

68-00521.000



Russell Robertson
County Auditor
Wayne County, Ohio
waynecountyauditor.org

2/11/2025

Parcel

68-00521.000

510-SINGLE FAMILY DWELLING

Owner

HORTON DERRICK

SOLD: 6/27/1997 \$125,000.00

Address

772 BEECHWOOD AVE WOOSTER OH 44691

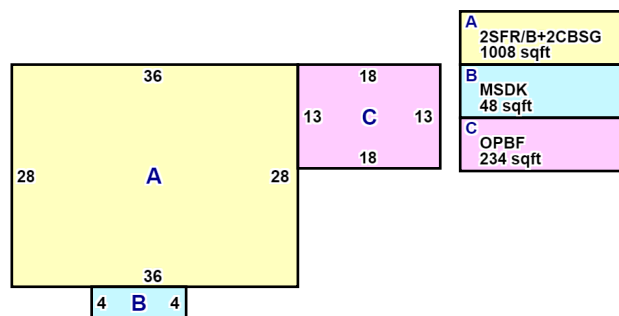
WOOSTER CSD

Appraised

\$220,550.00

ACRES: 0.2534

Sketches



Levies

2025 Primary Election on 5/6/2025 Ballot Entries

This levy information is specific to this particular property only. These cost estimates should be considered neither an endorsement nor an opposition to any particular proposed tax levy. Hopefully this information will prove beneficial and help you make an informed decision come Election Day.

Please note: 2024 property values were used for these calculations.

Jurisdiction Use		Years		Millage Type	Description	Current Proposed Change		
Wooster	Bond Issue	36	3.4	Additional	Shall bonds be issued by the Wooster City School District for the purpose of constructing, furnishing and equipping a new middle school, renovating, rehabilitating, remodeling, constructing, adding to, furnishing, equipping and otherwise improving other school district buildings and facilities, and acquiring, clearing, equipping and otherwise improving sites for those school district buildings and facilities in the principal amount of \$67,000,000, to be repaid annually over a maximum period of 36 years, and an annual levy of property taxes be made outside the ten-mill limitation, estimated by the county auditor to average over the repayment period of the bond issue 3.4 mills for each \$1 of taxable value, which amounts to \$119 for each \$100,000 of the county auditor's appraised value, commencing in 2025, first due in calendar year 2026, to pay the annual debt charges on the bonds, and to pay debt charges on any notes issued in anticipation of those bonds?	\$0.00	\$262.48	\$262.48

Location	
Parcel	68-00521.000
Owner	HORTON DERRICK
Address	772 BEECHWOOD AVE WOOSTER OH 44691
City / Township	WOOSTER CITY KILLBUCK TWP
School District	WOOSTER CSD

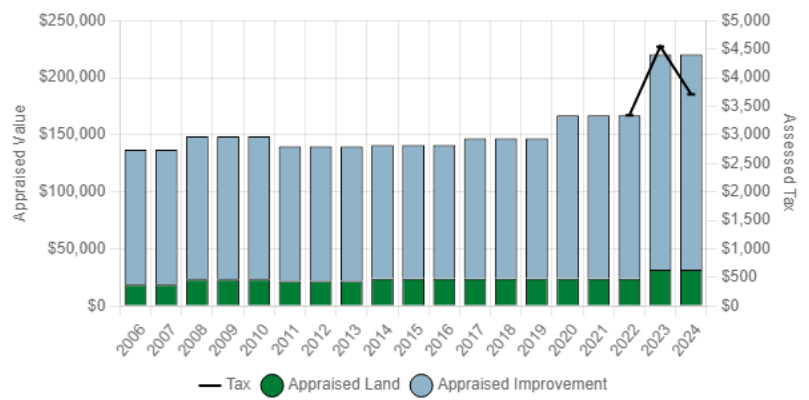
Owner Address	
Mailing Name	HORTON DERRICK
Mailing Address	772 BEECHWOOD DR
City, State, Zip	WOOSTER OH 44691

Tax Mailing Address	
Mailing Name	HORTON DERRICK
Mailing Address	772 BEECHWOOD DR
City, State, Zip	WOOSTER OH 44691

Valuation

Appraised (100%)				Assessed (35%)		
Year	Land	Improvements	Total	Land	Improvements	Total
2024	\$31,760.00	\$188,790.00	\$220,550.00	\$11,120.00	\$66,080.00	\$77,200.00
2023	\$31,760.00	\$188,790.00	\$220,550.00	\$11,120.00	\$66,080.00	\$77,200.00
2022	\$24,060.00	\$143,020.00	\$167,080.00	\$8,420.00	\$50,060.00	\$58,480.00
2021	\$24,060.00	\$143,020.00	\$167,080.00	\$8,420.00	\$50,060.00	\$58,480.00
2020	\$24,060.00	\$143,020.00	\$167,080.00	\$8,420.00	\$50,060.00	\$58,480.00
2019	\$24,060.00	\$122,940.00	\$147,000.00	\$8,420.00	\$43,030.00	\$51,450.00

Historic Appraised (100%) Values



Legal

Legal Acres	0.2534	Land Use	510-SINGLE FAMILY DWELLING
Legal Description	LOT 5315 80.2' BUCHHOLZ LAND CO ALT 7 MP 92 CD 14	Neighborhood	56845-CODE
Agricultural District	NO	Special Assessments	YES
In Foreclosure	YES	In Bankruptcy	NO
In Sheriff Sale	NO	On Contract	NO
On Escrow	NO	On CAUV	NO
Has Homestead Reduction	NO	Has Owner Occupancy Reduction	YES
Lender	LERETA LLC	Certified Delinquent Year	NOT DELINQUENT

Tax Map Information

No Tax Map Records Found.

Residential

Dwelling 1			
Appraised Value	\$188,790.00	Assessed Value	\$66,080.00
Stories	2	Style	14-COLONIAL
Year Built	1976	Year Remodeled	0
Bedrooms	3	Rooms	0
Full Baths	2	Half Baths	1
Family Rooms	0	Dining Rooms	0
Fireplace Openings	1	Fireplace Stacks	1
Finished Living Area	2,016		
Basement	YES	Basement Area Finished / Total (sq ft)	0 / 1,008

Additions

Code	Description	Base Area	Appraised Value
BSG	BASEMENT GARAGE	0	\$4,000.00
OPBF	OPEN PATIO MAS FLOOR	234	\$1,100.00
MSDK	MAS DECK (STOOP)	48	\$870.00
Totals		282	\$5,970.00

Agricultural

No Agricultural Records Found.

Commercial

No Commercial Records Found.

Improvements

No Improvement Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Valid	Parcels In Sale	Amount
6/27/1997	HORTON DERRICK	HEATH TED E & DIANA L S/T	01819	WD-WARRANTY DEED	True	1	\$125,000.00
5/20/1993	HEATH TED E & DIANA L S/T	TRAVERS JOHN F & PEGGY E	01165	JS-JOINT SURVIVORSHIP	True	1	\$113,500.00
12/17/1990	TRAVERS JOHN F & PEGGY E	AKSIM EDWARD B & CATHERIN	02976	WD-WARRANTY DEED	True	1	\$107,000.00
1/1/1950	AKSIM EDWARD B & CATHERIN	UNKNOWN		NONE	False	0	\$0.00

Land

Code	Type	Dim 1	Dim 2	Dim 3	Unit Rate	Rate Factor	Adjustment Factor	Appraised Value
F4	FRONT LOT [DEPTHC]	80.000	138.000	0.000	310	97	100	\$31,760.00
Totals		0.253 Acres						\$31,760.00

Tax

Online Tax Payments may be made on the Wayne County Treasurer's website at

Please note, refunds will not be reflected in the payment history.

Due Dates

- First half due date for banks February 3, 2025
- First half taxes are due February 27, 2025
- Second half due date for banks July 7, 2025
- Second half taxes are due July 31, 2025

2024

	Delinquent	First Half	Second Half	Year Total
CHARGE	\$0.00	\$3,972.71	\$3,972.71	\$7,945.42

REDUCTION		-\$2,179.86	-\$2,179.86	-\$4,359.72
EFFECTIVE TAX	\$0.00	\$1,792.85	\$1,792.85	\$3,585.70
ADJUSTMENT	\$0.00	\$0.00	\$0.00	\$0.00
NON-BUSINESS CREDIT		-\$154.47	-\$154.47	-\$308.94
OWNER OCCUPANCY CREDIT		-\$38.63	-\$38.63	-\$77.26
HOMESTEAD		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$1,599.75	\$1,599.75	\$3,199.50
CAUV RECOUPMENT	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$254.01	\$254.01	\$508.02
SA PENALTY	\$0.00	\$0.00	\$0.00	\$0.00
SA INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
OTHER PENALTY	\$0.00	\$0.00	\$0.00	\$0.00
OTHER INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$1,853.76	\$1,853.76	\$3,707.52
NET PAID	\$0.00	-\$1,853.76	\$0.00	-\$1,853.76
NET DUE	\$0.00	\$0.00	\$1,853.76	\$1,853.76
			SURPLUS	\$0.00

Yearly Tax Value Summary

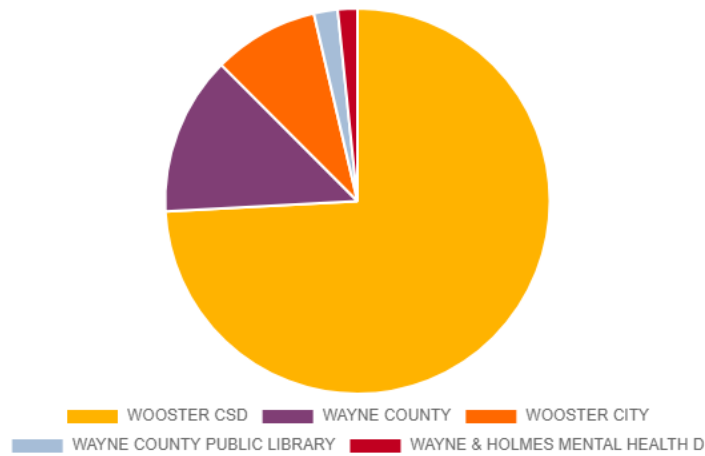
Year	Effective Tax	Delinquency	Net Tax	Taxes Billed
2024	\$3,585.70	\$0.00	\$3,199.50	\$3,707.52
2023	\$3,583.86	\$0.00	\$3,197.84	\$4,544.42
2022	\$3,404.66	\$0.00	\$3,040.44	\$3,342.20

Tax Payments	
Payment Date	Amount
2/5/2025	\$1,853.76
7/9/2024	\$251.11
7/5/2024	\$1,851.03
2/14/2024	\$2,442.28
7/3/2023	\$1,818.98
2/9/2023	\$1,523.22

Payment Date	Amount
7/1/2022	\$1,571.22
2/9/2022	\$1,571.22
7/6/2021	\$1,489.61
2/9/2021	\$1,489.61
7/6/2020	\$1,364.78
2/6/2020	\$1,364.78
7/8/2019	\$1,368.63
2/5/2019	\$1,368.63
7/2/2018	\$1,360.65
2/2/2018	\$1,360.65
7/14/2017	\$1,419.22
2/10/2017	\$1,419.22
7/13/2016	\$1,393.32
2/12/2016	\$1,393.32
7/14/2015	\$1,393.94
2/13/2015	\$1,393.94
7/11/2014	\$1,396.04
2/12/2014	\$1,396.04
7/16/2013	\$1,395.77
2/19/2013	\$1,395.77
7/16/2012	\$1,394.40
2/15/2012	\$1,394.40
7/21/2011	\$1,416.37
2/10/2011	\$1,416.37
7/16/2010	\$1,257.35
2/17/2010	\$1,257.35
7/16/2009	\$1,256.75
2/17/2009	\$1,256.75
7/16/2008	\$1,199.41
3/3/2008	\$1,199.41
7/18/2007	\$1,183.34
2/21/2007	\$1,183.34

Tax Distribution

2024



Tax Unit Name	Levy Name	Amount	Percentage
WAYNE COUNTY	GENERAL FUND	\$135.10	4.22%
WAYNE COUNTY	1976 MRDD	\$3.64	0.11%
WAYNE COUNTY	1981 MRDD	\$11.80	0.37%
WAYNE COUNTY	1999 MRDD	\$103.08	3.22%
WAYNE COUNTY	2003 CHILDREN SERVICES	\$58.00	1.81%
WAYNE COUNTY	2008 COUNTY HOME	\$27.50	0.86%
WAYNE COUNTY	2010 CHILDREN SERVICES	\$8.14	0.25%
WAYNE COUNTY	2016 MRDD	\$49.66	1.55%
WAYNE COUNTY	2020 MEDWAY DRUG ENFORCEMENT	\$30.40	0.95%
WAYNE COUNTY PUBLIC LIBRARY	2005 BOND (\$6,000,000)	\$8.10	0.25%
WAYNE COUNTY PUBLIC LIBRARY	2008 CURRENT EXPENSE	\$39.20	1.23%
WAYNE COUNTY PUBLIC LIBRARY	2018 CURRENT EXPENSE	\$5.08	0.16%
WAYNE COUNTY PUBLIC LIBRARY	2023 CURRENT EXPENSE	\$11.52	0.36%
WAYNE & HOLMES MENTAL HEALTH D	2018 CURRENT EXPENSE	\$52.68	1.65%
WOOSTER CITY	FIREMAN'S FUND	\$20.26	0.63%
WOOSTER CITY	POLICE PENSION	\$20.26	0.63%
WOOSTER CITY	GENERAL FUND	\$202.64	6.33%
WOOSTER CITY	1976 CHARTER	\$40.52	1.27%
WOOSTER CSD	GENERAL FUND	\$256.68	8.02%
WOOSTER CSD	1976 CURRENT EXPENSE	\$378.04	11.82%
WOOSTER CSD	1977 CURRENT EXPENSE	\$58.96	1.84%
WOOSTER CSD	1979 CURRENT EXPENSE	\$33.42	1.04%
WOOSTER CSD	1981 CURRENT EXPENSE	\$82.44	2.58%
WOOSTER CSD	1985 CURRENT EXPENSE	\$109.70	3.43%
Totals		\$3,199.50	100%

Tax Unit Name	Levy Name	Amount	Percentage
WOOSTER CSD	1987 CURRENT EXPENSE	\$36.88	1.15%
WOOSTER CSD	1989 CURRENT EXPENSE	\$166.14	5.19%
WOOSTER CSD	1993 CURRENT EXPENSE	\$174.80	5.46%
WOOSTER CSD	1999 PERMANENT IMPROVEMENT-ONGOING	\$33.86	1.06%
WOOSTER CSD	1999 CURRENT EXPENSE	\$177.80	5.56%
WOOSTER CSD	2004 CURRENT EXPENSE	\$248.24	7.76%
WOOSTER CSD	2010 CURRENT EXPENSE	\$267.66	8.37%
WOOSTER CSD	2017 PERMANENT IMPROVEMENT	\$24.98	0.78%
WOOSTER CSD	2020 CURRENT EXPENSE	\$322.32	10.07%
Totals		\$3,199.50	100%

Special Assessments

Project Name	Year	Due			Collected		Balance		Total
		Delinquent	First Half	Second Half	First Half	Second Half	First Half	Second Half	
M095375124 CITY OF WOOSTER 2024 UNPAID UTILITY	2024	\$0.00	\$253.01	\$253.01	\$253.01	\$0.00	\$0.00	\$253.01	\$253.01
C980000000 MUSKINGUM WATERSHED COUNTYWIDE	2024	\$0.00	\$1.00	\$1.00	\$1.00	\$0.00	\$0.00	\$1.00	\$1.00
M095375223 CITY OF WOOSTER DEL UTILITY 2ND HALF 23/P24	2023	\$0.00	\$251.11	\$251.11	\$251.11	\$251.11	\$0.00	\$0.00	\$0.00
C980000000 MUSKINGUM WATERSHED COUNTYWIDE	2023	\$0.00	\$1.00	\$1.00	\$1.00	\$1.00	\$0.00	\$0.00	\$0.00
M095375123 WOOSTER CITY DLQ BILLING 23	2023	\$0.00	\$842.36	\$0.00	\$842.36	\$0.00	\$0.00	\$0.00	\$0.00
C980000000 MUSKINGUM WATERSHED COUNTYWIDE	2022	\$0.00	\$3.00	\$3.00	\$3.00	\$3.00	\$0.00	\$0.00	\$0.00
M095375222 WOOSTER CITY DLQ BILLING 22	2022	\$0.00	\$0.00	\$295.76	\$0.00	\$295.76	\$0.00	\$0.00	\$0.00