

06-044-0504.000

11/2/2023



Paul David Knipp
County Auditor
Lawrence County, Ohio
lawrencecountyauditor.org

Parcel	Address	Owner	Appraised
06-044-0504.000	6165 CO RD 15	LIGHTHOUSE PROPERTY MAN...	\$123,710.00
510 - SINGLE FAMILY RESIDENCE	FAYETTE TWP	SOLD: 10/20/2020 \$30,000.00	ACRES: 0.3500

Location

Parcel	06-044-0504.000
Owner	LIGHTHOUSE PROPERTY MANAGEMENT LLC
Address	6165 CO RD 15
Municipality	UNINCORPORATED
Township	FAYETTE TWP
School District	SOUTH POINT LSD

Deeded Owner Address

Mailing Name	LIGHTHOUSE PROPERTY MANAGEMENT LLC
Mailing Address	1360 GOLDENROD RD STE 7
City, State, Zip	ORLANDO FL 32807

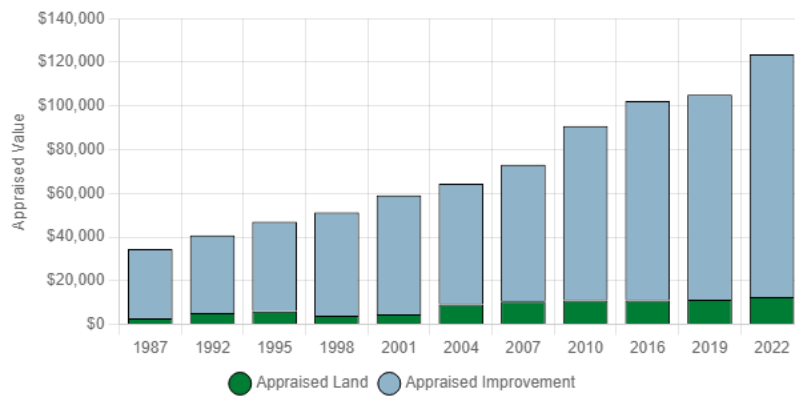
Tax Payer Address

Mailing Name	LIGHTHOUSE PROPERTY MANAGEMENT LLC
Mailing Address	1360 GOLDENROD RD STE 7
City, State, Zip	ORLANDO FL 32807

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land	Improvements	Total	Land	Improvements	Total
2022	\$12,500.00	\$111,210.00	\$123,710.00	\$4,380.00	\$38,920.00	\$43,300.00
2019	\$11,310.00	\$93,920.00	\$105,230.00	\$3,960.00	\$32,870.00	\$36,830.00
2016	\$11,090.00	\$91,260.00	\$102,350.00	\$3,880.00	\$31,940.00	\$35,820.00
2010	\$11,090.00	\$79,820.00	\$90,910.00	\$3,880.00	\$27,940.00	\$31,820.00
2007	\$10,570.00	\$62,520.00	\$73,090.00	\$3,700.00	\$21,880.00	\$25,580.00
2004	\$9,190.00	\$55,330.00	\$64,520.00	\$3,220.00	\$19,370.00	\$22,590.00

Historic Appraised (100%) Values



Current Abatements And/Or Exemptions

No Abatement or Exemption Record Found.

Legal

Legal Acres	0.3500	Homestead Reduction	N
Legal Description	-00-00 AUD PLAT OF 1900 P...	Owner Occupied	N
Land Use	510 - Single family residence	Foreclosure	N
Neighborhood	659200	Board of Revision	N
Card Count	1	New Construction	N
Tax Lien	N	Lender ID	0
Annual Tax	\$1,317.72	Divided Property	N
Routing Number	06-01300-069000		

Notes

VOL 548 PG 339

VOL 548 PG 339 OR 1056 PG 318

07/24/17- CHG OPBF TO BDK PER ARC REV TX YR 19

HOMESTEAD DELETED TX YR 21

Residential

Dwelling 1

Number Of Stories	1.0	Exterior Wall	Brick Stone
Style	Ranch	Heating	Heat Pump
Year Built	1972	Cooling	Heat Pump
Year Remodeled	1985	Basement	Full Crawl

Number of Rooms	6	Attic	None
Number of Bedrooms	3	Finished Living Area	1,537 sqft
Number of Full Baths	1	First Floor Area	1,537 sqft
Number of Half Baths	0	Upper Floor Area	0 sqft
Number of Family Rooms	1	Half Floor Area	0 sqft
Number of Dining Rooms	0	Finished Basement Area	0 sqft
Number of Basement Garages	0	Total Basement Area	0 sqft
Grade	C	Fireplace Openings	0
Grade Adjustment	1.00	Fireplace Stacks	0
Condition	AV AV	Other Fixtures	0

Additions

Code	Description	Card	Base Area	Year Built	Appraised Value (100%)
FCP	Fr Cov Patio	1	426	0	\$3,890.00
BDK	Br Deck	1	200	0	\$2,630.00
CA	Crawl Sp Addition	1	348	0	\$1,950.00
ISFRA	IS Fr Addition	1	348	0	\$0.00
Totals					\$8,470.00

Agricultural

No Agricultural Records Found.

Commercial

No Commercial Building Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Deed	Book/Page	Valid	Parcels In Sale	Amount
10/20/2020	LIGHTHOUSE PROPERTY MANAGEMENT LLC	HARRISON CARTER E	990	ED-EXECUTOR DEED		/	NO	1	\$30,000.00
3/28/1990	HARRISON CARTER E	HARRISON, CARTER E & LIND		Unknown		/	NO	1	\$0.00
1/1/1950	HARRISON, CARTER E & LIND	unknown		Unknown		/	UNKNOWN	0	\$0.00

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraise Value (100%)
FA - Fraction Acreage [FRACT]	0.3500	0	0	0	175%	\$20,400.00	\$20,400.00	\$35,700.00	\$12,500.0
Totals	0.3500								\$12,500.0

Improvements

Description	Card	Segment ID	Size (LxW)	Area	Condition	Year Built	Appraised Value (100%)
920 Personal Property Shed	1	08	8x10	80	AV AV	1975	\$0.00
Totals							\$0.00

Tax

2022 Payable 2023

	Delinquency	First Half	Second Half	Year Total
CHARGE	\$595.14	\$784.81	\$784.81	\$2,164.76
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$60.51	-\$60.51	-\$121.02
NON-BUSINESS CREDIT		-\$65.44	-\$65.44	-\$130.88
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$595.14	\$658.86	\$658.86	\$1,912.86
CAUV RECOUPMENT	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$1.77	\$17.60	\$1.76	\$21.13
PENALTY / INTEREST	\$130.37	\$65.89	\$165.65	\$361.91
NET OWED	\$727.28	\$742.35	\$826.27	\$2,295.90
NET PAID	\$0.00	\$0.00	\$0.00	\$0.00
NET DUE	\$727.28	\$742.35	\$826.27	\$2,295.90
TAX RATE: 36.250000			ESCROW	\$0.00
EFFECTIVE TAX RATE: 33.455311			SURPLUS	\$0.00

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
4/25/2022	2-21	\$0.00	\$611.14	\$0.00	\$0.00	Mail/LP-04252022-2-1
2/17/2021	1-20	\$0.00	\$320.08	\$304.08	\$0.00	Lawana/1-02172021-112-1
6/5/2020	2-19	\$0.00	\$0.00	\$302.42	\$0.00	pfmail-06052020-18-1
2/7/2020	1-19	\$0.00	\$318.42	\$0.00	\$0.00	LKP/mail-02072020-12-1

Special Assessments

Project Name	Past		Due				Year Balance		Total
	Delinquency	Adjustment	First Half	Adjustment	Second Half	Adjustment	First Half	Second Half	
C449999999 LAWRENCE/SCIOTO SOLID WASTE	\$1.77	\$0.00	\$16.00	\$1.60	\$0.00	\$1.76	\$17.60	\$1.76	\$21.13
Totals	\$1.77	\$0.00	\$16.00	\$1.60	\$0.00	\$1.76	\$17.60	\$1.76	\$21.13