



Parcel: 03-1719401.003
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	JUSTIN F ESSER	Taxpayer	ESSER JUSTIN F
Owner	ESSER JUSTIN F 7330 STATE ROUTE 66 FORT LORAMIE OH 45845-9756		7330 STATE ROUTE 66 FORT LORAMIE OH 45845-9756
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 S19 SW PT NW1/4 SE QR EX 8.50A 030-17-19-401-003 PLAT V13 P443
Location	7330 STATE ROUTE 66 FORT LORAMIE OH 45845		
CD Year		Routing Number	
Acres	1.5000	Sales Amount	225,000.00
Map Number			
Sold			

VALUE

District	03-CYNTHIAN TWP FT LORAMIE SD LAD LFD		
Land Use	510-SINGLE FAMILY DWELLING		
	Appraised	Assessed	
Land	35,250	12,340	
Improvement	117,550	41,140	
Total	152,800	53,480	
CAUV	N	0	0
Homestead	N	0	0
OOB	Y	148,690	52,040
Taxable		152,800	53,480

CURRENT CHARGES

Full Rate	65.550000		
Effective Rate	38.326378		
Qualifying Rate	32.785238		
	Prior	First	Second
Tax	0.00	915.89	915.89
Special	0.00	2.50	2.50
Total	0.00	918.39	918.39
Paid	0.00	918.39	0.00
Due	0.00	0.00	918.39

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	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date		Conveyance	Deed Type	Sales Amount	Valid	# of Properties
08/24/2023	Buyer: ESSER JUSTIN F Seller: MARTZALL KATHY S	570	WARRANTY DEED	\$225,000.00	Y	1
01/03/2020	Buyer: MARTZALL KATHY S Seller: KNASEL BRIAN J	5	WARRANTY DEED	\$160,000.00	Y	1
06/16/2000	Buyer: KNASEL BRIAN J Seller: HILGEFORT EMMA	494	FIDUCIARY	\$82,900.00	Y	1
Unknown	Buyer: HILGEFORT EMMA Seller: * NOT ON FILE *		???	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
SA-SMALL ACREAGE	0.5000	Acres	3,250
		Total	35,250

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	1960	Grade	C-
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	5	Full Baths	1	Fireplace Stacks	0
Bed Rooms	3	Half Baths	0	Living Area	1,312
		Other Fixtures	0	Total Area	2,624
				Value	116,690

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	2004		A-AVERAGE	12 X 16	Length x Width (Optional)	192	0
1	17-POOL	2021		A-AVERAGE		Length x Width (Optional)	1	0
1	WDD-WOOD DECK	2021		A-AVERAGE	8 X 10	Length x Width (Optional)	80	860
							Total	860

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SF/B (1 STORY FRAME / BASEMENT)	1,312	First Floor	1,312	1,312
B	GF (FRAME GARAGE)	528	Basement	1,312	0
C	OFP (OPEN FRAME PORCH)	32	Total	2,624	1,312
D	PAT (PATIO)	48			
E	PAT (PATIO)	528			
2	04-SHED	192			
3	17-POOL	1			
4	WDD-WOOD DECK	80			

