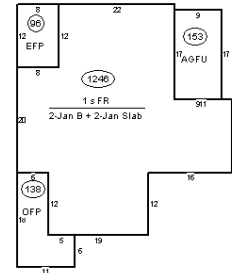
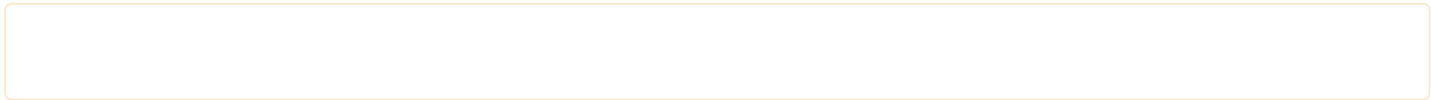


Defiance County, Ohio
Defiance County Auditor | Jill R. Little

Report generated: Friday, December 24, 2021

Parcel Report



Base Data

Parcel Number: B012093002400
Address: 721 DIVISION ,
Owner: HOUCK SHAYNE
OwnerStreet: 721 DIVISION ST
Owner City Zip: DEFIANCE OH 43512
Tax Mailing Address: 721 DIVISION ST
Tax City State Zip: DEFIANCE OH 43512

School District: 2003 | DCSD
Tax District: B01 | Defiance City
Acres:
Legal Description: VANDENBROEKS ADDITION
 ^LOT 19 ^ ^
Land Use: 510 | Single family dwelling
Neighborhood: 21300
Number of Cards: 1
Annual Tax: \$997.06
Homestead Reduction: N
Reduction25: N
Foreclosure: N
BOR: N
New Construction: N
Divided Property: N

Valuation

Land Value: \$8,160.00
CAUV Value: \$0.00
Improvements Value: \$57,920.00
Total Value: \$66,080.00
Land Value (35%): \$2,856.00
CAUV Value (35%): \$0.00
Improvements Value (35%): \$20,272.00
Total Value (35%): 23128.00000000

Tax Rates

Full Tax Rate: \$68.30
Effective Tax Rate: \$47.37

Property Tax

Charge:	0
Credit (First Half):	\$242.04
Rollback (First Half):	49.32
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$242.04
Rollback (Second Half):	49.32
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	
Special Assessments:	\$0.00
Penalty / Interest:	0
Net Owed (First Half):	498.53
Net Owed (Second Half):	498.53
Net Paid (First Half):	0
Net Paid (Second Half):	0
Net Paid:	0
First Half Paid:	0
Paid (Second Half):	0
Surplus Paid:	0

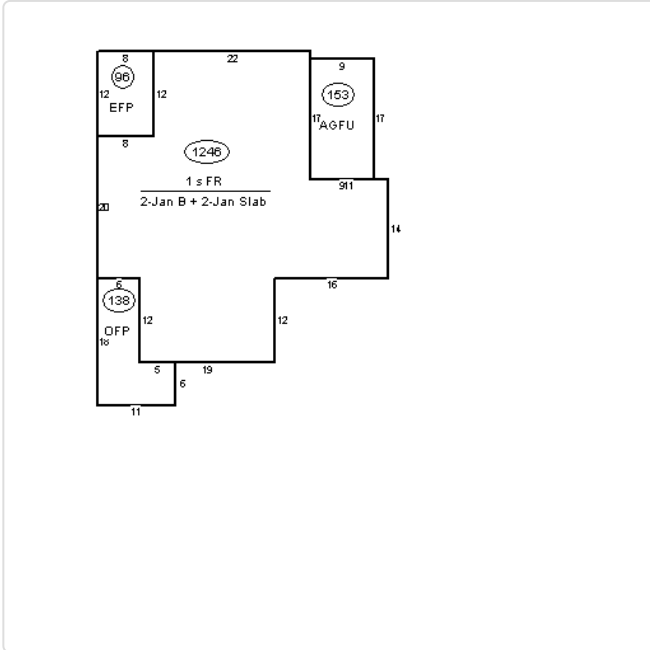
Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
07/01/21	0	0	502.43	0
02/02/21	0	502.43	0	0
02/02/21	0	0	0	0
07/06/20	0	0	452.38	0
01/23/20	0	452.38	0	0
01/23/20	0	0	0	0
07/05/19	0	0	446.22	0
02/04/19	0	149.35	0	0
02/04/19	0	0	0	0
02/04/19	0	446.22	0	0

Additions

Addition Code	Description	Base Area (Sq Ft)	undefined	undefined
AGFU	ATACHD GAR FRM UNFIN	153		
EFP	ENCLOSED FRAME PORCH/ENCLOSED STAIRWAY	96		
OFFP	OPEN FRAME PORCH	138		

Sub-Area



Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor (Ft)	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	A
F	0.11	0	53	150	90	200	200	154	0	\$

Residential

Card Number	Number of Stories	Style of Home	Year Built	Year Remodeled	Room Count	Bedroom Count	Full Baths	Half Baths	Family Rooms	I
1	1	2	1885	1950	8	3	1	0	0	(

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Deed Type	Convey Number
01/31/2017	\$62,900.00	MCCOY JASON A & KELLY S	HOUCK SHAYNE	1	1	N	3	39
03/24/2014	\$17,000.00	BOWLING GARY D & JUDY C	MCCOY JASON A & KELLY S	1	0	N	3	119
04/13/2009	\$0.00	JB YOUNG ENTERPRISES LLC	HENRY COUNTY BANK	9	1	N	3	9999
04/13/2009	\$10,000.00	HENRY COUNTY BANK	BOWLING GARY D & JUDY C	1	1	N	3	159
04/16/2004	\$0.00		JB YOUNG ENTERPRISES LLC	11	1	N	3	9999
03/14/2003	\$43,500.00	YOUNG BRENT S & JENNIFER M	YOUNG BRENT S & JENNIFER M	1	0	N	3	171
01/01/1999	\$0.00	FRY HEATHER L	FRY HEATHER L	0	2	Y	3	0
01/01/1992	\$0.00	DIETSCH DALE V & JAYNE L	DIETSCH DALE V & JAYNE L	0	2	Y	3	0

Defiance County Auditor | Jill R. Little
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