



Parcel: 13-0535451.008
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	RICK A ADAMSON & JODIE L ADAMSON			Taxpayer	ADAMSON RICK A & JODIE L		
Owner	ADAMSON RICK A & JODIE L 12554 SIDNEY FREYBURG RD ANNA OH 45302				12554 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)						
Location	12554 SIDNEY FREYBURG RD ANNA OH 45302			Legal	R06 T07 S35 LOT 113 IN CREEK SIDE SUBD & BEING PT OF SE QR 100-05-35-451-008 PLAT V23 P361		
CD Year	2024	Map Number		Routing Number			
Acres	1.2940	Sold		10/20/1998	Sales Amount	0.00	

VALUE

District	13-FRANKLIN TWP ANNA SD AAD AFD
Land Use	510-SINGLE FAMILY DWELLING

	Appraised	Assessed
Land	33,040	11,560
Improvement	208,400	72,940
Total	241,440	84,500
CAUV	N	0
Homestead	N	0
OOB	N	0
Taxable	241,440	84,500

CURRENT CHARGES

Full Rate	50.550000
Effective Rate	32.157415
Qualifying Rate	30.019596

	Prior	First	Second
Tax	1,344.55	1,231.86	1,231.86
Special	2.66	2.66	2.66
Penalty	138.33	0.00	0.00
Total	1,485.54	1,234.52	1,234.52
Paid	1,485.54	1,234.52	0.00
Due	0.00	0.00	1,234.52

FUTURE CHARGES

Type	Description	Amount
Special Assessments	414 PLUM CREEK MAIN (RR-44)	2.00
Special Assessments	419 FRIDLEY DITCH_/PLUM CREEK (RR-21)	2.32
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
10/20/1998	Buyer: ADAMSON RICK A & JODIE L Seller: ADAMSON RICK A	594 SURVIVORSHIP DEED	\$0.00	N	1
09/28/1998	Buyer: ADAMSON RICK A Seller: ADAMSON RICK A	554 QUIT CLAIM	\$0.00	N	1
05/13/1994	Buyer: ADAMSON RICK A Seller: BONIFAS GEORGE	430 ???	\$11,000.00	Y	1
09/23/1992	Buyer: BONIFAS GEORGE Seller: * NOT ON FILE *	753 ???	\$62,000.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.1300	Acres	0
SA-SMALL ACREAGE	0.1600	Acres	1,040
Total			33,040

DWELLING

Card 1				
Style	1-CONVENTIONAL	Family Rooms	0	Heating Y
Stories	2.00	Dining Rooms	0	Cooling Y
Rec Room Area	0	Year Built	1994	Grade C+
Finished Basement	0	Year Remodeled		Fireplace Openings 0
Rooms	8	Full Baths	2	Fireplace Stacks 0
Bed Rooms	3	Half Baths	1	Living Area 2,136
		Other Fixtures	0	Total Area 2,214
				Value 208,400

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	2SF (2 STORY FRAME)	832	Attic	273	195
B	1SF/OH=NV (1 STORY FRAME / OH=NV)	70	Full Upper Floor	902	902
C	A/1SF (ATTIC / 1 STORY FRAME)	195	First Floor	1,039	1,039
D	1SF (1 STORY FRAME)	12	Total	2,214	2,136
E	GF (FRAME GARAGE)	342			
F	A/GF (ATTIC / FRAME GARAGE)	78			
G	WDD (WOOD DECK)	200			
H	OFP (OPEN FRAME PORCH)	196			

