



Parcel: 31-1706429.001
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	SDRC LLC	Taxpayer	SDRC LLC
Owner	SDRC LLC		151B LIBERTY WAY
	151B LIBERTY WAY		FORT LORAMIE OH 45845-9361
Tax District	31-MCLEAN TWP FT LORAMIE CORP FT LORAMIE	Land Use	550-CONDOMINIUM RESIDENTIAL UNIT
	SD LAD LFD		
School District	FORT LORAMIE LSD	Subdivision	
Neighborhood	00355-LIBERTY SUBDIVISION CONDOS		
Location	151 LIBERTY WAY UNIT B	Legal	R05 T10 S06 LOT 508 UNIT 1 LIBERTY SUB
	FORT LORAMIE OH 45845		CONDO IN VILLAGE OF FT LORAMIE & 50% UND
			INT COMMON AREA240-17-06-429-001
			PLAT V33 P54
CD Year	Map Number	Routing Number	
Acres	Sold	Sales Amount	0.00
0.2290			

VALUE

District	31-MCLEAN TWP FT LORAMIE CORP FT LORAMIE
	SD LAD LFD
Land Use	550-CONDOMINIUM RESIDENTIAL UNIT

	Appraised	Assessed
Land	21,250	7,440
Improvement	262,260	91,790
Total	283,510	99,230
CAUV	N	0
Homestead	Y	28,000
OOC	Y	283,510
Taxable		283,510

CURRENT CHARGES

Full Rate	67.900000
Effective Rate	39.702965
Qualifying Rate	34.161825

	Prior	First	Second
Tax	0.00	1,584.40	1,584.40
Special	0.00	2.50	2.50
Total	0.00	1,586.90	1,586.90
Paid	0.00	1,586.90	900.00
Due	0.00	0.00	686.90

FUTURE CHARGES

Type	Description	Amount
Special Assessments	437 MILE CREEK DITCH JOINT WITH MERCER COUNTY	2.00
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
09/04/2024	Buyer: SDRC LLC Seller: BROERMAN JOVITA M	QUIT CLAIM	\$0.00	N	1
06/01/2020	Buyer: BROERMAN JOVITA M Seller: BROERMAN SYLVESTER A TRUSTEE & JOVITA M TRUSTEE	WARRANTY DEED	\$0.00	N	1
06/05/2012	Buyer: BROERMAN SYLVESTER A TRUSTEE & JOVITA M TRUSTEE Seller: EHEMANN KATHLE	QUIT CLAIM	\$0.00	N	1
02/13/2012	Buyer: EHEMANN KATHLE Seller: SANDERS BERNAR	QUIT CLAIM	\$0.00	N	1
02/13/2012	Buyer: SANDERS BERNAR Seller: SANDERS BERNAR	TRUSTEE	\$0.00	N	1
02/13/2012	Buyer: SANDERS BERNAR Seller: SANDERS BERNAR	AFFIDAVIT	\$0.00	N	1
02/04/2011	Buyer: SANDERS BERNAR Seller: DTD DEVELOPMEN	WARRANTY DEED	\$210,000.00	Y	1
08/11/2003	Buyer: DTD DEVELOPMEN Seller: * NOT ON FILE *	WA	\$200,000.00	Y	8

LAND

Type	Dimensions	Description	Value
FL-FRONT LOT (FF)	77.0000 X 101.0000	Effective - Frontage / Depth	21,250
		Total	21,250

DWELLING

Card 1					
Style	6-CONDOMINIUM	Family Rooms	0	Heating	Y
Stories	1.00	Dining Rooms	0	Cooling	Y
Rec Room Area	0	Year Built	2011	Grade	B
Finished Basement	311	Year Remodeled		Fireplace Openings	0
Rooms	4	Full Baths	2	Fireplace Stacks	0
Bed Rooms	2	Half Baths	1	Living Area	1,636
		Other Fixtures	0	Total Area	2,648
				Value	262,260

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SB/B (1 STORY BRICK / BASEMENT)	1,324	First Floor	1,324	1,324
B	GB (BRICK GARAGE)	572	Basement	1,324	312
C	OMP (OPEN MASONRY PORCH)	16	Total	2,648	1,636
D	PAT (PATIO)	154			
E	OFP (OPEN FRAME PORCH)	144			

