



Ashtabula County Auditor
Scott Yamamoto
25 W. Jefferson St.
Jefferson, OH 44047
Phone: (440) 576-3793

BOR # 2025-0032

Satinder Bedi
2631 Walnut Blvd
Ashtabula, OH, 44004

April, 23, 2026

RE: Counter-Complaint filed on parcel # 50-007-20-018-00, 50-007-20-019-00, 50-007-20-020-00, 50-007-20-021-00, 50-007-20-022-00

Mrs. Bedi,

In accordance with the Ohio Revised Code 5715.19, Section B, the County Auditor must notify the Board of Education of the potentially affected school district for each complaint in which the stated request for change seeks a decrease in market value of \$50,000 or more; the equivalent of \$17,500 or more in taxable value. The school board then has the opportunity to file a counter-complaint against the value stated in the original complaint, and upon said filing shall be made a party to the complaint.

This letter is notification of receipt of a counter-complaint filed against the value of your original complaint, numbered 2025-0032, with the Ashtabula County Board of Revision. The counter-complaint was filed on 04/21/2026, by Ashtabula Area City Schools for tax year 2025. Attached is a copy of the counter-complaint filed. You will be notified by certified mail not less than ten days prior to any scheduled hearing.

If you have any questions, please feel free to call 440-576-1436 Monday through Friday between the hours of 8:00 a.m. and 4:30 p.m.

Sincerely,

Scott Yamamoto
Secretary of the Board of Revision

COPY

FILED ON

Tax year 2025 BOR no. 0032

DTE 1
Rev. 08/21

County Ashtabula Date received _____

APR 21 2026

Ashtabula County
Board of Revision

Complaint Against the Valuation of Real Property

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

Attach additional pages if necessary.

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

Original complaint Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code
1. Owner of property	Satinder Bedi	2631 Walnut Blvd., Ashtabula, OH 44004
2. Complainant if not owner	Ashtabula Area City Schools	541 W. 34th Street, Ashtabula, OH 44004
3. Complainant's agent	Jason L. Fairchild, Esq.	4810 State Road, Ashtabula, OH 44004
4. Telephone number of contact person	(440) 998-6835	
5. Email address of complainant	jfairchild@andrewspontius.com	
6. Complainant's relationship to property, if not owner	Board of Education	

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

7. Parcel numbers from tax bill	Address of property
50-007-20-018-00	2631 Walnut Blvd.
50-007-20-019-00	Walnut Blvd.
*See attached	

8. Principal use of property **Residential**

9. 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
50-007-20-018-00	\$342,600.00	\$342,600.00	0
50-007-20-019-00	\$88,100.00	\$88,100.00	0
*See attached			

10. The requested change in value is justified for the following reasons:
The Ashtabula Area City Schools Board of Education opposes any reduction in value.

11. 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 11" on back.
12. 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.
13. If any improvements were completed in the last three years, show date _____ and total cost \$ _____
14. Do you intend to present the testimony or report of a professional appraiser? Yes No Unknown
15. 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.

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 04/21/2026 Complainant or agent J. L. Fairchild Signature _____ Title (if agent) _____ Attorney _____

* Continuation of Counter Complaint for BOR Case No. 2025-0032 Satinder P. Bedi

#7

Parcel numbers from tax bill	Address of property
50-007-20-020-00	Walnut Blvd.
50-007-20-021-00	Walnut Blvd.
50-007-20-022-00	Walnut Blvd.

#9 The increase or decrease in market value sought. Counter-complaints supporting auditor's value may -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
50-007-20-020-00	\$37,500.00	\$37,500.00	0
50-007-20-021-00	\$34,500.00	\$34,500.00	0
50-007-20-022-00	\$75,700.00	\$75,700.00	0