



Parcel: 03-1730326.002
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	DAVID F GASSON	Taxpayer	GASSON DAVID F
Owner	GASSON DAVID F 6489 STATE ROUTE 66 FORT LORAMIE OH 45845		6489 STATE ROUTE 66 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 S30 COMP TRACT SW QR 030-17-30-326-002 PLAT V32 P156
Location	6489 STATE ROUTE 66 FORT LORAMIE OH 45845		
CD Year		Routing Number	
Acres	0.6340	Sold	04/17/2017
		Sales Amount	0.00

VALUE

District	03-CYNTHIAN TWP FT LORAMIE SD LAD LFD		
Land Use	510-SINGLE FAMILY DWELLING		
	Appraised	Assessed	
Land	22,720	7,950	
Improvement	149,310	52,260	
Total	172,030	60,210	
CAUV	N	0	0
Homestead	Y	28,000	9,800
OOB	Y	172,030	60,210
Taxable		172,030	60,210

CURRENT CHARGES

Full Rate	65.550000		
Effective Rate	38.326378		
Qualifying Rate	32.785238		
	Prior	First	Second
Tax	0.00	862.69	862.69
Special	0.00	23.50	23.50
Total	0.00	886.19	886.19
Paid	0.00	886.19	0.00
Due	0.00	0.00	886.19

FUTURE CHARGES

Type	Description	Amount
Special Assessments	084 NEWPORT LIGHTING	40.00
Special Assessments	437 MILE CREEK DITCH JOINT WITH MERCER COUNTY	2.00
Special Assessments	447 LORAMIE CREEK (RR-64)	4.00
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date		Conveyance	Deed Type	Sales Amount	Valid	# of Properties
04/17/2017	Buyer: GASSON DAVID F Seller: GASSON DAVID F	226	WARRANTY DEED	\$0.00	N	1
01/04/2000	Buyer: GASSON DAVID F Seller: SCHWARTZ PAUL	7	FI	\$39,900.00	Y	2
12/28/1995	Buyer: SCHWARTZ PAUL Seller: * NOT ON FILE *	714	???	\$0.00	N	1
Unknown	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *		???	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	0.5300	Acres	22,720
RD-ROAD	0.1040	Acres	0
		Total	22,720

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	2013	Grade	D+
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	4	Full Baths	2	Fireplace Stacks	0
Bed Rooms	2	Half Baths	0	Living Area	1,178
		Other Fixtures	0	Total Area	1,178
				Value	149,310

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	OLD		A-AVERAGE	12 X 7	Length x Width (Optional)	84	0
							Total	0

SKETCH

Card 1		ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
		A	1SF/C (1 STORY FRAME / CRAWLSPACE)	1,178	First Floor	1,178	1,178
		B	PAT (PATIO)	204	Total	1,178	1,178
		C	STP (STOOP)	24			
2	04-SHED			84			

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