

10-017300.0000

**MCALLISTER LUKE AUSTIN & DARIAN RAE**

MCALLISTER LUKE AUSTIN & DARIAN RAE

6155 STATE ROUTE 335

BEAVER, OH 45613

**LEGAL INFORMATION**

LOT 3

BALZER SUB

214/876

OOC

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	MCALLISTER LUKE AUSTIN &	6155 STATE ROUTE 335	BEAVER	OH	45613	01/10/2022	205,000	2:SD : 14	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	BLACKMAN TANNA L ET AL	6155 STATE ROUTE 335	BEAVER	OH	45613	12/21/2021	0	2:AFEX : 467	<input type="checkbox"/>	<input type="checkbox"/>
3..	GILLILAND WALTER	6155 STATE ROUTE 335	BEAVER	OH	45613	12/21/2021	0	2:AFEX : 466	<input type="checkbox"/>	<input type="checkbox"/>

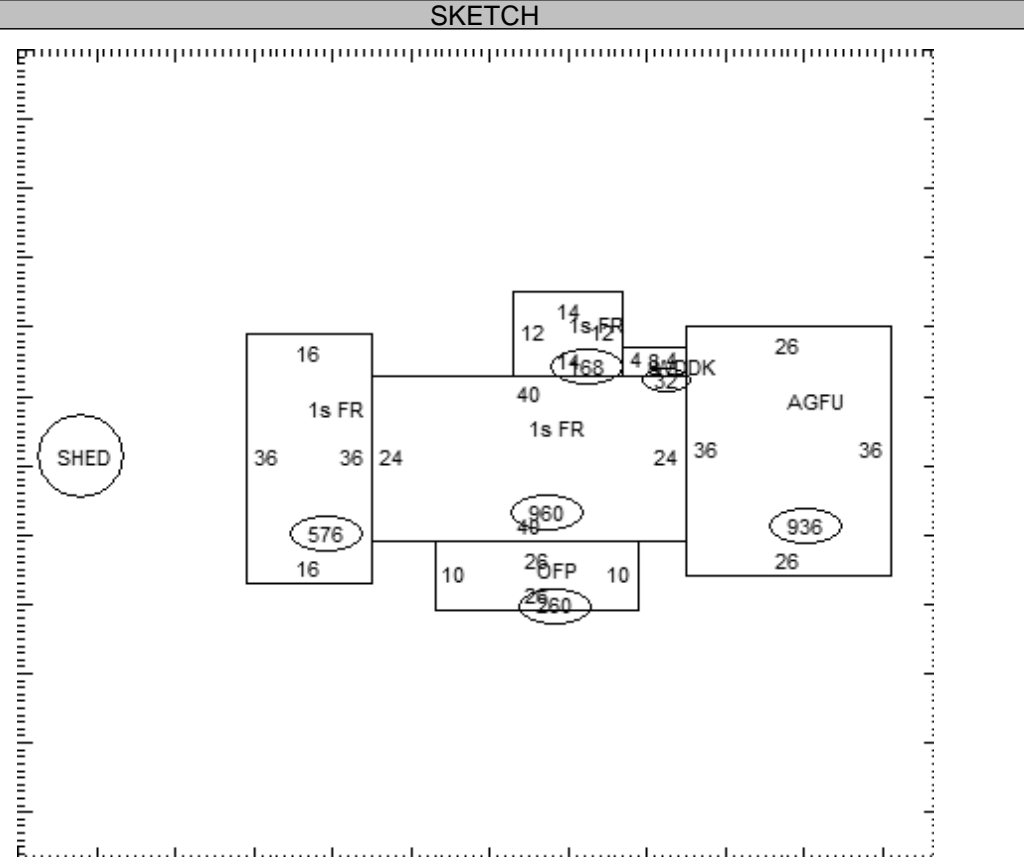
X:  TTO LISTER: DATE: TIME:  LETTER  LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS			PROPERTY LOCATION	
<input type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input checked="" type="checkbox"/> WATER	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	6155 STATE ROUTE 335, BEAVER		
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	<input type="checkbox"/> G. VACANCY	COMMENT		
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. EX FRONT	<input type="checkbox"/> H. VIEW	08/10/2023-REMOVED HOMESTEAD,		
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input checked="" type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> D. OTHER/CDW	<input type="checkbox"/> I. CORNER	TRANSFERRED IN 2021.		
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/>	ET ALS ARE: TANNA L BLACKMAN, SHANA R		
LAND COMPUTATIONS						PICKLSINER NKA SHANA R GILLILAND, & JUDY		
LAND TYPE		SIZE	M RATE C	INF	M VALUE C	GILLILAND		
FR:F:Front Lot		F100 D200	ST170 DP121 ADJ206		20,600 0			
				TOTAL	20,600 0			

**VALUATION SUMMARY**

VALUE YEAR (EFF RATE)	2023	2022 (40.48)	2021 (39.59)	2020 (39.89)	2019 (39.79)	2018 (39.33)	2017 (38.15)	2011 (44.06)...
REASON FOR CHANGE	RAPP	MISC	MISC	RAPP	MISC	MISC	RAPP	RAPP
APPRAISED VALUE	LAND 20,600	16,300	16,300	16,300	14,820	14,820	14,830	7,310
	IMPR 138,700	133,270	133,270	133,270	121,150	121,150	121,140	93,460
	TOTAL 159,300	149,570	149,570	149,570	135,970	135,970	135,970	100,770
ASSESSED VALUE	LAND 7,210	5,710	5,710	5,710	5,190	5,190	5,190	2,560
	IMPR 48,550	46,640	46,640	46,640	42,400	42,400	42,400	32,710
	TOTAL 55,760	52,350	52,350	52,350	47,590	47,590	47,590	35,270
NET GEN+ADJ		1,583.94	1,545.06	1,556.30	1,376.34	1,363.78	1,311.78	1,022.92

OCCUPANCY		EXTERIOR		FLOOR	AREA	CONST	VALUE
<input checked="" type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	1704	FR			133,200
<input type="checkbox"/> CONVERSION	<input type="checkbox"/> STUCCO						
BUILDING TYPE							
<input type="checkbox"/> MOBILE HOME	<input checked="" type="checkbox"/> ALM/VYNL						
<input type="checkbox"/> BI/TR LEVEL	<input type="checkbox"/> CONC BLK						
<input type="checkbox"/> MOD/MAN	<input type="checkbox"/> METAL						
<input checked="" type="checkbox"/> RANCH	<input type="checkbox"/> BRICK						
	<input type="checkbox"/> STONE						
ROOFING		ROOF TYPE					
<input type="checkbox"/> METAL	<input type="checkbox"/> GABLE						
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP						
<input type="checkbox"/> SHINGLES	<input type="checkbox"/> GAMBREL						
<input type="checkbox"/> SHAKES	<input type="checkbox"/> MANSARD						
<input type="checkbox"/> COMPOSITE	<input type="checkbox"/> FLAT						
FLOORS		B	1	2	3	U	
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
INT. FINISH		B	1	2	3	U	
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
ACCOMMODATIONS							
# OF ROOMS		7					
BEDROOMS		3					
FIREPLACES							
HEAT & AC		B	1	2	3	U	
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
GEOHERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
CTRL A/C	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
PLUMBING		BASE		<input checked="" type="checkbox"/>			
X FULL BATH		1					
X HALF BATH		1					
X FIXTURES							
SUBTOTAL							133,200
MULTI-FAMILY #	0						0
BUILDING TYPE	100%						0
BSMT FINISH	0 S.F.						0
FIREPLACE #	0						0
HEATING	0 S.F.						0
AIR COND	1,704 S.F.						3,410
PLUMBING #	5						5,500
GARAGES & CARPORTS							20,810
EXTRA FEATURES							8,150
SUBTOTAL							171,070
GRADE FACTOR							105 %
UNADJUSTED VALUE							179,620
FACTOR							%



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,704	C+		1996		A	179,620	22	140,100		138,700
1 Shed		20x16	320	C		1980		A		55			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 138,700

COMMENTS

(260SF OFP=\$7,600),(32SF WDDK=\$550),(936SF AGFU=\$20,810)  
 Dwelling has an Economic Factor of 99%