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Owner

Name
BARRETT ANGELA AND ERIC

Mailing

Name BARRETT ANGELA AND ERIC
Mailing Address 638 ST NICHOLAS AVE
City, State, Zip DAYTON, OH 45410

Legal

Legal Description 26057

Land Use Description R - SINGLE FAMILY DWELLING, PLATTED LOT
Acres .1155
Deed
Tax District Name DAYTON CITY

Sales

Date	Sale Price	Deed Reference	Seller	Buyer
27-JUN-01			BARRETT RICHARD A	BARRETT KEITH A
07-MAR-11		201100014800	BARRETT KEITH A	BARRETT ANGELA AND

Values

	35%	100%
Land	3,630	10,370
Improvements	16,390	46,830
CAUV	0	0
Total	20,020	57,200

Building

Exterior Wall Material ALUMINUM/VINYL
Building Style OLD STYLE
Number of Stories 2
Year Built 1910
Total Rms/Bedrms/Baths/Half Baths 6/3/1/0
Square Feet of Living Area 1,292
Finished Basemt Living Area (Sq. Ft.) 0
Rec Room (Sq. Ft.) 0
Total Square Footage 1,292
Basement FULL
Central Heat/Air Cond CENTRAL HEAT
Heating System Type HOT AIR
Heating Fuel Type GAS
Number of Fireplaces(Masonry) 0
Number of Fireplaces(Prefab)

Current Year Special Assessments

41100-MCD/AP MCD/AQUIFER PRES SUBD	\$1.21
31911-DAY LIGHT DISTRICT B	\$30.76
11777-APC FEE	\$24.84

Current Year Rollback Summary

Non Business Credit	-\$169.14
Owner Occupancy Credit	-\$42.28
Homestead	-\$680.98
City of Dayton Credit	\$0.00
Reduction Factor	-\$562.92

Tax Summary

Year	Prior Year	Prior Year Payments	1st Half Due 2/15/2019	1st Half Payments	2nd Half Due 7/19/2019	2nd Half Payments	Total Currently Due
2018	\$4,320.17	\$0.00	\$523.24	\$0.00	\$546.51	\$0.00	\$5,389.92

 Sketch

Residential Property Data

Building Style	OLD STYLE
Exterior Wall Material	ALUMINUM/VINYL
Number of Stories	2
Year Built	1910
Total Rooms	6
Bedrms	3
Baths	1
Half Baths	0
Square Feet of Living Area	1,292
Finished Basement Sq. Ft.	0
Rec. Room Sq. Ft.	0
Total Square Footage	1,292
Basement	FULL
Central Heat/Air Cond	CENTRAL HEAT
Heat System	HOT AIR
Heating Fuel Type	GAS
Number of Fireplaces(Stacked)	0
Number of Fireplaces(Prefab)	0

Out Building

Improvement	FRAME OR CB DETACHED GARAGE
Quantity	1
Size (sq. ft)	240
Year Built	1970
Grade	C
Condition	AVERAGE
Value	2430

First Half Taxes

Tax Year	Real/Project	Charge	Adjustments	Payments	Amount Due
2018	11777-APC FEE	\$10.75	\$0.00	\$0.00	\$10.75
2018	31911-DAY LIGHT DISTR	\$25.42	\$0.00	\$0.00	\$25.42
2018	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	\$0.00	\$1.00
2018	REAL	\$438.50	\$0.00	\$0.00	\$438.50
Total:		\$475.67	\$0.00	\$0.00	\$475.67

Second Half Taxes

Tax Year	Real/Project	Charge	Adjustments	Payments	Amount Due
2018	11777-APC FEE	\$10.75	\$0.00	\$0.00	\$10.75
2018	REAL	\$438.50	\$0.00	\$0.00	\$438.50
Total:		\$449.25	\$0.00	\$0.00	\$449.25

Delinquent Taxes

Tax Year	Real/Project	Charge	Adjustments	Payments	Amount Due
1997	11777-APC FEE	\$0.39	\$12.93	-\$13.32	\$0.00
1997	REAL	\$16.46	\$548.59	-\$565.05	\$0.00
1998	11777-APC FEE	\$0.00	\$1.08	-\$1.08	\$0.00
1998	31103-STM WA DELQ STO	\$0.00	\$3.87	-\$3.87	\$0.00
1998	41100-MCD/AP MCD/AQUI	\$0.00	\$0.10	-\$0.10	\$0.00
1998	REAL	\$0.00	\$50.55	-\$50.55	\$0.00
2000	11777-APC FEE	\$21.85	\$1.08	-\$22.93	\$0.00
2000	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	-\$1.00	\$0.00
2000	REAL	\$1,121.26	\$55.15	-\$1,176.41	\$0.00
2001	11777-APC FEE	\$21.78	\$1.08	-\$22.86	\$0.00
2001	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	-\$1.00	\$0.00
2001	REAL	\$1,167.45	\$57.63	-\$1,225.08	\$0.00
2002	11777-APC FEE	\$21.74	\$2.16	-\$23.90	\$0.00
2002	41100-MCD/AP MCD/AQUI	\$1.00	\$0.10	-\$1.10	\$0.00
2002	REAL	\$1,219.91	\$120.66	-\$1,340.57	\$0.00
2003	11777-APC FEE	\$21.87	\$2.56	-\$24.43	\$0.00
2003	41100-MCD/AP MCD/AQUI	\$1.00	\$0.10	-\$1.10	\$0.00
2003	REAL	\$1,289.96	\$202.64	-\$1,492.60	\$0.00
2004	11777-APC FEE	\$22.19	\$3.88	-\$26.07	\$0.00
2004	41100-MCD/AP MCD/AQUI	\$1.02	\$0.22	-\$1.24	\$0.00
2004	REAL	\$1,327.25	\$246.77	-\$1,574.02	\$0.00
2005	11777-APC FEE	\$22.00	\$3.34	-\$25.34	\$0.00
2005	41100-MCD/AP MCD/AQUI	\$1.02	\$0.21	-\$1.23	\$0.00
2005	REAL	\$1,291.11	\$195.61	-\$1,486.72	\$0.00
2006	11777-APC FEE	\$22.16	\$3.34	-\$25.50	\$0.00
2006	41100-MCD/AP MCD/AQUI	\$1.03	\$0.21	-\$1.24	\$0.00
2006	REAL	\$1,301.64	\$195.72	-\$1,497.36	\$0.00
2007	11777-APC FEE	\$21.82	\$1.08	-\$22.90	\$0.00
2007	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	-\$1.00	\$0.00
2007	REAL	\$1,385.59	\$154.16	-\$1,539.75	\$0.00
2008	11777-APC FEE	\$21.82	\$1.08	-\$22.90	\$0.00
2008	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	-\$1.00	\$0.00
2008	REAL	\$1,197.41	\$59.00	-\$1,256.41	\$0.00
2010	11777-APC FEE	\$0.00	\$1.08	-\$1.08	\$0.00
2010	41100-MCD/AP MCD/AQUI	\$0.00	\$0.10	-\$0.10	\$0.00

2010	REAL	\$0.00	\$60.72	-\$60.72	\$0.00
2011	11777-APC FEE	\$21.62	\$1.08	-\$22.70	\$0.00
2011	41100-MCD/AP MCD/AQUI	\$1.00	\$0.00	-\$1.00	\$0.00
2011	REAL	\$1,254.08	\$62.36	-\$1,316.44	\$0.00
2012	11777-APC FEE	\$21.62	\$2.16	-\$23.78	\$0.00
2012	41100-MCD/AP MCD/AQUI	\$1.00	\$0.10	-\$1.10	\$0.00
2012	REAL	\$1,328.18	\$197.75	-\$1,525.93	\$0.00
2013	11777-APC FEE	\$22.03	\$3.88	-\$25.91	\$0.00
2013	41100-MCD/AP MCD/AQUI	\$1.01	\$0.21	-\$1.22	\$0.00
2013	REAL	\$1,351.53	\$247.03	-\$1,598.56	\$0.00
2014	11777-APC FEE	\$22.29	\$4.28	-\$15.47	\$11.10
2014	31911-DAY LIGHT DISTR	\$26.14	\$5.90	-\$27.96	\$4.08
2014	41100-MCD/AP MCD/AQUI	\$1.02	\$0.22	-\$1.10	\$0.14
2014	REAL	\$1,531.70	\$306.61	-\$808.97	\$1,029.34
2015	11777-APC FEE	\$22.45	\$4.71	\$0.00	\$27.16
2015	31911-DAY LIGHT DISTR	\$26.59	\$7.03	\$0.00	\$33.62
2015	41100-MCD/AP MCD/AQUI	\$1.05	\$0.27	\$0.00	\$1.32
2015	REAL	\$864.84	\$181.04	\$0.00	\$1,045.88
2016	11777-APC FEE	\$22.17	\$4.01	\$0.00	\$26.18
2016	31911-DAY LIGHT DISTR	\$26.26	\$6.17	\$0.00	\$32.43
2016	41100-MCD/AP MCD/AQUI	\$1.04	\$0.24	\$0.00	\$1.28
2016	REAL	\$874.15	\$157.87	\$0.00	\$1,032.02
2017	11777-APC FEE	\$21.83	\$3.34	\$0.00	\$25.17
2017	31911-DAY LIGHT DISTR	\$25.83	\$5.34	\$0.00	\$31.17
2017	41100-MCD/AP MCD/AQUI	\$1.02	\$0.21	\$0.00	\$1.23
2017	REAL	\$883.22	\$134.83	\$0.00	\$1,018.05
2018	11777-APC FEE	\$0.00	\$3.34	\$0.00	\$3.34
2018	31911-DAY LIGHT DISTR	\$0.00	\$5.34	\$0.00	\$5.34
2018	41100-MCD/AP MCD/AQUI	\$0.00	\$0.21	\$0.00	\$0.21
2018	REAL	\$0.00	\$135.94	\$0.00	\$135.94
	Total:	\$19,878.40	\$3,468.27	-\$18,881.67	\$4,465.00

Grand Totals

	Charge	Adjustments	Payments	Amount Due
GRAND TOTALS	\$924.92	\$144.83	\$0.00	\$1,069.75

TAX PAYMENTS MAY BE MAILED TO MONTGOMERY COUNTY TREASURER, 451 WEST THIRD ST., DAYTON OH 45422

* PAYMENTS POSTED THRU AUGUST 14, 2019

PARID: R72 03907 0022
PARCEL LOCATION: 638 ST NICHOLAS AVE

NBHD CODE: 12000LIN

Tax Year	Total Value
2000	63,890
2001	63,890
2002	68,450
2003	68,450
2004	68,450
2005	72,370
2006	72,370
2007	72,370
2008	56,560
2009	56,560
2010	56,560
2011	51,870
2012	51,870
2013	51,870
2014	54,820
2015	54,820
2016	54,820
2017	57,200
2018	57,200
2019	57,200 *** TENTATIVE VALUES CURRENTLY UPDATING ***