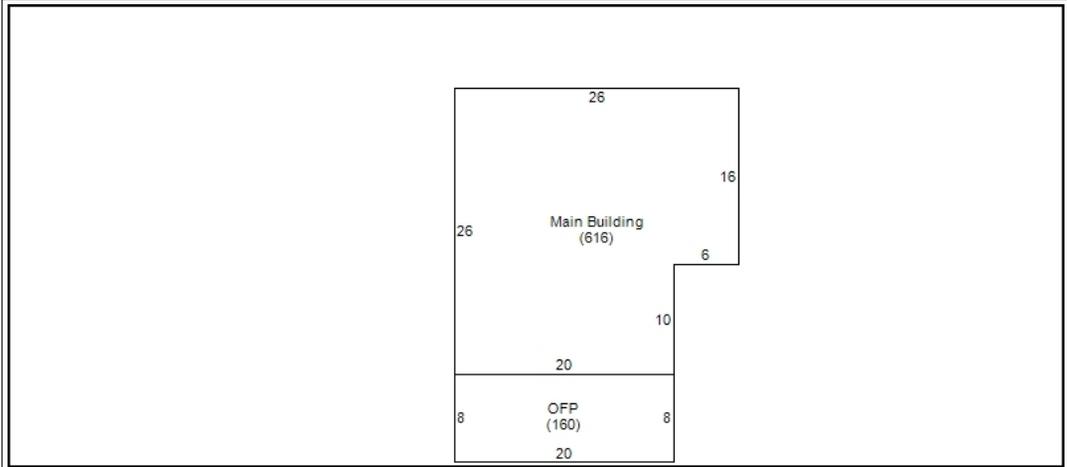
Card: 42 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1956	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					616						
6		OFF			160						2,700

**Dwelling Computations**

<b>Base Price</b>	41,070	<b>% Good</b>	60
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	42,170	<b>Additions</b>	1,300
<b>Ground Floor Area</b>	616	<b>Dwelling Value</b>	26,950
<b>Total Living Area</b>	616		
<b>Dwelling Notes</b>	CABIN 42		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
2	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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 43 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

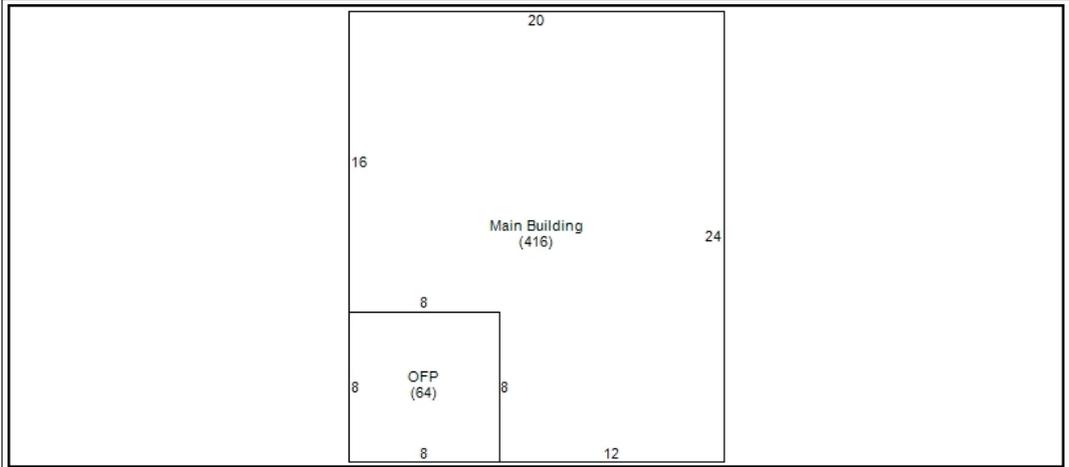
Card: 43 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 2
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 1
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 1-None	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D-1	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					416						
6		OFF			64						900

**Dwelling Computations**

<b>Base Price</b>	28,850	<b>% Good</b>	55
<b>Plumbing</b>	1,000	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	-1,460	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	28,390	<b>Additions</b>	400
<b>Ground Floor Area</b>	416	<b>Dwelling Value</b>	16,130
<b>Total Living Area</b>	416		
<b>Dwelling Notes</b>	CABIN 43		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

**Card: 44 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

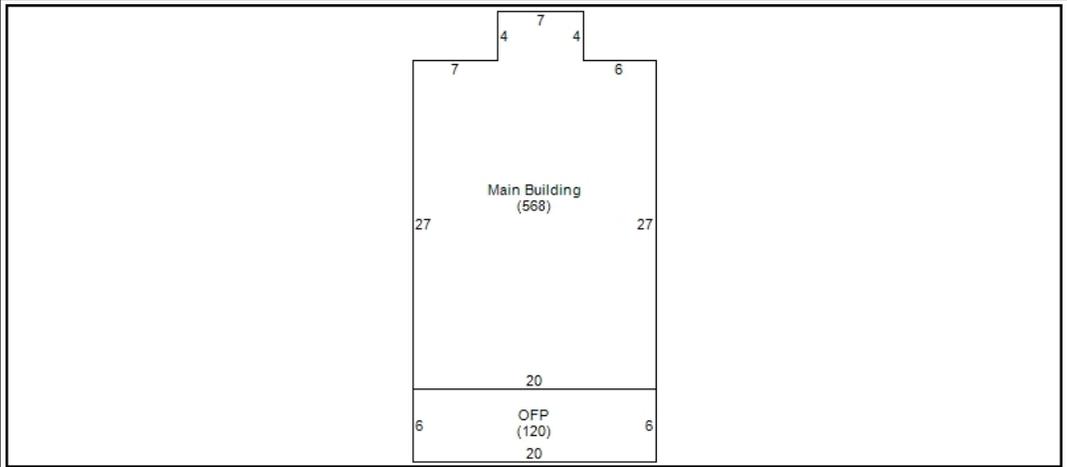
Card: 44 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b>	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b>
<b>Story Height</b> 1	<b>Bedrooms</b> 2
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b>
<b>Style</b> 19-Cabin/Cottage	<b>Full Baths</b> 1
<b>Year Built</b> 1947	<b>Half Baths</b>
<b>Eff Year Built</b>	<b>Addl. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No 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>
<b>System</b>	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> G-Good Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b>	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> GD-GOOD	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b> 80
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					568						
6		OFF			120						2,000

**Dwelling Computations**

<b>Base Price</b>	39,170	<b>% Good</b>	55
<b>Plumbing</b>	1,100	<b>Market Adj</b>	
<b>Basement</b>	0	<b>Functional</b>	
<b>Heating</b>	0	<b>Economic</b>	80
<b>Attic</b>	0	<b>% Complete</b>	
<b>Other Features</b>	0	<b>C&amp;D Factor</b>	
		<b>Adj Factor</b>	1.25
<b>Subtotal</b>	40,270	<b>Additions</b>	900
<b>Ground Floor Area</b>	568	<b>Dwelling Value</b>	23,290
<b>Total Living Area</b>	568		
<b>Dwelling Notes</b>	CABIN 44		

**Outbuilding Data**

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

**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>	

**Situs : 5755 LAKE RD W**

**Map ID: 48-003-00-108-00**

**LUC: 511**

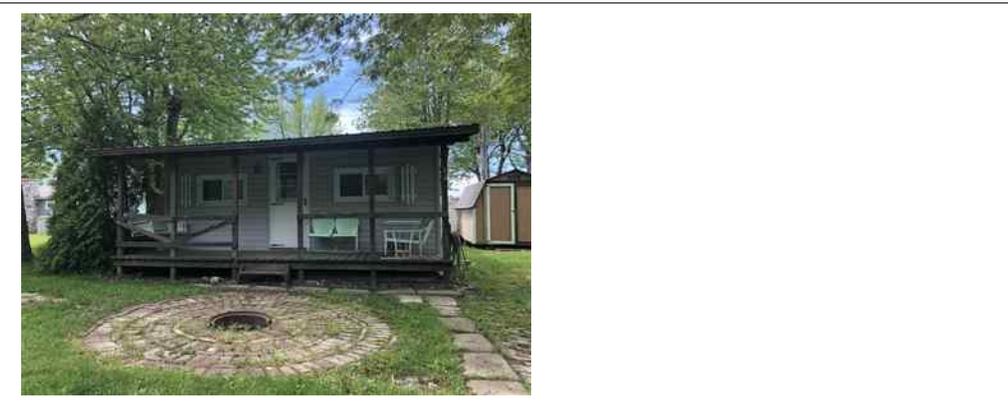
**Card: 45 of 45**

**Tax Year: 2024**

**Printed: 03/04/25**

**CURRENT OWNER**  
RAVINE CAMP CORP  
81 DARTMOUTH DR  
CANFIELD OH 44406  
  
CAUV  
Field Review Flag:

**GENERAL INFORMATION**  
Routing No. 003-00 108-00  
Class Residential  
Living Units 1  
Neighborhood 68301  
District  
Zoning  
Alternate Id



**Legal Description**  
**Parcel Tieback:** 488880005237      **Addl. Tieback:** N  
**Legal Descriptions:**  
T 13 SEC 2--N M

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	H	*****	5.6400	57	0	5	-55	263,290
A	H	*****	1.0000	100	0	5	-40	109,200
								372,490

Total Acres: 6.64      Legal Acres: 6.64      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	130,380	372,500	372,500	0	0
<b>Building</b>	398,720	1,139,200	1,139,200	0	0
<b>Total</b>	529,100	1,511,700	1,511,700	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
2021	286,500	849,700	1,136,200
2022	286,500	849,700	1,136,200
2023	372,500	1,062,300	1,434,800

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status
11/19/24	R-2024-011	50,000	CABIN	Nc Per Permit New Cottage	Open Permit
03/03/23	R-2023-000	80,000	DWLG		Close Permit
07/25/17	R20170080	27,500		Residential New Structure	Close Permit

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
---------------	-------	------	----------	----------------	-----------	---------

**Entrance Information**

Date	ID	Entry Code	Source
08/30/12	DAA	6-Occupant Not Home	3-Other
08/28/13	MJB	4-Unoccupied	3-Other
08/19/14	DAA	6-Occupant Not Home	3-Other

**Property Notes**  
Note Codes:

Situs : 5755 LAKE RD W

Parcel Id: 48-003-00-108-00

LUC: 511

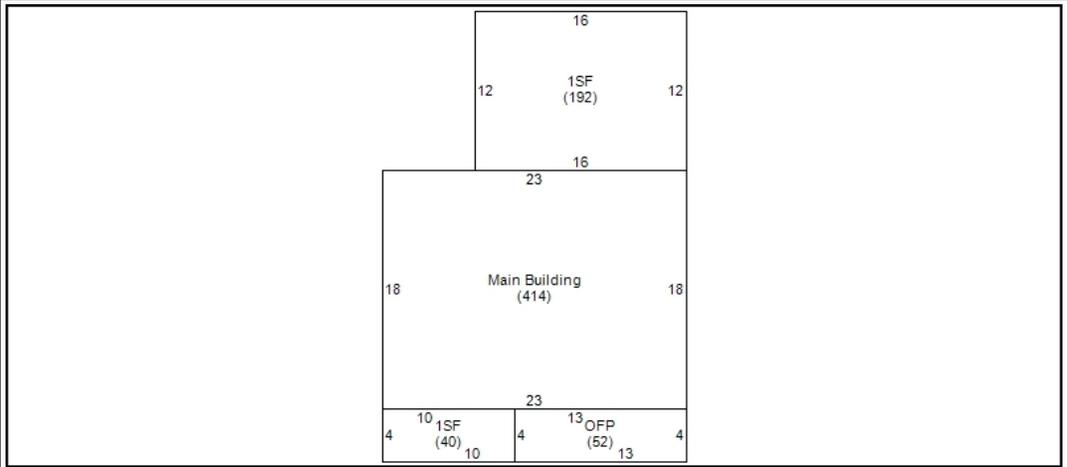
Card: 45 of 45

Tax Year: 2024

Printed: 03/04/25

**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 4
<b>Override Model</b>	<b>Dining Rooms</b> 0
<b>Story Height</b> 1.5	<b>Bedrooms</b> 2
<b>Construction</b> 5-Metal	<b>Family Rooms</b> 0
<b>Style</b> 08-Cape Cod	<b>Full Baths</b> 1
<b>Year Built</b> 2023	<b>Half Baths</b> 0
<b>Eff Year Built</b>	<b>Add. Fixtures</b>
<b>Year Remodeled</b>	<b>Total Fixtures</b> 6
<b>Kitchen Remod</b>	<b>Unfinished Area</b>
<b>Bath Remod</b>	<b>T2 Rec Rm Area</b>
<b>Lower Level</b> 0-No Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 3-Central A/C	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b>
<b>System</b> 1-Hot Air	<b>WBFP Stacks</b>
<b>Attic</b> 0-None	<b>WBFP Openings</b>
<b>Phy. Condition</b> A-Average Condition	<b>WBFP Add'l Stry</b>
<b>Int vs Ext Cond</b> 2-Same	<b>Prefab Fireplace</b>
<b>Well / Septic</b>	<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> D	<b>Cost &amp; Design</b> 0
<b>CDU</b> AV-AVERAGE	<b>Functional</b>
<b>% Good Ovr</b>	<b>Economic</b>
<b>% Complete</b>	<b>NBHD Fact</b> 1.25
<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					414						
1		1SF			192						7,400
2		1SF			40						1,500
3		OFF			52						900

**Dwelling Computations**

<b>Base Price</b> 48,970	<b>% Good</b> 99
<b>Plumbing</b> 1,100	<b>Market Adj</b>
<b>Basement</b> 0	<b>Functional</b>
<b>Heating</b> 2,230	<b>Economic</b>
<b>Attic</b> 0	<b>% Complete</b>
<b>Other Features</b> 0	<b>C&amp;D Factor</b>
	<b>Adj Factor</b> 1.25
<b>Subtotal</b> 52,300	<b>Additions</b> 9,700
<b>Ground Floor Area</b> 414	
<b>Total Living Area</b> 853	<b>Dwelling Value</b> 76,850

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**

<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>	

13 ORIGINAL

2/3/25, 2:36 PM

Ashtabula County

PARID: 480030010800  
NBHD: 68301  
RAVINE CAMP CORP

JUR: 04  
ROLL: RP  
5755 LAKE RD W

Residential 12 of 42

Card	13
Stories	1
Construction	1-WOOD/VINYL
Style	19-CABIN/COTTAGE
Condo Type	-
Square Feet	432
Year Built	1947
Effective Year	
Year Remodeled	
PCT Complete	
Physical Condition	F-FAIR CONDITION
Grade	E+1
CDU	FR-FAIR
Total Rooms	2
Bedrooms	1
Family Rooms	
Attic	0-NONE
Basement	0-SLAB
Rec Room	
Finished Basement	
Full Baths	1
Half Baths	
Heat	2-BASIC
Heating Fuel Type	-
Prefab Fireplace	
WBFP Stacks	
Fireplace Openings	
Unfinished Area	
Cost & Design Factor	
Dwelling Value	8,680
Note 1	CABIN 13
Note 2	

Addition Details

Card #	Addition #	Lower	First	Second	Third	Year Built	Area	Grade	CDU	Total Value of Addition
1	0						624			\$0
1	5		WDK				72			\$500
1	6			WDK			100			\$700
2	0						384			\$0
3	0						340			\$0
4	0						576			\$0
4	1		CNP				96			\$200
5	0						536			\$0
5	3		WDK				144			\$500

6	0		560	\$0
7	0		872	\$0
8	0		608	\$0
8	4	WDK	424	\$1,500
9	0		744	\$0
9	5	OFP	40	\$500
10	0		448	\$0
11	0		768	\$0
11	6	OFP	288	\$3,700
13	0		432	\$0
14	0		700	\$0
15	0		561	\$0
15	1	WDK	380	\$2,700
15	2	FOH	16	\$500
16	0		660	\$0
16	3	WDK	224	\$900
17	0		320	\$0
17	4	1SF	192	\$3,400
19	0		546	\$0
20	0		600	\$0
20	1	WDK	249	\$1,600
21	0		434	\$0
21	1	WDK	308	\$600
22	0		520	\$0
22	1	WDK	180	\$800
24	0		560	\$0
24	1	CNP	120	\$400
24	2	WDK	48	\$300
25	0		384	\$0
25	1	CNP	192	\$400
25	3	WDK	30	\$100
26	0		640	\$0
26	1	WDK	96	\$400
26	3	OFP	12	\$100
27	0		1,050	\$0
28	0		440	\$0
29	0		512	\$0
30	0		420	\$0
30	4	OFP	140	\$900
31	0		540	\$0
31	4	FUT	30	\$200
32	0		576	\$0
32	4	FUT	30	\$100
32	5	WDK CNP	108	\$400
33	0		576	\$0
33	4	OFP	96	\$1,200
33	5	FUT	210	\$2,400
34	0		464	\$0
34	4	OFP	288	\$1,700
34	5	FUT	80	\$400
35	0		576	\$0

2/3/25, 2:36 PM

Ashtabula County

35	4	OFF	200	\$1,800
36	0		600	\$0
36	4	OFF	240	\$3,300
37	0		592	\$0
37	4	OFF	272	\$3,800
38	0		400	\$0
39	0		720	\$0
40	0		792	\$0
41	0		512	\$0
41	6	OFF	152	\$1,700
42	0		616	\$0
42	6	OFF	160	\$1,300
43	0		416	\$0
43	6	OFF	64	\$400
44	0		568	\$0
44	6	OFF	120	\$900
45	0		414	\$0
45	1	1SF	192	\$7,300
45	2	1SF	40	\$1,500
45	3	OFF	52	\$900







13 NEW

PARID: 480030010800  
NBHD: 68301  
RAVINE CAMP CORP

JUR: 04  
ROLL: RP  
5755 LAKE RD W

Residential 42 of 42

Card 45  
 Stories 1.5  
 Construction 5-METAL  
 Style 08-CAPE COD  
 Condo Type -  
 Square Feet 853

Year Built 2023  
 Effective Year  
 Year Remodeled  
 PCT Complete

Physical Condition A-AVERAGE CONDITION  
 Grade D  
 CDU AV-AVERAGE

Total Rooms 4  
 Bedrooms 2  
 Family Rooms 0  
 Attic 0-NONE  
 Basement 0-SLAB  
 Rec Room  
 Finished Basement  
 Full Baths 1  
 Half Baths 0  
 Heat 3-CENTRAL AIR CONDITION  
 Heating Fuel Type -  
 Prefab Fireplace  
 WBFP Stacks  
 Fireplace Openings  
 Unfinished Area  
 Cost & Design Factor

Dwelling Value 76,850  
 Note 1  
 Note 2

Addition Details

Card #	Addition #	Lower	First	Second	Third	Year Built	Area	Grade	CDU	Total Value of Addition
1	0						624			\$0
1	5		WDK				72			\$500
1	6			WDK			100			\$700
2	0						384			\$0
3	0						340			\$0
4	0						576			\$0
4	1		CNP				96			\$200
5	0						536			\$0
5	3		WDK				144			\$500

2/3/25, 2:25 PM

Ashtabula County

6	0		560	\$0
7	0		872	\$0
8	0		608	\$0
8	4	WDK	424	\$1,500
9	0		744	\$0
9	5	OFF	40	\$500
10	0		448	\$0
11	0		768	\$0
11	6	OFF	288	\$3,700
13	0		432	\$0
14	0		700	\$0
15	0		561	\$0
15	1	WDK	380	\$2,700
15	2	FOH	16	\$500
16	0		660	\$0
16	3	WDK	224	\$900
17	0		320	\$0
17	4	1SF	192	\$3,400
19	0		546	\$0
20	0		600	\$0
20	1	WDK	249	\$1,600
21	0		434	\$0
21	1	WDK	308	\$600
22	0		520	\$0
22	1	WDK	180	\$800
24	0		560	\$0
24	1	CNP	120	\$400
24	2	WDK	48	\$300
25	0		384	\$0
25	1	CNP	192	\$400
25	3	WDK	30	\$100
26	0		640	\$0
26	1	WDK	96	\$400
26	3	OFF	12	\$100
27	0		1,050	\$0
28	0		440	\$0
29	0		512	\$0
30	0		420	\$0
30	4	OFF	140	\$900
31	0		540	\$0
31	4	FUT	30	\$200
32	0		576	\$0
32	4	FUT	30	\$100
32	5	WDK CNP	108	\$400
33	0		576	\$0
33	4	OFF	96	\$1,200
33	5	FUT	210	\$2,400
34	0		464	\$0
34	4	OFF	288	\$1,700
34	5	FUT	80	\$400
35	0		576	\$0

2/3/25, 2:25 PM

Ashtabula County

35	4	OFF	200	\$1,800
36	0		600	\$0
36	4	OFF	240	\$3,300
37	0		592	\$0
37	4	OFF	272	\$3,800
38	0		400	\$0
39	0		720	\$0
40	0		792	\$0
41	0		512	\$0
41	6	OFF	152	\$1,700
42	0		616	\$0
42	6	OFF	160	\$1,300
43	0		416	\$0
43	6	OFF	64	\$400
44	0		568	\$0
44	6	OFF	120	\$900
45	0		414	\$0
45	1	1SF	192	\$7,300
45	2	1SF	40	\$1,500
45	3	OFF	52	\$900

# NON-HEARING MINUTES

---

**BOR Case:** 2024-0021

**Case Name:** RAVINE CAMP CORP

**Case Type:** VL

## Board Members

**Auditor, Scott Yamamoto**

**Treasurer, Angie Maki Cliff**

**Commissioner, JP Ducro**

**Others present:**

---

---

---

---

---

---

**Complainant Seeks:** \$1503020

**Subject Parcel:** 480030010800

**Auditor Value:** \$1511700



ASHTABULA COUNTY  
 Board of Revision  
 25 W Jefferson Street  
 Jefferson OH 44047-1092  
 (440) 576-1484 Fax: (440) 576-3446

**Notice of Decision for BOR Case: 2024-0021**

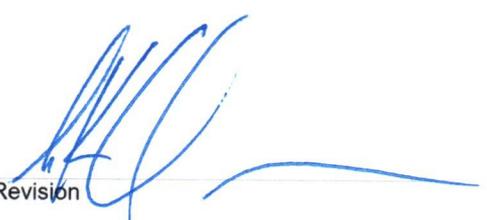
RAVINE CAMP CORP  
 C/O BARRY F. MAZARIK, PRESIDENT  
 371 CHERRY HILL LN  
 CORTLAND OH 44410

Based on the decision of the Board of Revision, the County Auditor is hereby authorized to adjust the Tax List accordingly.  
**Result Below.**

An appeal from this decision may be filed with the County Board of Revision and with either the Board of Tax Appeals, per Ohio R.C. 5717.01 or the Court of Common Pleas, per Ohio R.C. 5717.05. Appeals must be filed within thirty (30) days of the postmark of this Notice of Decision.

PARCEL	CLASS	TAXING DISTRICT			TAX YEAR
48-003-00-108-00	511-1FMLY UNPL 0-9	48-SAYBROOK TWP-ASHTABULA A CSD			2024
	<b>LAND</b>	<b>IMPR</b>	<b>TOTAL</b>		
<b>Original Value:</b>	\$372,500	\$1,139,200	\$1,511,700		
<b>Adjustment:</b>	\$0	-\$8,700	-\$8,700		
<b>New Value:</b>	\$372,500	\$1,130,500	\$1,503,000		

**RESULT: VALUE DECREASE. AGREE TO COMPLAINT REMOVING CABIN 13 THAT IS NO LONGER ON THE PROPERTY**

  
 Board of Revision