



Parcel: 13-0906400.010
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	CHAD E ROE & PENNY J ROE	Taxpayer	ROE CHAD E & PENNY J
Owner	ROE CHAD E & PENNY J 11571 WENGER RD ANNA OH 45302		11571 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 B OF BARHORST PLAT & BEING PT OF SE QR 100-09-06-400-010 PLAT V25 P342
Location	11571 WENGER RD ANNA OH 45302		
CD Year		Routing Number	
Acres	4.0000	Sales Amount	415,000.00
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	448,710	157,050
Total	499,630	174,870
CAUV N	0	0
Homestead N	0	0
OOC Y	444,930	155,730
Taxable	499,630	174,870

CURRENT CHARGES

Full Rate	50.550000		
Effective Rate	32.157415		
Qualifying Rate	30.019596		
	Prior	First	Second
Tax	0.00	2,490.75	2,490.75
Special	0.00	5.77	5.76
Total	0.00	2,496.52	2,496.51
Paid	0.00	2,496.52	0.00
Due	0.00	0.00	2,496.51

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
07/18/2018	Buyer: ROE CHAD E & PENNY J Seller: MCINTYRE BRIAN	512	WARRANTY DEED	\$415,000.00	Y	1
07/11/2017	Buyer: MCINTYRE BRIAN Seller: MCINTYRE BRIAN	416	QUIT CLAIM	\$0.00	N	1
08/28/2008	Buyer: MCINTYRE BRIAN Seller: FISCHER KEITH	651	WARRANTY DEED	\$315,000.00	Y	1
10/29/2001	Buyer: FISCHER KEITH Seller: NOLL MARK	1027	WARRANTY DEED	\$310,000.00	Y	1
06/23/1997	Buyer: NOLL MARK Seller: BARHORST DAVID	509	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	937	Year Remodeled		Fireplace Openings	0
Rooms	13	Full Baths	2	Fireplace Stacks	0
Bed Rooms	4	Half Baths	1	Living Area	3,413
		Other Fixtures	1	Total Area	4,350
				Value	411,790

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	33-POLE BUILDING	2008		A-AVERAGE	64 X 40	Length x Width (Optional)	2,560	23,440
1	OFP-OPEN FRAME PORCH	2019		A-AVERAGE	18 X 64	Length x Width (Optional)	1,152	12,340
1	PAT-PATIO	2005		A-AVERAGE	12 X 12	Length x Width (Optional)	144	210
1	WDD-WOOD DECK	2005		A-AVERAGE	14 X 12	Length x Width (Optional)	168	930
							Total	36,920

SKETCH

Card 1					
ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	2SB/B (2 STORY BRICK / BASEMENT)	422	First Floor	1,874	1,874
B	1SB/GBW (1 STORY BRICK / BRICK GARAGE - 2 WALLS)	180	Full Upper Floor	602	602
			Basement	1,874	937
C	1SB/B (1 STORY BRICK / BASEMENT)	48	Total	4,350	3,413
D	1SB/B (1 STORY BRICK / BASEMENT)	704			
E	CATHB (BRICK HOME CATHEDRAL CEILING)	704			
F	1SB/B (1 STORY BRICK / BASEMENT)	654			
G	1SB/B (1 STORY BRICK / BASEMENT)	46			
H	PAT (PATIO)	404			
I	GB (BRICK GARAGE)	792			
J	WDD (WOOD DECK)	688			
K	OMP (OPEN MASONRY PORCH)	48			
L	BAY (BAY WINDOW)	7			
M	BAY (BAY WINDOW)	16			
3	33-POLE BUILDING	2,560			
4	PAT-PATIO	144			
5	WDD-WOOD DECK	168			
6	OFP-OPEN FRAME PORCH	1,152			

