



Parcel: 22-2504400.005
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	JESSICA D MCCLENEN TRUSTEE OF THE BLUE PRESERVATION TRUST DATED 05/17/2023				
Owner	MCCLLENEN JESSICA D TRUSTEE 4411 DAWSON RD HOUSTON OH 45333	Taxpayer	MCCLLENEN JESSICA D TRUSTEE 4411 DAWSON RD HOUSTON OH 45333		
Tax District	22-LORAMIE TWP HHSD HAD HFD	Land Use	510-SINGLE FAMILY DWELLING		
School District	HARDIN-HOUSTON LSD	Subdivision			
Neighborhood	00765-LORAMIE TWP-HHSD	Legal	R05 T09 S04 CT PT N PT E1/2 SE QR 180-25-04-400-005		
Location	4411 DAWSON RD HOUSTON OH 45333				
CD Year		Map Number	Routing Number		
Acres	0.8500	Sold	09/28/2023	Sales Amount	0.00

VALUE

District	22-LORAMIE TWP HHSD HAD HFD
Land Use	510-SINGLE FAMILY DWELLING

	Appraised	Assessed
Land	30,400	10,640
Improvement	189,940	66,480
Total	220,340	77,120
CAUV	N	0
Homestead	Y	28,000
OOC	Y	214,870
Taxable	220,340	77,120

CURRENT CHARGES

Full Rate	60.070000		
Effective Rate	40.299025		
Qualifying Rate	34.247682		
	Prior	First	Second
Tax	0.00	1,213.19	1,213.19
Special	0.00	1.50	1.50
Total	0.00	1,214.69	1,214.69
Paid	0.00	1,214.69	0.00
Due	0.00	0.00	1,214.69

FUTURE CHARGES

Type	Description	Amount
Special Assessments	447 LORAMIE CREEK (RR-64)	2.00
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
09/28/2023	Buyer: MCCLLENEN JESSICA D TRUSTEE Seller: BLUE ADELBERT & BETTY	578	WARRANTY DEED	\$0.00	N 2
Unknown	Buyer: BLUE ADELBERT & BETTY Seller: * NOT ON FILE *	???	\$35,000.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	0.8500	Acres	30,400
Total			30,400

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	2009	Grade		C
Finished Basement	0	Year Remodeled		Fireplace Openings		0
Rooms	4	Full Baths	1	Fireplace Stacks		0
Bed Rooms	2	Half Baths	0	Living Area		1,296
		Other Fixtures	0	Total Area		1,296
				Value		174,310

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	02-DETACHED GARAGE	1997		A-AVERAGE	24 X 40	Length x Width (Optional)	960	10,160
1	11-LEAN-TO	1961		A-AVERAGE	15 X 32	Length x Width (Optional)	480	1,090
1	126-POLE BARN	1990		A-AVERAGE	32 X 24	Length x Width (Optional)	768	4,380
Total								15,630

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SF/C (1 STORY FRAME / CRAWLSPACE)	1,296	First Floor	1,296	1,296
B	PAT (PATIO)	192	Total	1,296	1,296
C	OFP (OPEN FRAME PORCH)	288			
3	11-LEAN-TO	480			
4	126-POLE BARN	768			
5	02-DETACHED GARAGE	960			

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