



Parcel: 13-0535451.003

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	CAROLYN M KONST & & MICHAEL W KONST	Taxpayer	KONST CAROLYN M & MICHAEL W
Owner	KONST CAROLYN M & MICHAEL W 12664 SIDNEY FREYBURG RD ANNA OH 45302		12664 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 125 IN CREEKSIDE SUB 1ST ADDN& BEING PT OF SE QR 100-05-35-451-003 PLAT V23 P401
Location	12664 SIDNEY FREYBURG RD ANNA OH 45302		
CD Year		Routing Number	
Acres	1.3420	Sales Amount	269,900.00
Map Number			
Sold			

VALUE

District	13-FRANKLIN TWP ANNA SD AAD AFD	
Land Use	510-SINGLE FAMILY DWELLING	
	Appraised	Assessed
Land	33,300	11,660
Improvement	328,670	115,030
Total	361,970	126,690
CAUV N	0	0
Homestead N	0	0
OOO Y	356,450	124,760
Taxable	361,970	126,690

CURRENT CHARGES

Full Rate	50.550000		
Effective Rate	32.157415		
Qualifying Rate	30.019596		
	Prior	First	Second
Tax	0.00	1,800.04	1,800.04
Special	0.00	2.70	2.70
Total	0.00	1,802.74	1,802.74
Paid	0.00	1,802.74	0.00
Due	0.00	0.00	1,802.74

FUTURE CHARGES

Type	Description	Amount
Special Assessments	414 PLUM CREEK MAIN (RR-44)	2.00
Special Assessments	419 FRIDLEY DITCH_/PLUM CREEK (RR-21)	2.40
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date		Conveyance	Deed Type	Sales Amount	Valid	# of Properties
05/25/2016	Buyer: KONST & CAROLYN M & MICHAEL W KONST Seller: FLESHER DANA E	354	WARRANTY DEED	\$269,900.00	Y	1
06/16/2003	Buyer: FLESHER DANA E Seller: FINKENBINE TER	524	SURVIVORSHIP DEED	\$222,000.00	Y	1
04/30/1999	Buyer: FINKENBINE TER Seller: FINKENBINE TER	292	QUIT CLAIM	\$0.00	N	2
11/17/1993	Buyer: FINKENBINE TER Seller: * NOT ON FILE *	1069	???	\$11,250.00	Y	1
03/22/1993	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *	216	???	\$7,500.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.1400	Acres	0
SA-SMALL ACREAGE	0.2000	Acres	1,300
		Total	33,300

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	1996	Grade	B-
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	6	Full Baths	2	Fireplace Stacks	0
Bed Rooms	3	Half Baths	0	Living Area	2,279
		Other Fixtures	0	Total Area	4,558
				Value	324,450

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	2019		A-AVERAGE	16 X 24	Length x Width (Optional)	384	2,650
1	OFP-OPEN FRAME PORCH	2019		A-AVERAGE	4 X 24	Length x Width (Optional)	96	1,570
							Total	4,220

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SB/B (1 STORY BRICK / BASEMENT)	2,279	First Floor	2,279	2,279
B	GB (BRICK GARAGE)	525	Basement	2,279	0
C	OFP (OPEN FRAME PORCH)	124	Total	4,558	2,279
D	PAT (PATIO)	634			
1	04-SHED	384			
2	OFP-OPEN FRAME PORCH	96			

