



Situs : 3422 MECHANICSVILLE RD

Parcel Id: 58-017-00-019-01

LUC: 101

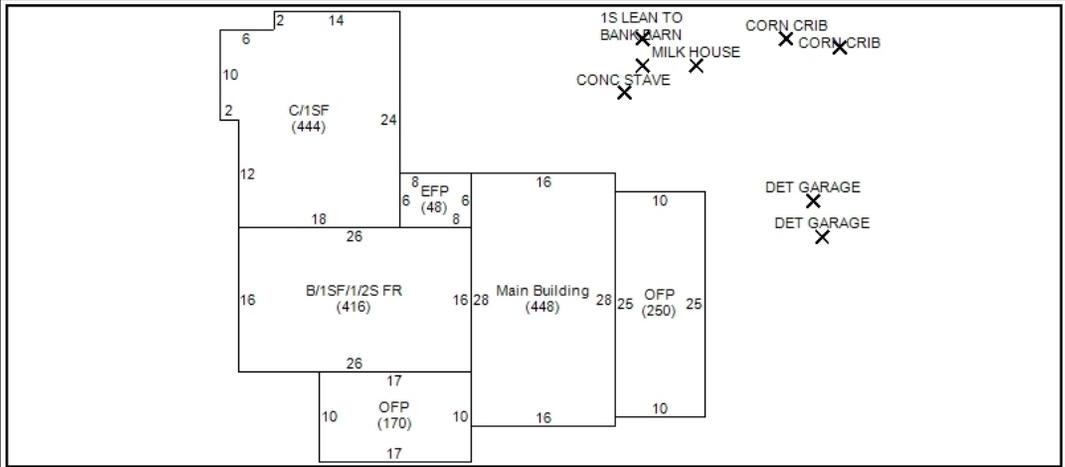
Card: 1 of 2

Tax Year: 2025

Printed: 02/25/26

**Dwelling Information**

<b>Valuation Method</b> D	<b>Total Rooms</b> 9
<b>Override Model</b>	<b>Dining Rooms</b> 0
<b>Story Height</b> 2	<b>Bedrooms</b> 4
<b>Construction</b> 1-Wood/Vinyl	<b>Family Rooms</b> 0
<b>Style</b> 05-Old Style	<b>Full Baths</b> 1
<b>Year Built</b> 1880	<b>Half Baths</b> 0
<b>Eff Year Built</b> 1960	<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> 4-Full Basement	<b>T3 Rec Rm Area</b>
<b>Heating</b> 2-Basic	<b>T4 Rec Rm Area</b>
<b>Heat Fuel Type</b>	<b>Fin Bsmt Liv Area</b> 0
<b>System</b>	<b>WBFP Stacks</b> 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> 3	<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	<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> 1.35
<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						
1		OFF			170						3,600
2	BSM	1SF	HSF		416						34,900
3	CSP	1SF			444						23,400
4		EFP			48						1,800
5		OFF			250						5,300
6		WDK			25						300

**Dwelling Computations**

<b>Base Price</b>	72,580	<b>% Good</b>	55
<b>Plumbing</b>	1,400	<b>Market Adj</b>	
<b>Basement</b>	11,110	<b>Functional</b>	
<b>Heating</b>	0	<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>	1.35
<b>Subtotal</b>	85,090	<b>Additions</b>	38,200
<b>Ground Floor Area</b>	448	<b>Dwelling Value</b>	122,930
<b>Total Living Area</b>	1,964		

**Outbuilding Data**

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RG1-Det Garag	1987		24x24	576	C	1		F				9,100
2	RG1-Det Garag	1966		36x56	2,016	C	1		S				8,000
5	AC1-Corn Crib	1966		7x24	168	C	1		S				
6	AC1-Corn Crib	1966		7x20	140	C	1		S				
7	AB1-Bank Barn	1111		40x70	2,800	C	1		P				10,200
8	AL1-1s Lean Tr	1111		28x36	1,008	C	1		F				900
9	AM1-Milk Hous	1952		13x21	273	C	1		F				1,300
10	AS1-Conc Stav	1952		0x0		C	1		F				600

**Condominium / Mobile Home Information**

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

**Misc & Gross Bulding Values**

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

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<b>Number</b>	<b>Code</b>	<b>Status</b>	<b>Comment</b>
6	FLD	RV	PER SITE VIEW ADJUST OBY LINE 7 BANK BARN TO POOR
4	FLD	RV	SITE VIEW, ADJUST OBY #2, BLOCK GARAGE TO SOUND VALUE, BLOCK SEPERATION IN
5	FLD	RV	CORNERS, ONLY EXTERIOR VIEW.
2	FLD	BO	GRAINERY DEMO, ADJUST RG! 36X56 BLOCK GARAGE, BLOCK SEPERATION.
1	OFC	NS	SPLIT FROM PARCEL 58-017-00-019-00 CONV #864 3/8/22

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**Situs : 3422 MECHANICSVILLE RD**

**Map ID: 58-017-00-019-01**

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**Card: 2 of 2**

**Tax Year: 2025**

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**CURRENT OWNER**  
 WORLEY MYRON SCOTT  
 WORLEY LEASA DAWN  
 3422 MECHANICSVILLE ROAD  
 ROCK CREEK OH 44084  
 CAUV  
 Field Review Flag:

**GENERAL INFORMATION**  
 Routing No.  
 Class A  
 Living Units  
 Neighborhood 45000  
 District  
 Zoning  
 Alternate Id



**Legal Description**  
 Parcel Tieback: Addl. Tieback:  
 Legal Descriptions:

**Land Information**

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	0	0	.3450		0			
A	S	12000	3.1550	63	0	5	-25	23,260
A	H	12000	1.0000	100	0			15,600
								38,860

Total Acres: 4.5      Legal Acres: 4.50      NBHD Fact: 1.3000

**Assessment Information**

	Assessed	Appraised	Cost	Income	Market
<b>Land</b>	13,620	38,900	38,900	0	0
<b>Building</b>	53,620	153,200	153,200	0	0
<b>Total</b>	67,240	192,100	192,100	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
2022	29,900	127,500	157,400
2023	38,900	171,800	210,700
2024	38,900	166,200	205,100

**Permit Information**

Date Issued	Number	Price	Purpose	Note	Status

**Sales/Ownership History**

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
03/08/22	250,000	2-Land And Building	U-Not Validated		WD-General Warranty Deec	RICH DORIS

**Entrance Information**

Date	ID	Entry Code	Source

**Property Notes**  
 Note Codes:

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Bsmt Gar # Cars	
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**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
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2	RS1-Frame Sh	1111		x		C	1		S				100

**Condominium / Mobile Home Information**

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Type	Elevator	MH Model
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Condo Style	View	MH Title#
Cmplx Name		Park Code

**Misc & Gross Bulding Values**

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Gross Building:	