



Parcel: 31-1706432.001  
AMY L. BERNING  
Shelby County Auditor | Shelby County, Ohio

Year: 2024



## SUMMARY

|                 |                                                                                |             |                                                                                           |
|-----------------|--------------------------------------------------------------------------------|-------------|-------------------------------------------------------------------------------------------|
| Deeded Name     | DONALD R REED JR & LISA M REED                                                 |             |                                                                                           |
| Owner           | REED DONALD R JR & LISA M<br>130 B LIBERTY WAY UNIT 1<br>FORT LORAMIE OH 45845 | Taxpayer    | REED DONALD R JR & LISA M<br>130 B LIBERTY WAY UNIT 1<br>FORT LORAMIE OH 45845            |
| Tax District    | 31-MCLEAN TWP FT LORAMIE CORP FT LORAMIE<br>SD LAD LFD                         | Land Use    | 510-SINGLE FAMILY DWELLING                                                                |
| School District | FORT LORAMIE LSD                                                               | Subdivision |                                                                                           |
| Neighborhood    | 00355-LIBERTY SUBDIVISION CONDOS                                               | Legal       | R05 T10 S06 LOT 547 LIBERTY SUBDIVISION UNIT 1<br>VILLAGE OF FORT LORAMIE<br>PLAT V35 P49 |
| Location        | 130B LIBERTY WAY<br>FORT LORAMIE OH 45845                                      |             |                                                                                           |
| CD Year         |                                                                                | Map Number  | Routing Number                                                                            |
| Acres           | 0.1430                                                                         | Sold        | 01/21/2020                                                                                |
|                 |                                                                                |             | Sales Amount 318,407.00                                                                   |

## VALUE

|          |                                                        |
|----------|--------------------------------------------------------|
| District | 31-MCLEAN TWP FT LORAMIE CORP FT LORAMIE<br>SD LAD LFD |
| Land Use | 510-SINGLE FAMILY DWELLING                             |

|             | Appraised | Assessed |
|-------------|-----------|----------|
| Land        | 15,300    | 5,360    |
| Improvement | 310,310   | 108,610  |
| Total       | 325,610   | 113,970  |
| CAUV        | N 0       | 0        |
| Homestead   | N 0       | 0        |
| OOC         | Y 325,610 | 113,970  |
| Taxable     | 325,610   | 113,970  |

## CURRENT CHARGES

|                 |           |
|-----------------|-----------|
| Full Rate       | 67.900000 |
| Effective Rate  | 39.702965 |
| Qualifying Rate | 34.161825 |

|         | Prior | First    | Second   |
|---------|-------|----------|----------|
| Tax     | 0.00  | 2,019.15 | 2,019.15 |
| Special | 0.00  | 2.50     | 2.50     |
| Total   | 0.00  | 2,021.65 | 2,021.65 |
| Paid    | 0.00  | 2,021.65 | 0.00     |
| Due     | 0.00  | 0.00     | 2,021.65 |

## 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 |
|------------|------------------------------------------------------------|-------------------|--------------|-------|-----------------|
| 01/21/2020 | Buyer: REED DONALD R JR & LISA M<br>Seller: WEIGANDT RICHA | 32 WARRANTY DEED  | \$318,407.00 | Y     | 1               |
| 05/16/2008 | Buyer: WEIGANDT RICHA<br>Seller: * NOT ON FILE *           | 288 WARRANTY DEED | \$0.00       | N     | 1               |

## LAND

| Type              | Dimensions         | Description                  | Value  |
|-------------------|--------------------|------------------------------|--------|
| FL-FRONT LOT (FF) | 50.0000 X 125.0000 | Effective - Frontage / Depth | 15,300 |
|                   |                    | Total                        | 15,300 |

## 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     | 2020 | Grade C+             |
| Finished Basement | 0              | Year Remodeled |      | Fireplace Openings 0 |
| Rooms             | 5              | Full Baths     | 2    | Fireplace Stacks 0   |
| Bed Rooms         | 2              | Half Baths     | 0    | Living Area 1,670    |
|                   |                | Other Fixtures | 0    | Total Area 3,340     |
|                   |                |                |      | Value 310,310        |

SKETCH

Card 1

| ID | Description                      | Size  | Floor       | Floor Area (ft²) | Living Area (ft²) |
|----|----------------------------------|-------|-------------|------------------|-------------------|
| A  | 1SB/B (1 STORY BRICK / BASEMENT) | 1,670 | First Floor | 1,670            | 1,670             |
| B  | OFP (OPEN FRAME PORCH)           | 192   | Basement    | 1,670            | 0                 |
| C  | GB (BRICK GARAGE)                | 520   | Total       | 3,340            | 1,670             |
| D  | OFP (OPEN FRAME PORCH)           | 120   |             |                  |                   |
| E  | PAT (PATIO)                      | 182   |             |                  |                   |

