

**Summary**

**Parcel Number** 06-011504-00.000  
**Map Number** 06-03M-395-00  
**Location Address** 360 E SUPERIOR ST  
 WAUSEON OH 43567  
**Acres** 0.7562  
**Legal Description** LIVERMORE & MUNNS ADDITIO LOT 97 N 180FT & 1/2 VAC ALLEY  
 (Note: Not to be used on legal documents.)  
**Land Use** 510 - Single family Dwlg platted lot  
 (Note: Land Use is for valuation purposes only. Consult the local jurisdiction for zoning and legal use.)  
**Neighborhood** 0650623 - WAU LIVERMORE MUNNS INDIAN ACR  
**City** Wauseon corp  
**Township** CLINTON TWP  
**School District** WAUSEON EVSD  
**Homestead Reduction:** No  
**Owner Occupancy** No  
**Credit:**  
**Effective Tax Rate** 65.183887

**Owners**

<b>Owner Address</b>	<b>Tax Payer Address</b>
CANALES FERNANDO JR & FRANCES	CANALES FERNANDO JR & FRANCES
1071 RACE ST	1071 RACE ST
GRAND RAPIDS MI 49503	GRAND RAPIDS MI 49503

**Land**

Land Type	Calculated Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Appraised Value (100%)
L1 - Regular Lot	0.7562	182.8	183	180	118 %	250	176	207.68	\$38,010
<b>Total</b>	<b>0.7562</b>								<b>\$38,010</b>

**Dwellings**

<b>Card</b>	1	<b>Exterior Wall</b>	Frame/Siding
<b>Number of Stories</b>	1	<b>Heating</b>	Base
<b>Style</b>	Conventional	<b>Cooling</b>	Central
<b>Year Built</b>	1960	<b>Basement</b>	Full Crawl
<b>Year Remodeled</b>	0	<b>Attic</b>	None
<b>Rooms</b>	8	<b>Finished Living Area</b>	1831
<b>Bedrooms</b>	3	<b>First Floor Area</b>	1831
<b>Full Baths</b>	1	<b>Upper Floor Area</b>	0
<b>Half Baths</b>	1	<b>Half Floor Area</b>	0
<b>Other Fixtures</b>	0	<b>Finished Basement Area</b>	0
<b>Basement Garages</b>	0	<b>Total Basement Area</b>	0
<b>Grade</b>	C	<b>Attic Area</b>	0
<b>Condition</b>	Average	<b>Fireplace Openings</b>	1
<b>Fireplace Stacks</b>	1		

**Additions**

**Card 1**

Addition Code	Description	Base Area	Year Built	Appraised Value (100%)
ST1	Stoop Masonry	16	0	\$270
PT1	Patio Concrete	396	0	\$1,840
PR1	Porch Frame - Open	42	0	\$1,070
GR1	Garage Frame	480	0	\$10,820
PR2	Porch Frame - Enclosed	300	0	\$10,770

**Improvements**

**Card 1**

Improvement Code	Description	Length	Width	Total Area	Year Built	Appraised Value (100%)
NVS	No Value Shed	10	8	80	2013	\$0
<b>Total</b>						<b>\$0</b>

## Sales

Sale Date	Sale Price	Seller	Buyer	No. Of Properties	Land Only Sale	Deed Type	Conveyance Number
7/20/2005	\$143,000	ERNST BEVERLY A & PRECHT WILLIAM H	CANALES FERNANDO JR & FRANCES	1	N	WD	525
6/25/2004	\$0	ERNST BEVERLY A & PRECHT WILLIAM H	ERNST BEVERLY A & PRECHT WILLIAM H	1	Y	DC	0
4/23/2002	\$0	PRECHT IDA R	ERNST BEVERLY A & PRECHT WILLIAM H	1	Y	XW	0
4/23/2002	\$0	PRECHT ERNEST F & IDA R	PRECHT IDA R	1	Y	XW	0
4/17/2002	\$0	PRECHT ERNEST F & IDA R TRUSTEES	PRECHT ERNEST F & IDA R	1	Y	XE	0
4/14/1997	\$0	PRECHT ERNEST F & IDA R	PRECHT ERNEST F & IDA R TRUSTEES	1	Y	XW	0
1/1/1990	\$0	unknown	PRECHT ERNEST F & IDA R	0	Y		0

## Recent Sales In Area

Sale date range:

From:

08/04/2020

To:

08/04/2023

Sales by Neighborhood

1500

Feet



Sales by Distance

## Valuation

Assessed Year	2022	2021	2020	2019	2018
Land Value	\$38,000.00	\$38,000.00	\$38,000.00	\$38,000.00	\$38,000.00
CAUV Value	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Improvements Value	\$103,300.00	\$103,300.00	\$103,300.00	\$99,700.00	\$99,700.00
<b>Total Value (Appraised 100%)</b>	<b>\$141,300.00</b>	<b>\$141,300.00</b>	<b>\$141,300.00</b>	<b>\$137,700.00</b>	<b>\$137,700.00</b>
Land Value	\$13,300.00	\$13,300.00	\$13,300.00	\$13,300.00	\$13,300.00
CAUV Value	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Improvements Value	\$36,160.00	\$36,160.00	\$36,160.00	\$34,900.00	\$34,900.00
<b>Total Value (Assessed 35%)</b>	<b>\$49,460.00</b>	<b>\$49,460.00</b>	<b>\$49,460.00</b>	<b>\$48,200.00</b>	<b>\$48,200.00</b>

## Tax History

*Delinquent payments made after the July due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.*

**\*\*\* WARNING: The taxes for 2023 have not been calculated \*\*\* -->**

Tax Year (click for detail)	Delinquent	1st Half	2nd Half	Total Due
<a href="#">2022 Pay 2023</a>	\$0.00	\$1,478.53	\$1,478.53	\$0.00
<a href="#">2021 Pay 2022</a>	\$0.00	\$1,558.98	\$1,558.97	\$0.00
<a href="#">2020 Pay 2021</a>	\$0.00	\$1,452.66	\$1,452.65	\$0.00
<a href="#">2019 Pay 2020</a>	\$0.00	\$1,440.88	\$1,440.88	\$0.00

## Special Assessments

### Special Assessments Project (click for detail)

[10-003 - 1964 CLINTON-HENRY #6 JT HENRY](#)

[10-146 - 918-2 TURKEYFOOT MAIN \(JT HENR](#)

[10-148 - 918-2 #1256 TURKEYFOOT CH 6](#)

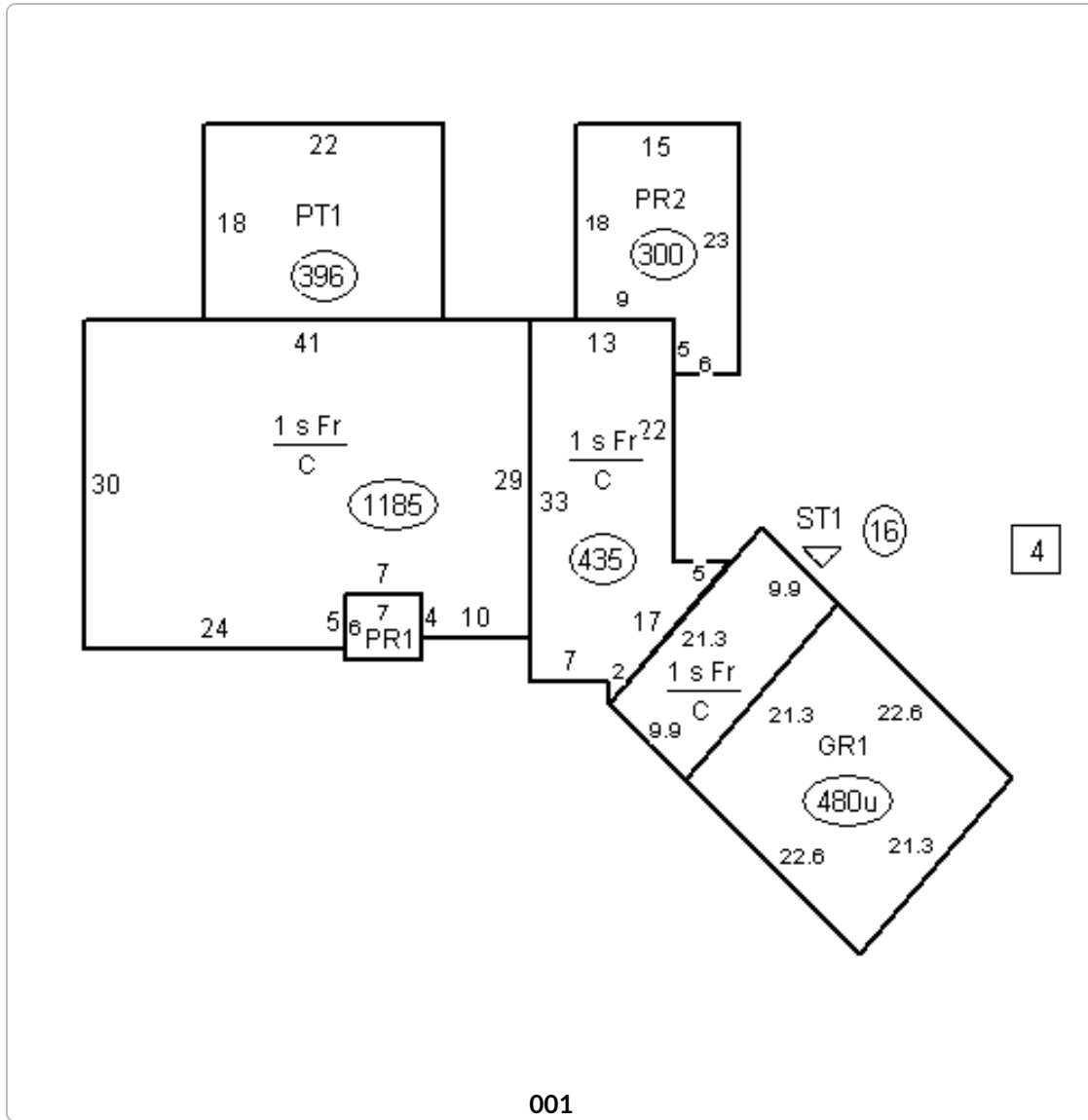
[10-185 - 1834 CLINTON HENRY #6](#)

## Payment History

### Detail:

Tax Year	Effective Payment Date	Paid By	Prior Paid	First Half Paid	Second Half Paid	Receipt Number
2022 Pay 2023	6/28/2023		\$0.00	\$0.00	\$1,478.53	CORELOGIC-06282023-1-1501
2022 Pay 2023	1/20/2023		\$0.00	\$1,478.53	\$0.00	CORELOGIC-01202023-1-1516
2021 Pay 2022	6/23/2022		\$0.00	\$0.00	\$1,545.58	CORELOGIC-06232022-1-1460
2021 Pay 2022	6/23/2022		\$0.00	\$0.00	\$0.80	CORELOGIC-06232022-1-1460
2021 Pay 2022	6/23/2022		\$0.00	\$0.00	\$6.00	CORELOGIC-06232022-1-1460
2021 Pay 2022	6/23/2022		\$0.00	\$0.00	\$6.59	CORELOGIC-06232022-1-1460
2021 Pay 2022	1/14/2022		\$0.00	\$0.81	\$0.00	CORELOGIC-01142022-1-1292
2021 Pay 2022	1/14/2022		\$0.00	\$1,545.58	\$0.00	CORELOGIC-01142022-1-1292
2021 Pay 2022	1/14/2022		\$0.00	\$6.00	\$0.00	CORELOGIC-01142022-1-1292
2021 Pay 2022	1/14/2022		\$0.00	\$6.59	\$0.00	CORELOGIC-01142022-1-1292
2020 Pay 2021	6/23/2021		\$0.00	\$0.00	\$1,450.96	CORELOGIC-06232021-1-1358
2020 Pay 2021	6/23/2021		\$0.00	\$0.00	\$0.75	CORELOGIC-06232021-1-1358
2020 Pay 2021	6/23/2021		\$0.00	\$0.00	\$0.94	CORELOGIC-06232021-1-1358
2020 Pay 2021	1/21/2021		\$0.00	\$0.95	\$0.00	CORELOGIC-01212021-1-1392
2020 Pay 2021	1/21/2021		\$0.00	\$0.75	\$0.00	CORELOGIC-01212021-1-1392
2020 Pay 2021	1/21/2021		\$0.00	\$1,450.96	\$0.00	CORELOGIC-01212021-1-1392
2019 Pay 2020	6/23/2020		\$0.00	\$0.00	\$0.75	CORELOGIC-06232020-1-1284
2019 Pay 2020	6/23/2020		\$0.00	\$0.00	\$3.75	CORELOGIC-06232020-1-1284
2019 Pay 2020	6/23/2020		\$0.00	\$0.00	\$1.23	CORELOGIC-06232020-1-1284
2019 Pay 2020	6/23/2020		\$0.00	\$0.00	\$1,435.15	CORELOGIC-06232020-1-1284
2019 Pay 2020	1/21/2020		\$0.00	\$1,435.15	\$0.00	CORELOGIC-01212020-1-1331
2019 Pay 2020	1/21/2020		\$0.00	\$0.75	\$0.00	CORELOGIC-01212020-1-1331
2019 Pay 2020	1/21/2020		\$0.00	\$3.75	\$0.00	CORELOGIC-01212020-1-1331
2019 Pay 2020	1/21/2020		\$0.00	\$1.23	\$0.00	CORELOGIC-01212020-1-1331

## Sketches



Map



No data available for the following modules: Ag Soil, CAUV Tax Savings, Buildings, Photos.

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