



Parcel: 03-1720400.002

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio

**SUMMARY**

Deeded Name	CHRIS REHFUS		Taxpayer	REHFUS CHRIS	
Owner	REHFUS CHRIS 9365 STATE ROUTE 47 W SIDNEY OH 45365-8645			9365 STATE ROUTE 47 W SIDNEY OH 45365-8645	
Tax District	03-CYNTHIAN TWP FT LORAMIE SD LAD LFD		Land Use	540-MANUFACTURED HOME TAXED AS PERSONAL PROPERTY	
School District	FORT LORAMIE LSD		Subdivision		
Neighborhood	00875-CYNTHIAN TWP FT LORAMIE SD		Legal	R05 T10 S20 LOT 222 IN FORTMAN SUBDIVISION & BEING PT OF SE QR 030-17-20-400-002 PLAT V13 P425	
Location	4588 CARDO RD				
CD Year		Map Number		Routing Number	
Acres	1.0000	Sold	11/08/2021	Sales Amount	52,060.00

VALUE

District	03-CYNTHIAN TWP FT LORAMIE SD LAD LFD
Land Use	540-MANUFACTURED HOME TAXED AS PERSONAL PROPERTY

	Appraised	Assessed
Land	32,000	11,200
Improvement	38,700	13,550
Total	70,700	24,750
CAUV	N 0	0
Homestead	N 0	0
OOC	N 0	0
Taxable	70,700	24,750

CURRENT CHARGES

Full Rate	65.550000
Effective Rate	38.326378
Qualifying Rate	32.785238

	Prior	First	Second
Tax	0.00	433.73	433.73
Special	0.00	1.50	1.50
Total	0.00	435.23	435.23
Paid	0.00	435.23	0.00
Due	0.00	0.00	435.23

FUTURE CHARGES

Type	Description	Amount
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
11/08/2021	Buyer: REHFUS CHRIS Seller: MCCUNE JOHN	997 WARRANTY DEED	\$52,060.00	Y	1
11/08/2021	Buyer: MCCUNE JOHN Seller: MCCUNE JOHN D TRUSTEE	996 FIDUCIARY	\$86,000.00	N	1
07/22/2020	Buyer: MCCUNE JOHN D TRUSTEE Seller: MCCUNE DAVID D	356 QUIT CLAIM	\$0.00	N	2
03/05/2008	Buyer: MCCUNE DAVID D Seller: COTTERMAN TERR	144 WARRANTY DEED	\$86,000.00	Y	1
11/15/2004	Buyer: COTTERMAN TERR Seller: COTTERMAN TERR	741 QUIT CLAIM	\$0.00	N	1
Unknown	Buyer: COTTERMAN TERR Seller: * NOT ON FILE *	??? ???	\$12,000.00	Y	1
Unknown	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *	??? ???	\$9,536.00	Y	1

LAND

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

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	OLD		A-AVERAGE	10 X 8	Length x Width (Optional)	80	0
1	04-SHED	1900		A-AVERAGE	10 X 10	Length x Width (Optional)	100	0
1	04-SHED	OLD		A-AVERAGE	14 X 8	Length x Width (Optional)	112	0
1	126-POLE BARN	1987		A-AVERAGE	36 X 24	Length x Width (Optional)	864	5,630
1	126-POLE BARN	2002		A-AVERAGE	28 X 60	Length x Width (Optional)	1,680	14,420
1	31-MH ADDITION	1987		A-AVERAGE	57 X 18	Length x Width (Optional)	1,026	16,680
1	32-MH/LRE	1968		A-AVERAGE	57 X 12	Length x Width (Optional)	684	0
1	WDD-WOOD DECK	1987		A-AVERAGE		Length x Width (Optional)	420	1,970
							Total	38,700

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
1	32-MH/LRE	684	Total	0	0
2	31-MH ADDITION	1,026			
3	WDD-WOOD DECK	420			
4	126-POLE BARN	864			
5	126-POLE BARN	1,680			
6	04-SHED	80			
7	04-SHED	100			
8	04-SHED	112			

