

Preble County, Ohio - Property Record Card, Page 1
 Parcel: M40000608608022000
 Map Number: M40-086

GENERAL PARCEL INFORMATION

Owner KAUFMAN JOYCE A
 Property Address 313 FRIZZELL AVE
 Mailing Address KAUFMAN JOYCE A
 313 FRIZZELL AVE
 EATON OH 45320
 Land Use 510 RESIDENTIAL DWELLING PLATTED
 Legal Description LOT 2727
 School District MAPLEWOOD ESTATES SUBD SEC 5
 EATON SD
 Tax District M40 Eaton City - Eaton City School District

VALUATION

	Appraised	Assessed
Land Value	\$11,800.00	\$4,130.00
Improvements Value	\$71,500.00	\$25,030.00
Total Value	\$83,300.00	\$29,160.00
Taxable Value	\$29,160.00	
Net Annual Tax:	\$867.44	
Tot Amt Collected:	(\$968.78)	

MAP



AGRICULTURAL

Code	Soil	Acres	Rate	Appraised	Assessed	CAUV Rate	CAUV Value	Taxable
------	------	-------	------	-----------	----------	-----------	------------	---------

Totals:

LAND

Code	Frontage	Depth	Rate	Total	Value	Acres
HS - HOME SITE	0	0/0	10180	\$11,800.00	\$11,800.00	0.19

SALES

Sale Date	Sale Amount	Buyer	Conv.	Notes
10/21/2010	\$53,700.00	KAUFMAN JOYCE A	1330	
8/13/2010	\$42,392.00	SU TED SOLUTIONS LLC	1012	
6/10/2005	\$0.00	ALLEN SHARON K	936	
3/27/1998	\$65,000.00		486	
8/20/1985	\$44,300.00		1048	

COMMENTS

Type	Description
Front of Card	REVAL 17 - ADD 6X10 PPS, RMV WDDK
Transfer	Number of parcels this sale: 1
Transfer	RECORD: 297-1545
Transfer	Number of parcels this sale: 1 Sale Deed Number: 0233-0704
Transfer	Number of parcels this sale: 1
Transfer	RECORD: 299-1889
Administrative	FLD RV 2004 CHG ATTG TO LA. RD <6>

Preble County, Ohio - Property Record Card, Page 3

Parcel: M40000608608022000

Map Number: M40-086

GENERAL PARCEL INFORMATION

Owner KAUFMAN JOYCE A
 Property Address 313 FRIZZELL AVE
 Mailing Address KAUFMAN JOYCE A
 313 FRIZZELL AVE
 EATON OH 45320
 Land Use 510 RESIDENTIAL DWELLING PLATTED
 Legal Description LOT 2727
 School District MAPLEWOOD ESTATES SUBD SEC 5
 EATON SD
 Tax District M40 Eaton City - Eaton City School District

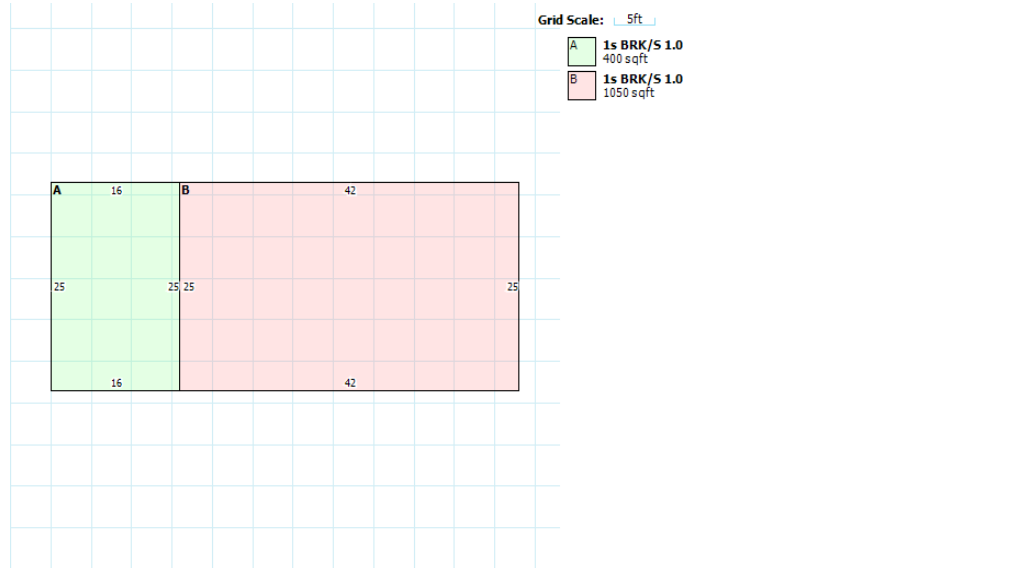
VALUATION

	Appraised	Assessed
Land Value	\$11,800.00	\$4,130.00
Improvements Value	\$71,500.00	\$25,030.00
Total Value	\$83,300.00	\$29,160.00
Taxable Value	\$29,160.00	
Net Annual Tax:	\$867.44	
Tot Amt Collected:	(\$968.78)	

RESIDENTIAL

Number Of Stories 1
 Year Built 1985
 Year Remodelled
 Grade C
 Condition A
 Occupancy SINGLE FAMILY
 Construction BRICK
 RoofType GABLE
 RoofMaterial SHINGLES
 Total Area 1450
 Living Area 1450
 Finished Basement Area 0
 Air Conditioned Area 0
 Unheated Area 0
 Total Rooms 5
 Total Bedrooms 3
 Total Full Baths (Including Base Plumbing) 1
 Total Half Baths 1
 Extra Plumbing Fixtures 0
 Value \$71,500.00

SKETCH



RESIDENTIAL DETAIL

Floor	Area	Construction	Rooms	Bedrooms	Full Baths	Half Baths	Fireplaces
1	1450	BRK	5	3	1	1	0

IMPROVEMENTS

Description	Stories	Area	Grade	Year Built	Value
SPP PP SHED		60	C	2000	\$0