



Parcel: 13-0535251.003

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio



SUMMARY

Deeded Name	STEVEN E BROWN & GAIL S BROWN			Taxpayer	BROWN STEVEN E & GAIL S		
Owner	BROWN STEVEN E & GAIL S 13050 SIDNEY FREYBURG RD ANNA OH 45302				13050 SIDNEY FREYBURG RD ANNA OH 45302		
Tax District	13-FRANKLIN TWP ANNA SD AAD AFD			Land Use	510-SINGLE FAMILY DWELLING		
School District	ANNA LSD			Subdivision			
Neighborhood	00675-FRANKLIN TWP ANNA SD (NORTH)			Legal	R06 T07 S35 LOT 176 IN HENSCHEN SUB #7 & BEING PT OF NE QR 100-05-35-251-003 PLAT V27 P159		
Location	13050 SIDNEY FREYBURG RD ANNA OH 45302						
CD Year		Map Number		Routing Number			
Acres	1.1480	Sold		06/19/1998	Sales Amount	13,500.00	

VALUE

District	13-FRANKLIN TWP ANNA SD AAD AFD		
Land Use	510-SINGLE FAMILY DWELLING		
	Appraised	Assessed	
Land	32,070	11,220	
Improvement	246,580	86,300	
Total	278,650	97,520	
CAUV	N	0	0
Homestead	N	0	0
OOB	Y	277,060	96,970
Taxable		278,650	97,520

CURRENT CHARGES

Full Rate	50.550000		
Effective Rate	32.157415		
Qualifying Rate	30.019596		
	Prior	First	Second
Tax	0.00	1,385.23	1,385.23
Special	0.00	2.54	2.53
Total	0.00	1,387.77	1,387.76
Paid	0.00	1,387.77	1,387.76
Due	0.00	0.00	0.00

FUTURE CHARGES

Type	Description	Amount
Special Assessments	414 PLUM CREEK MAIN (RR-44)	2.00
Special Assessments	419 FRIDLEY DITCH_/PLUM CREEK (RR-21)	2.07
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date		Conveyance	Deed Type	Sales Amount	Valid	# of Properties
06/19/1998	Buyer: BROWN STEVEN E & GAIL S Seller: CITIZENS COMME	551	FIDUCIARY	\$13,500.00	Y	1
12/02/1997	Buyer: CITIZENS COMME Seller: * NOT ON FILE *	646	???	\$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	1.0000	Acres	32,000
RD-ROAD	0.1400	Acres	0
SA-SMALL ACREAGE	0.0100	Acres	70
Total			32,070

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	1998	Grade	C
Finished Basement	0	Year Remodeled		Fireplace Openings	1
Rooms	5	Full Baths	2	Fireplace Stacks	0
Bed Rooms	3	Half Baths	0	Living Area	1,940
		Other Fixtures	2	Total Area	1,940
				Value	245,060

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	2006		A-AVERAGE	20 X 12	Length x Width (Optional)	240	1,520
							Total	1,520

SKETCH

Card 1		ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A			1SB/C (1 STORY BRICK / CRAWLSPACE)	1,940	First Floor	1,940	1,940
B			GB (BRICK GARAGE)	483	Total	1,940	1,940
C			OFP (OPEN FRAME PORCH)	132			
D			WDD (WOOD DECK)	256			
2			04-SHED	240			

