



Parcel: 03-1623300.007  
AMY L. BERNING  
Shelby County Auditor | Shelby County, Ohio

Year: 2024



## SUMMARY

|                 |                                                                       |            |  |             |                                                               |           |  |
|-----------------|-----------------------------------------------------------------------|------------|--|-------------|---------------------------------------------------------------|-----------|--|
| Deeded Name     | BRIAN K EILERMAN & NANCY A EILERMAN                                   |            |  | Taxpayer    | EILERMAN BRIAN K & NANCY A                                    |           |  |
| Owner           | EILERMAN BRIAN K & NANCY A<br>1465 KAISER RD<br>FORT LORAMIE OH 45845 |            |  |             | 1465 KAISER RD<br>FORT LORAMIE OH 45845                       |           |  |
| Tax District    | 03-CYNTHIAN TWP FT LORAMIE SD LAD LFD                                 |            |  | Land Use    | 510-SINGLE FAMILY DWELLING                                    |           |  |
| School District | FORT LORAMIE LSD                                                      |            |  | Subdivision |                                                               |           |  |
| Neighborhood    | 00875-CYNTHIAN TWP FT LORAMIE SD                                      |            |  | Legal       | R04 T11 S23 PT E 1/2 SW QR 030-16-23-300-007<br>PLAT V30 P307 |           |  |
| Location        | 1465 KAISER RD<br>FORT LORAMIE OH 45845                               |            |  |             | Routing Number                                                |           |  |
| CD Year         |                                                                       | Map Number |  |             |                                                               |           |  |
| Acres           | 10.0430                                                               | Sold       |  | 12/30/2004  | Sales Amount                                                  | 57,500.00 |  |

## VALUE

|          |                                       |
|----------|---------------------------------------|
| District | 03-CYNTHIAN TWP FT LORAMIE SD LAD LFD |
| Land Use | 510-SINGLE FAMILY DWELLING            |

|             | Appraised | Assessed |
|-------------|-----------|----------|
| Land        | 75,150    | 26,300   |
| Improvement | 336,770   | 117,870  |
| Total       | 411,920   | 144,170  |
| CAUV        | N 0       | 0        |
| Homestead   | N 0       | 0        |
| OOC         | Y 368,770 | 129,070  |
| Taxable     | 411,920   | 144,170  |

## CURRENT CHARGES

| Full Rate       | 65.550000 |          |          |
|-----------------|-----------|----------|----------|
| Effective Rate  | 38.326378 |          |          |
| Qualifying Rate | 32.785238 |          |          |
|                 | Prior     | First    | Second   |
| Tax             | 0.00      | 2,473.54 | 2,473.54 |
| Special         | 0.00      | 7.38     | 7.37     |
| Total           | 0.00      | 2,480.92 | 2,480.91 |
| Paid            | 0.00      | 2,480.92 | 0.00     |
| Due             | 0.00      | 0.00     | 2,480.91 |

## FUTURE CHARGES

| Type                | Description                                   | Amount |
|---------------------|-----------------------------------------------|--------|
| Special Assessments | 437 MILE CREEK DITCH JOINT WITH MERCER COUNTY | 2.00   |
| Special Assessments | 447 LORAMIE CREEK (RR-64)                     | 11.75  |
| Special Assessments | 464 MIAMI CONSERVANCY DIST                    | 1.00   |

## TRANSFER HISTORY

| Date       | Conveyance                                                  | Deed Type      | Sales Amount | Valid | # of Properties |
|------------|-------------------------------------------------------------|----------------|--------------|-------|-----------------|
| 12/30/2004 | Buyer: EILERMAN BRIAN K & NANCY A<br>Seller: EILERMAN BRIAN | 1293 TRUSTEE   | \$57,500.00  | Y     | 1               |
| 12/30/2004 | Buyer: EILERMAN BRIAN<br>Seller: MEYER LOUIS B              | 831 AFFIDAVIT  | \$0.00       | N     | 1               |
| 04/15/2002 | Buyer: MEYER LOUIS B<br>Seller: * NOT ON FILE *             | 271 QUIT CLAIM | \$0.00       | N     | 1               |

## LAND

| Type             | Dimensions | Description | Value  |
|------------------|------------|-------------|--------|
| HS-HOME SITE     | 1.0000     | Acres       | 32,000 |
| RD-ROAD          | 0.9900     | Acres       | 0      |
| SA-SMALL ACREAGE | 8.0500     | Acres       | 43,150 |
| Total            |            |             | 75,150 |

## DWELLING

|                   |                |                |      |                    |  |         |  |
|-------------------|----------------|----------------|------|--------------------|--|---------|--|
| Card 1            |                |                |      |                    |  |         |  |
| Style             | 1-CONVENTIONAL | Family Rooms   | 0    | Heating            |  | Y       |  |
| Stories           | 1.00           | Dining Rooms   | 0    | Cooling            |  | Y       |  |
| Rec Room Area     | 0              | Year Built     | 2006 | Grade              |  | C+      |  |
| Finished Basement | 0              | Year Remodeled |      | Fireplace Openings |  | 0       |  |
| Rooms             | 5              | Full Baths     | 2    | Fireplace Stacks   |  | 0       |  |
| Bed Rooms         | 3              | Half Baths     | 1    | Living Area        |  | 2,013   |  |
|                   |                | Other Fixtures | 0    | Total Area         |  | 4,026   |  |
|                   |                |                |      | Value              |  | 336,770 |  |

## OTHER IMPROVEMENT

| Card  | Type    | Year Built | Year Remodeled | Condition | Dimensions | Description               | Size | Value |
|-------|---------|------------|----------------|-----------|------------|---------------------------|------|-------|
| 1     | 04-SHED | OLD        |                | A-AVERAGE | 12 X 12    | Length x Width (Optional) | 144  | 0     |
| Total |         |            |                |           |            |                           |      | 0     |

SKETCH

Card 1

| ID | Description                        | Size  | Floor       | Floor Area (ft²) | Living Area (ft²) |
|----|------------------------------------|-------|-------------|------------------|-------------------|
| A  | 1SB/B (1 STORY BRICK / BASEMENT)   | 2,013 | First Floor | 2,013            | 2,013             |
| B  | 2CGB/S (2 CAR BRICK GARAGE / SLAB) | 815   | Basement    | 2,013            | 0                 |
| C  | OFP (OPEN FRAME PORCH)             | 192   | Total       | 4,026            | 2,013             |
| D  | PAT (PATIO)                        | 256   |             |                  |                   |
| E  | OMP (OPEN MASONRY PORCH)           | 40    |             |                  |                   |
| 2  | 04-SHED                            | 144   |             |                  |                   |

