



Parcel: 22-2517400.007
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	ALLAN L BENNETT & MARY E BENNETT			Taxpayer	BENNETT ALAN L & MARY E		
Owner	BENNETT ALAN L & MARY E 4771 RUSSIA VERSAILLES RD HOUSTON OH 45333				4771 RUSSIA VERSAILLES 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						
Location	4771 RUSSIA VERSAILLES RD HOUSTON OH 45333			Legal	R05 T09 S17 PT OF SE QR 180-25-17-400-007 PLAT V25 P219		
CD Year		Map Number			Routing Number		
Acres	10.2800	Sold		11/13/2017	Sales Amount	273,000.00	

VALUE

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

	Appraised	Assessed
Land	78,580	27,500
Improvement	222,300	77,810
Total	300,880	105,310
CAUV	N	0
Homestead	N	0
OOC	Y	242,660
Taxable	300,880	105,310

CURRENT CHARGES

Full Rate	60.070000		
Effective Rate	40.299025		
Qualifying Rate	34.247682		
	Prior	First	Second
Tax	0.00	1,905.27	1,905.27
Special	0.00	20.99	20.98
Total	0.00	1,926.26	1,926.25
Paid	0.00	1,926.26	0.00
Due	0.00	0.00	1,926.25

FUTURE CHARGES

Type	Description	Amount
Special Assessments	070 KLASSE JOINT OPEN/MIAMI (RR-36)	28.90
Special Assessments	447 LORAMIE CREEK (RR-64)	12.07
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
11/13/2017	Buyer: BENNETT ALLAN L & MARY E Seller: THOMAS MICHAEL	934	WA	\$273,000.00	Y 3
09/26/2012	Buyer: THOMAS MICHAEL Seller: WERLING KENNET	618	SU	\$242,900.00	Y 3
10/17/1996	Buyer: WERLING KENNET Seller: * NOT ON FILE *	1034	WA	\$150,000.00	Y 3

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.2000	Acres	0
SA-SMALL ACREAGE	9.0800	Acres	46,580
Total			78,580

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	1999	Grade	C
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	6	Full Baths	2	Fireplace Stacks	1
Bed Rooms	3	Half Baths	0	Living Area	2,160
		Other Fixtures	1	Total Area	2,160
				Value	210,660

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	03-BATHHOUSE/COTTAGE	2019		A-AVERAGE	14 X 40	Length x Width (Optional)	560	10,070
1	04-SHED	2009		A-AVERAGE	8 X 10	Length x Width (Optional)	80	0
1	04-SHED	OLD		A-AVERAGE	12 X 12	Length x Width (Optional)	144	0
1	49-SHELTER	2023		A-AVERAGE	24 X 7	Length x Width (Optional)	168	0
1	OFP-OPEN FRAME PORCH	2019		A-AVERAGE	6 X 14	Length x Width (Optional)	84	1,570
							Total	11,640

SKETCH

Card 1					
ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	A/1SF/C (ATTIC / 1 STORY FRAME / CRAWLSPACE)	560	First Floor	1,600	1,600
B	VALTF/1SF/C (FRAME HOME VAULTED CEILING / 1 STORY FRAME / CRAWLSPACE)	560	Attic	560	560
			Total	2,160	2,160
C	OFP (OPEN FRAME PORCH)	444			
D	EBW (ENCLOSED BREEZEWAY)	156			
E	GF (FRAME GARAGE)	864			
F	PAT (PATIO)	132			
G	1SF/C (1 STORY FRAME / CRAWLSPACE)	480			
H	WDD (WOOD DECK)	96			
2	04-SHED	80			
3	04-SHED	144			
4	03-BATHHOUSE/COTTAGE	560			
5	OFP-OPEN FRAME PORCH	84			
6	49-SHELTER	168			

