



Parcel: 03-1717100.002

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio



SUMMARY

Deeded Name	MARK T POEPELMAAN & RUTH A POEPELMAAN			Taxpayer	POEPELMAAN MARK T & RUTH A		
Owner	POEPELMAAN MARK T & RUTH A 4476 MASON RD FORT LORAMIE OH 45845-9808				4476 MASON RD FORT LORAMIE OH 45845-9808		
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						
Location	4476 MASON RD FORT LORAMIE OH 45845			Legal	R05 T10 S17 NE COR NW QR 030-17-17-100-002 PLAT V150 P88		
CD Year		Map Number			Routing Number		
Acres	1.0000	Sold		02/12/2025	Sales Amount	0.00	

VALUE

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

	Appraised	Assessed
Land	32,000	11,200
Improvement	131,160	45,910
Total	163,160	57,110
CAUV	N 0	0
Homestead	N 0	0
OOC	N 0	0
Taxable	163,160	57,110

CURRENT CHARGES

Full Rate	65.550000		
Effective Rate	38.326378		
Qualifying Rate	32.785238		
	Prior	First	Second
Tax	0.00	1,000.77	1,000.77
Special	0.00	3.92	3.92
Total	0.00	1,004.69	1,004.69
Paid	0.00	1,004.69	0.00
Due	0.00	0.00	1,004.69

FUTURE CHARGES

Type	Description	Amount
Special Assessments	437 MILE CREEK DITCH JOINT WITH MERCER COUNTY	2.00
Special Assessments	447 LORAMIE CREEK (RR-64)	2.00
Special Assessments	457 SANDERS DITCH (RR-10)	2.84
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
02/12/2025	Buyer: POEPELMAAN MARK T & RUTH A Seller: POEPELMAAN MARK T	104 QUIT CLAIM	\$0.00	N	1
12/10/2024	Buyer: POEPELMAAN MARK T Seller: POEPELMAAN MARK T & DANIEL J	715 QUIT CLAIM	\$0.00	N	1
08/07/2024	Buyer: POEPELMAAN MARK T & DANIEL J Seller: POEPELMAAN MARK T & DANIEL J POEPELMAAN ETAL	439 QUIT CLAIM	\$0.00	N	1
01/17/2024	Buyer: POEPELMAAN MARK T & DANIEL J POEPELMAAN ETAL Seller: POEPELMAAN MARK T CO TRUSTEE ETAL	25 FIDUCIARY	\$0.00	N	1
01/17/2024	Buyer: POEPELMAAN MARK T CO TRUSTEE ETAL Seller: POEPELMAAN MARK T CO TRUSTEE & DANIEL J CO TRUSTEE	24 FIDUCIARY	\$0.00	N	1
07/25/2022	Buyer: POEPELMAAN MARK T CO TRUSTEE & DANIEL J CO TRUSTEE Seller: POEPELMAAN PAUL L TRUSTEE	477 AFFIDAVIT	\$0.00	N	1
07/11/2000	Buyer: POEPELMAAN PAUL L TRUSTEE Seller: POEPELMAAN PAU	463 AFFIDAVIT	\$0.00	N	1
07/06/1994	Buyer: POEPELMAAN PAU Seller: * NOT ON FILE *	356 ???	\$0.00	N	1
08/13/1993	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *	741 ???	\$80,000.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
Total			32,000

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	1961	Grade				C+
Finished Basement	0	Year Remodeled		Fireplace Openings				0
Rooms	6	Full Baths	1	Fireplace Stacks				0
Bed Rooms	3	Half Baths	1	Living Area				1,356
		Other Fixtures	0	Total Area				2,460
				Value				129,980

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	1961		F-FAIR	30 X 20	Length x Width (Optional)	600	1,180
							Total	1,180

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SF/B (1 STORY FRAME / BASEMENT)	1,104	First Floor	1,356	1,356
B	GF (FRAME GARAGE)	528	Basement	1,104	0
C	RFX (ROOF EXTENSION)	72	Total	2,460	1,356
D	1SF (1 STORY FRAME)	252			
E	STP (STOOP)	72			
F	RFX (ROOF EXTENSION)	88			
G	BAY (BAY WINDOW)	6			
H	STP (STOOP)	72			
2	04-SHED	600			

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