



Parcel: 01-2210479.023
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	ANDREW WRODA			Taxpayer	WRODA ANDREW		
Owner	WRODA ANDREW 807 ROSEHILL RD REYNOLDSBURG OH 43068-1708				807 ROSEHILL RD REYNOLDSBURG OH 43068-1708		
Tax District	01-CLINTON TWP SIDNEY CORP SIDNEY SD SAD SFD			Land Use	510-SINGLE FAMILY DWELLING		
School District	SIDNEY CSD			Subdivision			
Neighborhood	00131-RIVERSIDE TO ARDISS - BROOKLYN TO FIELDING ZONE						
Location	632 FIELDING RD SIDNEY OH 45365			Legal	LOT 37 WHOLE SIDNEY VIEW 020-22-10-479-023		
CD Year	2024	Map Number			Routing Number		
Acres	0.0000	Sold		08/22/2023	Sales Amount	51,300.00	

VALUE

District	01-CLINTON TWP SIDNEY CORP SIDNEY SD SAD SFD
Land Use	510-SINGLE FAMILY DWELLING

	Appraised	Assessed
Land	15,530	5,440
Improvement	41,490	14,520
Total	57,020	19,960
CAUV	N	0
Homestead	N	0
OOC	N	0
Taxable	57,020	19,960

CURRENT CHARGES

Full Rate	61.400000		
Effective Rate	39.334104		
Qualifying Rate	37.929675		
	Prior	First	Second
Tax	547.96	354.68	354.68
Special	8.29	33.30	8.29
Penalty	71.95	38.80	0.00
Total	628.20	426.78	362.97
Paid	0.00	0.00	0.00
Due	628.20	1,054.98	1,417.95

FUTURE CHARGES

Type	Description	Amount
Special Assessments	081 SIDNEY LIGHTING-01-16	15.59
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
08/22/2023	Buyer: WRODA ANDREW Seller: COOKE CHRISTOPHER R	565 PRIVATE SELLING OFFICER	\$51,300.00	N	2
02/15/2008	Buyer: COOKE CHRISTOPHER R Seller: DAVIDSON JOHN	102 WA	\$56,000.00	Y	2
09/25/1995	Buyer: DAVIDSON JOHN Seller: * NOT ON FILE *	847 ???	\$44,800.00	Y	1
Unknown	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *	???	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
FL-FRONT LOT (FF)	45.0000 X 163.0000	Effective - Frontage / Depth	15,530
		Total	15,530

DWELLING

Card 1					
Style	1-CONVENTIONAL	Family Rooms	0	Heating	Y
Stories	1.00	Dining Rooms	0	Cooling	N
Rec Room Area	0	Year Built	1957	Grade	D
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	4	Full Baths	1	Fireplace Stacks	0
Bed Rooms	2	Half Baths	0	Living Area	768
		Other Fixtures	0	Total Area	768
				Value	41,490

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	OLD		A-AVERAGE	8 X 10	Length x Width (Optional)	80	0
							Total	0

SKETCH

Card 1							
ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)		
A	1SF (1 STORY FRAME)	768	First Floor	768	768		
2	04-SHED	80	Total	768	768		

2

