



Parcel: 01-1826151.006

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio



SUMMARY

Deeded Name	J & J POHLMAN LTD	Taxpayer	J & J POHLMAN LTD
Owner	J & J POHLMAN LTD PO BOX 4337 SIDNEY OH 45365-4337		PO BOX 4337 SIDNEY OH 45365-4337
Tax District	01-CLINTON TWP SIDNEY CORP SIDNEY SD SAD SFD	Land Use	454-AUTOMOBILE CAR SALES AND SERVICES
School District	SIDNEY CSD	Subdivision	
Neighborhood	07025-ICE - SIDNEY CORP - NORTHWEST WAREHOUSE DISTRICT		
Location	935 N VANDEMARK RD SIDNEY OH 45365	Legal	R06 T08 S26 LOT 7057 BEING PT OF NW QR CITY OF SIDNEY 020-18-26-151-006 PLAT V33 P45
CD Year		Routing Number	
Acres	1.5000	Sales Amount	177,000.00
Map Number			
Sold			

VALUE

District	01-CLINTON TWP SIDNEY CORP SIDNEY SD SAD SFD
Land Use	454-AUTOMOBILE CAR SALES AND SERVICES

	Appraised	Assessed
Land	75,000	26,250
Improvement	243,830	85,340
Total	318,830	111,590
CAUV	N 0	0
Homestead	N 0	0
OOC	N 0	0
Taxable	318,830	111,590

CURRENT CHARGES

Full Rate	61.400000
Effective Rate	44.244129
Qualifying Rate	42.442636

	Prior	First	Second
Tax	0.00	2,468.59	2,468.59
Special	0.00	41.91	41.91
Total	0.00	2,510.50	2,510.50
Paid	0.00	2,510.50	2,510.50
Due	0.00	0.00	0.00

FUTURE CHARGES

Type	Description	Amount
Special Assessments	081 SIDNEY LIGHTING-01-16	82.82
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
08/30/2010	Buyer: J & J POHLMAN LTD Seller: RBZH PROPERTIE	545 SHERIFF'S DEED	\$177,000.00	N	1
04/18/2006	Buyer: RBZH PROPERTIE Seller: * NOT ON FILE *	247 WARRANTY DEED	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
PS-PRIMARY SITE	1.0000	Acres	60,000
SS-SECONDARY SITE	0.5000	Acres	15,000
		Total	75,000

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	454.000-AUTO SALES	1990		A-AVERAGE	24 X 32	Length x Width (Optional)	768	45,470
1	454.000-AUTO SALES	1990		A-AVERAGE	32 X 40	Length x Width (Optional)	1,280	75,780
1	455.000-COMM GAR	2012		A-AVERAGE	45 X 63	Length x Width (Optional)	2,835	122,580
1	901.001-PAV-ASPH	1990		A-AVERAGE		Length x Width (Optional)	15,000	0
						Total		243,830

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
2	454.000-AUTO SALES	768	Total	0	0
3	454.000-AUTO SALES	1,280			
4	901.001-PAV-ASPH	15,000			
5	455.000-COMM GAR	2,835			

