

Tax year 2025 BOR no. 0028 DTE 1
Rev 12/22
FILED ON

County Ashtabula Date received _____ **MAR 10 2026**

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
Attach additional pages if necessary.

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

Original complaint Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code
1. Owner of property	<u>LEWANDOWSKI THOMPS</u>	<u>V.L</u>
2. Complainant if not owner		<u>331 TELLING DR CLEVELAND OH</u>
3. Complainant's agent		
4. Telephone number and email address of contact person		
<u>440 969-3960 TJLEW2023@gmail.com</u>		
5. Complainant's relationship to property, if not owner		

If more than one parcel is included, see "Multiple Parcels" Instruction.

6. Parcel numbers from tax bill	Address of property
<u>21-035-00-237-00</u>	<u>VL GOTL</u>
<u>21 035-00-238-00</u>	<u>VL V.L GOTL</u>

7. Principal use of property VACANT LOTS WOODED LOTS EMPTY

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
<u>21-035-0023700</u>	<u>1,100</u>	<u>7,200</u>	<u>6,100</u>
<u>210350023800</u>	<u>1,100</u>	<u>7,200</u>	<u>6,100</u>

9. The requested change in value is justified for the following reasons:
PARCEL I OWN SOUTH OF THEM 210350023600 + 23500 VALUE IS 1,100 EACH
PARCEL NORTH OF THEM 210350024000 + 210350023900 VALUIS 3,600 LOTS SAME SIZE
LAND WAS BOUGHT AT AUCTION SHERIFFS SALE ONLINE NOT HAVE NO GAS NO SEWER
APRIL 7 2025

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale ONLINE AUCTION
 and sale price \$ 11,500 2LOTS ; 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 3-13-2026 Complainant or agent (printed) Thomas J LEWANDOWSKI Title (if agent) _____

Complainant or agent (signature) Thomas J Lewandowski

Sworn to and signed in my presence, this 13 day of March 2026

Notary Raeanne Nicole Laurenty
Raeanne Nicole Laurenty
My Comm. exp. 7/6/2030



Thomas J Lewandowski
331 Telling Dr
Geneva OH 44041-8104

CLEVELAND OH 440

10 MAR 2026 PM 1 1



Scott Yamamoto
Ashtabula County Auditor
25 West Jefferson Street
Jefferson Ohio, 44047

Jefferson, Ohio 44047

Board of Revision

44047-109259



Situs : EASTLAKE DR

Map ID: 21-035-00-237-00

LUC: 500

Card: 1 of 1

Tax Year: 2025

Printed: 03/12/26

CURRENT OWNER
MILLS JAMES V

CAUV
Field Review Flag:

GENERAL INFORMATION
Routing No. 035-00 237-00
Class Residential
Living Units 1
Neighborhood 75300
District
Zoning
Alternate Id



Legal Description
Parcel Tieback: Addl. Tieback: N
Legal Descriptions:
467 PALMETTO BCH

Land Information

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
F	1	225	40 115		.88	6	-30	7,210
								7,210

Total Acres: .1056 Legal Acres: 0.11 NBHD Fact: 1.3000

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	2,520	7,200	7,200	0	0
Building	0	0	0	0	0
Total	2,520	7,200	7,200	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	5,500		5,500
2023	7,200		7,200
2024	7,200		7,200

Permit Information

Date Issued	Number	Price	Purpose	Note	Status

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
09/17/25	11,500	1-Land Only	F-Foreclosure		SD-Sheriffs Deed	MILLS JAMES V
10/31/03	200	1-Land Only	U-Not Validated	0265/2059	WD-General Warranty Deec	SWIGER JESSE L
08/28/03	1,500	1-Land Only	U-Not Validated		WD-General Warranty Deec	BURKHART DOROTHY
04/22/03		1-Land Only	U-Not Validated		ET-Temp Exempt	COOPER ALAN S

Entrance Information

Date	ID	Entry Code	Source
01/28/14	DAA	6-Occupant Not Home	3-Other

Property Notes
Note Codes:

Situs : EASTLAKE DR

Parcel Id: 21-035-00-237-00

LUC: 500

Card: 1 of 1

Tax Year: 2025

Printed: 03/12/26

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 Qty
Misc 1 Desc	Misc 2 Qty
Misc 2 Desc	
Grade	Cost & Design ⁰
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
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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 : EASTLAKE DR

Map ID: 21-035-00-238-00

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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 ⁰
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