



Parcel: 44-1425301.002

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio

**SUMMARY**

Deeded Name	JEDIDIAH S FINN & MINDY L FINN	Taxpayer	FINN JEDIDIAH S & MINDY L
Owner	FINN JEDIDIAH S & MINDY L 12468 SHROYER RD MAPLEWOOD OH 45340		12468 SHROYER RD MAPLEWOOD OH 45340
Tax District	44-SALEM TWP SIDNEY SD PPS PJFD	Land Use	510-SINGLE FAMILY DWELLING
School District	SIDNEY CSD	Subdivision	
Neighborhood	00705-SALEM TWP-SIDNEY CSD	Legal	R07 T02 S25 LOT 172 IN ALAN SUBDIVISION & BEING PT OF SW QR 340-14-25-301-002 PLAT V25 P81
Location	12468 SHROYER RD MAPLEWOOD OH 45340		
CD Year		Routing Number	
Acres	2.2650	Sales Amount	178,000.00
Map Number			
Sold			

VALUE

District	44-SALEM TWP SIDNEY SD PPS PJFD	
Land Use	510-SINGLE FAMILY DWELLING	
	Appraised	Assessed
Land	39,720	13,900
Improvement	252,910	88,520
Total	292,630	102,420
CAUV N	0	0
Homestead N	0	0
OOCC Y	280,940	98,330
Taxable	292,630	102,420

CURRENT CHARGES

Full Rate	66.300000		
Effective Rate	41.617492		
Qualifying Rate	37.281487		
	Prior	First	Second
Tax	0.00	1,894.49	1,894.49
Special	0.00	0.50	0.50
Total	0.00	1,894.99	1,894.99
Paid	0.00	1,894.99	0.00
Due	0.00	0.00	1,894.99

FUTURE CHARGES

Type	Description	Amount
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
10/16/2014	Buyer: FINN JEDIDIAH S & MINDY L Seller: RISK WILLIAM C	689 SURVIVORSHIP DEED	\$178,000.00	Y	1
01/27/2014	Buyer: RISK WILLIAM C Seller: YOST JIMMY F &	27 WARRANTY DEED	\$109,100.00	Y	1
08/05/1996	Buyer: YOST JIMMY F & Seller: * NOT ON FILE *	744 SURVIVORSHIP DEED	\$8,900.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.0780	Acres	0
SA-SMALL ACREAGE	1.1870	Acres	7,720
		Total	39,720

DWELLING

Card 1				
Style	3-TRI-LEVEL	Family Rooms	0	Heating
Stories	1.00	Dining Rooms	0	Cooling
Rec Room Area	0	Year Built	1997	Grade
Finished Basement	571	Year Remodeled		Fireplace Openings
Rooms	7	Full Baths	2	Fireplace Stacks
Bed Rooms	3	Half Baths	0	Living Area
		Other Fixtures	0	Total Area
				Value

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	2005		A-AVERAGE	20 X 24	Length x Width (Optional)	480	2,630
1	17-POOL	2021		A-AVERAGE		Length x Width (Optional)	1	0
1	CAN-CANOPY	2005		A-AVERAGE	12 X 24	Length x Width (Optional)	288	1,340
							Total	3,970

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SF/B (1 STORY FRAME / BASEMENT)	572	First Floor	1,956	1,956
B	1SF/B (1 STORY FRAME / BASEMENT)	916	Basement	2,164	572
C	WDD (WOOD DECK)	112	Total	4,120	2,528
D	1SF/B (1 STORY FRAME / BASEMENT)	468			
E	2CBAS (2 CAR BASEMENT GARAGE)	0			
F	RFX/B (ROOF EXTENSION / BASEMENT)	208			
G	OFP (OPEN FRAME PORCH)	120			
H	WDD (WOOD DECK)	320			
3	04-SHED	480			
4	CAN-CANOPY	288			
5	17-POOL	1			

4
3

5

