



Parcel: 03-1718226.005

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio



SUMMARY

Deeded Name	LAVERN F POEPPelman CO TRUSTEE & MARY JO POEPPelman CO TRUSTEES OF TEH LAVERN F POEPPelman AND MARY JO POEPPelman IRREVOCABLE TRUST DATED 10/11/16		
Owner	POEPPelman LAVERN F CO TRUSTEE& POEPPelman MARY JO CO TRUSTEE 3900 MASON RD FORT LORAMIE OH 45845	Taxpayer	POEPPelman LAVERN F & MARY JO 3900 MASON RD 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	R05 T10 S18 TRACT A POEPPelman PLAT & BEING PT OF NE QR 030-17-18-226-005
Location	3900 MASON RD FORT LORAMIE OH 45845		
CD Year		Map Number	Routing Number
Acres	1.9230	Sold	11/07/2016
			Sales Amount 0.00

VALUE

District	03-CYNTHIAN TWP FT LORAMIE SD LAD LFD	
Land Use	510-SINGLE FAMILY DWELLING	
	Appraised	Assessed
Land	36,860	12,900
Improvement	177,080	61,980
Total	213,940	74,880
CAUV	N	0
Homestead	Y	28,000
OOCC	Y	198,260
Taxable	213,940	74,880

CURRENT CHARGES

Full Rate	65.550000		
Effective Rate	38.326378		
Qualifying Rate	32.785238		
	Prior	First	Second
Tax	0.00	1,116.02	1,116.02
Special	0.00	6.17	6.15
Total	0.00	1,122.19	1,122.17
Paid	0.00	1,122.19	0.00
Due	0.00	0.00	1,122.17

FUTURE CHARGES

Type	Description	Amount
Special Assessments	437 MILE CREEK DITCH JOINT WITH MERCER COUNTY	2.00
Special Assessments	447 LORAMIE CREEK (RR-64)	3.85
Special Assessments	457 SANDERS DITCH (RR-10)	5.47
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
11/07/2016	Buyer: POEPPelman LAVERN F CO TRUSTEE ETAL Seller: POEPPelman LAV	608 QUIT CLAIM	\$0.00	N	2
07/19/2002	Buyer: POEPPelman LAV Seller: POEPPelman LAV	502 QUIT CLAIM	\$0.00	N	4
Unknown	Buyer: POEPPelman LAV Seller: * NOT ON FILE *	???	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.1750	Acres	0
SA-SMALL ACREAGE	0.7480	Acres	4,860
		Total	36,860

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	1962	Grade C+
Finished Basement	759	Year Remodeled		Fireplace Openings 0
Rooms	8	Full Baths	2	Fireplace Stacks 0
Bed Rooms	4	Half Baths	0	Living Area 2,636
		Other Fixtures	0	Total Area 3,164
				Value 166,260

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	02B-DETACHED BRICK GARAGE	1985		A-AVERAGE	15 X 28	Length x Width (Optional)	420	5,520
1	02B-DETACHED BRICK GARAGE	1970		A-AVERAGE	19 X 28	Length x Width (Optional)	532	4,640
1	CAR-CARPORT	1970		A-AVERAGE	9 X 28	Length x Width (Optional)	252	660
							Total	10,820

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SB/B (1 STORY BRICK / BASEMENT)	1,288	First Floor	1,876	1,876
B	1SB/C (1 STORY BRICK / CRAWLSPACE)	588	Basement	1,288	760
C	GB (BRICK GARAGE)	672	Total	3,164	2,636
D	OFP (OPEN FRAME PORCH)	144			
E	CON (CONCRETE PATIO)	60			
2	02B-DETACHED BRICK GARAGE	532			
3	CAR-CARPORT	252			
4	02B-DETACHED BRICK GARAGE	420			

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