

PARID: R72117524 0002

PARCEL LOCATION: 5112 RIVERS EDGE BLVD

NBHD CODE: 43002NOE

[Click here to view neighborhood map](#)

Owner

Name

MCCONNELL STACEY L

Mailing

Name MCCONNELL STACEY L
Mailing Address 5112 RIVERS EDGE BLVD
City, State, Zip DAYTON, OH 45414
[9920-TX LIEN SOLD](#)

Legal

Legal Description 81101 RIVERS EDGE SEC 1
Land Use Description R - SINGLE FAMILY DWELLING, PLATTED LOT
Acres 0
Deed
Tax District Name DAYTON-NORTHRIDGE

Sales

Date	Sale Price	Deed Reference	Seller	Buyer
02-AUG-94	\$88,500			
21-AUG-15		201500046925	HOWELL NANCY L AND	FEDERAL HOME LOAN MORTGAGE CORP
08-APR-16		201600017399	FEDERAL HOME LOAN MORTGAGE CORP	MCCONNELL STACEY L
09-JUN-17		201700034071	MCCONNELL STACEY L	MCCONNELL STACEY L AND
16-FEB-18		201800009518	MCCONNELL STACEY L AND	MCCONNELL STACEY L

Values

	35%	100%
Land	8,930	25,500
Improvements	21,900	62,560

CAUV	0	0
Total	30,830	88,060

Building

Exterior Wall Material	FRAME
Building Style	RANCH
Number of Stories	1
Year Built	1980
Total Rms/Bedrms/Baths/Half Baths	5/3/2/0
Square Feet of Living Area	1,440
Finished Basemt Living Area (Sq. Ft.)	0
Rec Room (Sq. Ft.)	0
Total Square Footage	1,440
Basement	NONE
Central Heat/Air Cond	CENTRAL HEAT WITH A/C
Heating System Type	HOT AIR
Heating Fuel Type	GAS
Number of Fireplaces(Masonry)	1
Number of Fireplaces(Prefab)	

Current Year Special Assessments

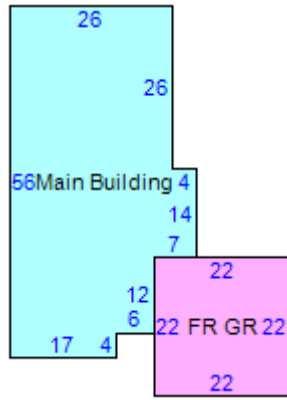
41100-MCD/AP MCD/AQUIFER PRES SUBD	\$1.10
11777-APC FEE	\$22.58
41000-M.C.D. MIAMI CONSERVANCY DIST	\$22.92
41001-MCD DAM SAFETY INITIATIVE FUND	\$7.50

Current Year Rollback Summary

Non Business Credit	-\$238.94
Owner Occupancy Credit	-\$59.76
Homestead	\$0.00
City of Dayton Credit	\$0.00
Reduction Factor	-\$893.10

Tax Summary

Year	Prior Year	Prior Year Payments	1st Half	1st Half Payments	2nd Half	2nd Half Payments	Total Currently Due
2021	\$2,830.73	-\$2,830.73	\$1,363.80	\$0.00	\$1,211.16	\$0.00	\$2,574.96



Item	Area
Main Building	1440
FR GR - 13:FR GR FRAME GARAGE	484
OFF - 11:OFF OPEN FRAME PORCH	24
WDK - 31:WDDCK WOOD DECKS	64
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MPATIO - 33:MA_PT CONC/MAS PATIO	210

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Residential Property Data

Building Style	RANCH
Exterior Wall Material	FRAME
Number of Stories	1
Year Built	1980
Total Rooms	5
Bedrms	3
Baths	2
Half Baths	0
Square Feet of Living Area	1,440
Finished Basement Sq. Ft.	0
Rec. Room Sq. Ft.	0
Total Square Footage	1,440
Basement	NONE
Central Heat/Air Cond	CENTRAL HEAT WITH A/C
Heat System	HOT AIR
Heating Fuel Type	GAS
Number of Fireplaces(Stacked)	1
Number of Fireplaces(Prefab)	

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Tax Year	Total Value
1999	74,700
2000	74,700
2001	74,700
2002	86,580
2003	86,580
2004	86,580
2005	95,240
2006	95,240
2007	95,240
2008	117,190
2009	117,190
2010	117,190
2011	120,350
2012	120,350
2013	120,350
2014	90,560
2015	90,560
2016	90,560
2017	83,980
2018	83,980
2019	83,980
2020	88,060
2021	88,060