



Parcel: 13-0906400.009
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	DAVID DIDIER	Taxpayer	DIDIER DAVID
Owner	DIDIER DAVID 11525 WENGER RD ANNA OH 45302		11525 WENGER 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 T08 S06 TRACT A OF BARHORST PLAT & BEING PT OF SE QR 100-09-06-400-009 PLAT V25 P342
Location	11525 WENGER RD ANNA OH 45302		
CD Year		Routing Number	
Acres	4.0000	Sales Amount	530,000.00
Map Number			
Sold			

VALUE

District	13-FRANKLIN TWP ANNA SD AAD AFD		
Land Use	510-SINGLE FAMILY DWELLING		
	Appraised	Assessed	
Land	50,920	17,820	
Improvement	508,950	178,130	
Total	559,870	195,950	
CAUV	N	0	0
Homestead	N	0	0
OOCC	Y	540,950	189,330
Taxable	559,870	195,950	

CURRENT CHARGES

Full Rate	50.550000		
Effective Rate	32.157415		
Qualifying Rate	30.019596		
	Prior	First	Second
Tax	0.00	2,785.49	2,785.49
Special	0.00	5.77	5.76
Total	0.00	2,791.26	2,791.25
Paid	0.00	2,791.26	0.00
Due	0.00	0.00	2,791.25

FUTURE CHARGES

Type	Description	Amount
Special Assessments	404 TURTLE CREEK DITCH (RR-51)	10.53
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date		Conveyance	Deed Type	Sales Amount	Valid	# of Properties
09/14/2017	Buyer: DIDIER DAVID Seller: STOWE MARK S &	741	WA	\$530,000.00	Y	2
06/26/2001	Buyer: STOWE MARK S & Seller: NOLL MIKE & LE	600	WARRANTY DEED	\$325,000.00	Y	1
06/23/1997	Buyer: NOLL MIKE & LE Seller: BARHORST DAVID	510	WARRANTY DEED	\$24,000.00	Y	1
06/23/1997	Buyer: BARHORST DAVID Seller: BARHORST ROSEL	343	WA	\$0.00	N	2
Unknown	Buyer: BARHORST ROSEL Seller: * NOT ON FILE *		???	\$0.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.0900	Acres	0
SA-SMALL ACREAGE	2.9100	Acres	18,920
Total			50,920

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	1998	Grade	B+
Finished Basement	2,000	Year Remodeled		Fireplace Openings	0
Rooms	9	Full Baths	4	Fireplace Stacks	0
Bed Rooms	4	Half Baths	1	Living Area	5,374
		Other Fixtures	4	Total Area	5,885
				Value	508,950

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	900.055-ELV	2012		A-AVERAGE		(Not Applicable)	3	0
							Total	0

SKETCH

Card 1					
ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	2SB/B (2 STORY BRICK / BASEMENT)	417	First Floor	2,399	2,399
B	1SB/GBW/B (1 STORY BRICK / BRICK GARAGE - 2 WALLS / BASEMENT)	126	Full Upper Floor	975	975
C	2SB/B (2 STORY BRICK / BASEMENT)	432	Basement	2,511	2,000
D	1SB/B (1 STORY BRICK / BASEMENT)	527	Total	5,885	5,374
E	CATHB/1SB/B (BRICK HOME CATHEDRAL CEILING / 1 STORY BRICK / BASEMENT)	1,009			
F	1SF (1 STORY FRAME)	14			
G	GB (BRICK GARAGE)	799			
H	STP (STOOP)	74			
I	WDD (WOOD DECK)	275			
J	PAT (PATIO)	474			
K	PAT (PATIO)	190			
L	WDD/PAT (WOOD DECK / PATIO)	152			

