Shelby County Auditors Office
Floor 3 - 129 E. Court St.
Sidney, OH 45265
937 498-7202

01-19-19-229-004
1240 E HOEWISHER RD

Parcel Information

MAP#	MAP #19-19D
Parcel Number	01-19-19-229-004
Owner Name	CHAMBERLIN CHAD A
Location	1240 E HOEWISHER RD
Mailing Name	CHAMBERLIN CHAD A
Mailing Address	1240 E HOEWISHER RD SIDNEY OH 45365
FI Code	000
Legal Description	PLUM RIDGE DEVELOPMENT PHASE IV CITY OF SIDNEY 020-19-19-229-004
Lot Number	6022
Plat Reference	V24P121
School District	SIDNEY CSD
Tax District	01 - CLINTON TOWNSHIP SIDNEY CORP SSD
Range	
Tract	
Section	
Acres: As of tax lien date	0.4340
Year Built	1997
Property Type	Residential
Neighborhood Code	102
Land Use Code	510
Land Use	Single family dwelling - Platted lot

Sales Details

Sale Number	Numer of Parcels	Sale Date	Sold To	Deed Ref.	Type of Sale	Invalid Sale?	Sale Price
25		1/17/2017	CHAMBERLIN CHA	V2068P733	WAR		$218,000
416	0	7/23/2009	WALKER CHANSE	V1737P696	WAR		$195,000
486	0	6/1/2006	CUPPS HALBERT	V1591P772	SUR		$237,000
903	0	10/10/2000	BJORK ROGER E	V0398P004	WAR		$219,500
644	0	7/25/1997	MONNIN DAVID J	V0357P083	WAR	B	$196,000
643	0	7/25/1997	SHREVES JEFFRE	V0357P082	SUR		$31,900

Residential Overview

Stories	2	**Rooms**	10	**Bedrooms**	4
Full Baths	3	**Half Baths**	1	**Extra Bath Fixtures**	
Fireplace Stacks	1	**Fireplace Openings**	0		
Central Heat	A	**Other Description**	GAS F/A	**Heat Pump**	
Central Air	A				
1st Floor Const	Brick with 2/6 Brick	**1st Floor Sq. Feet**	1070		
2nd Floor Const	Brick with 3/6 Brick	**2nd Floor Sq. Feet**	1180		
1/2 Story Const		**1/2 Story Sq. Feet**			
Attic Const		**Attic Square Feet**		**Attic Finish**	0
Basement		**Basement Sq. Feet**	1051	**Basement Finish**	1051

Improvement Details

Code	Imrpv. Desc	Const.	Dimensions	Size	Grade	Year Built /Cond.	True Value
DWELLING	DWELLING	B		1070	B-	1997A	$183,060

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Land Details

	Acres	Effective Frontage	Depth	Extended Value	Influence Factor 1	Influence Factor 2	True Value
Front Lot	99.63	75.00	273	$39,080			$39,080
Rear Lot							$0
Home site/Front lot							$0

	Acres	Additional Description	Effective Rate	Extended Value	Influence Factor 1	Influence Factor 2	True Value
Small Acreage							
Road							
Easement							

Value Details

Certified Values (as of tax lien date)		Current Values (subject to change)	
Land (100%)	$32,540	**Land (100%)**	$39,080
Bldg (100%)	$149,290	**Bldg (100%)**	$183,060
Total (100%)	$181,830	**Total (100%)**	$222,140
CAUV (100%)	$0	**CAUV (100%)**	
Land (35%)	$11,390	**Land (35%)**	$13,680
Bldg (35%)	$52,250	**Bldg (35%)**	$64,070
Total (35%)	$63,640	**Total (35%)**	$77,750
Rollback (35%)	$63,640	**Rollback (35%)**	$77,750

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Tax Details

Real Estate	Prior	Dec. Interest	1st Half	1st Half Pen.	2nd Half	2nd Half Pen.	Interest
Charge	$0.00	$0.00	$1,278.75	$0.00	$1,278.75	$0.00	$0.00
Credit	$0.00	$0.00	$1,278.75	$0.00	$1,278.75	$0.00	$0.00
Due	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

Special Assessments	Prior	Dec. Interest	1st Half	1st Half Pen.	2nd Half	2nd Half Pen.	Interest
Charge	$0.00	$0.00	$94.83	$0.00	$94.83	$9.48	$0.00
Credit	$0.00	$0.00	$94.83	$0.00	$94.83	$9.48	$0.00
Due	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

TOTAL TAXES DUE	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
						Less Prepaid Amount	$0.00
						Net Taxes Due	$0.00

Information believed accurate but not guaranteed. Treasurer disclaims liability for any errors or omissions.
BEFORE REMITTING PAYMENT, PLEASE VERIFY THE AMOUNT DUE THROUGH THE SHELBY COUNTY TREASURER'S OFFICE. (937) 498-7281
If submitting payment without an original bill, please write parcel ID number on the memo line of your check.

Annual Tax Breakdown

Real Estate		Special Assessments	
Gross Property Tax	$4,154.42	**047 -**	$156.78
Public Property Pers Prop	$0.00	**081 - SIDNEY LIGHTING**	$31.88
Less Tax Reduction	$1,249.10	**464 - MIAMI CONSERVANCY DISTRICT**	$1.00
SubTotal	$2,905.32	**000 -**	$0.00
Less 10% Rollback	$278.26	**000 -**	$0.00
Less 2.5% Rollback	$69.56	**000 -**	$0.00
Less Homestead Rollback	$0.00	**Total Special Assessment**	$189.66
SubTotal	$2,557.50		
Plus Recoupment	$0.00		
Total Real Estate Taxes	$2,557.50	**Total Amount Charged**	$2,747.16

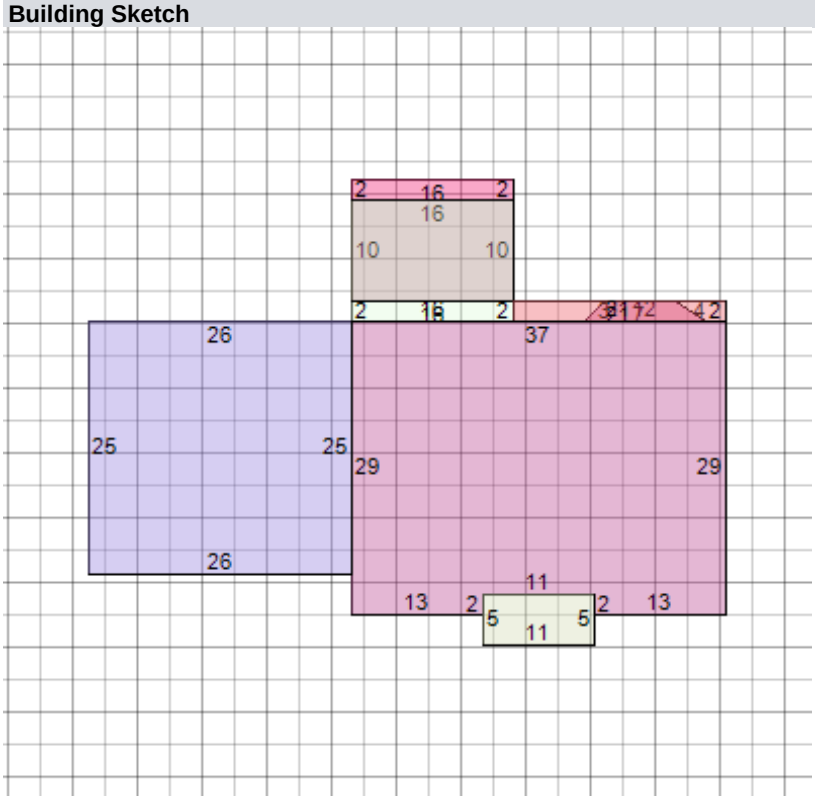
For current taxes owed, please refer to the "TOTAL TAXES DUE" line under the TAXES DUE DETAIL. Do not use the Total Amount Charged Total.

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Building Sketch #1

Building Sketch



Sketch Key

2 B B M L	1051 Sq.Feet
1 B G	650 Sq.Feet
F OMP P	55 Sq.Feet
F PAT P	32 Sq.Feet
WDD2 P	160 Sq.Feet
PAT P L	160 Sq.Feet
WDD2 P	32 Sq.Feet
1 F A+	19 Sq.Feet
F OH AU	42 Sq.Feet

Sketch Key

		Construction			
F	Frame/Wood/Alum/Vinyl/Stucco	**ST**	Stone (steel for ind bldgs)	**GL**	Glass Lined
B	Brick	**PC**	Poured Concrete	**MT**	Metal
CB	Concrete Block	**CS**	Concrete Stave	**AS**	Asphalt
RC	Reinforced concrete	**WS**	Wood Stave	**CL**	Clay
T	Tile				
		Porches, Patios, Stoops and Decks			
BAL	Balcony	**EMP**	Enclosed Masonry Porch	**OMP**	Open Masonry Porch
BW	Breezeway	**FLA**	Flagstone Patio	**PAT**	Patio
CAN	Canopy	**MST**	Masonry Stoop	**POR**	Portico
CON	Concrete Patio	**OBP**	Open Brick Porch	**RFX**	Roof Extension
CVP	Covered Patio	**OBW**	Open Breezeway	**STP**	Stoop
DK	Deck	**OFP**	Open Frame Porch	**TER**	Terrace
EBP	Enclosed Brick Porch	**FOFP**	Open frame porch w/full story living area above	**WDD**	Wood Deck
EBP2	Enclosed brick porch at 2nd story	**2OFP**	2 story open frame porch	**WDE**	Wood Deck
EBW	Enclosed Breezeway	**OFP2**	Open frame porch at 2nd story	**WOO**	Wood Patio
EFP	Enclosed Frame Porch	**OH**	Overhang		
		Type			
M	Main Living Area	**G**	Garage or Carport	**P**	Porch or patio
A	Addition	**O**	Attached Outbuilding	**X**	Miscellaneous

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History 2014 Payable 2015

Parcel Number	01-19-19-229-004		
Tax Year	2014	**Effective Tax Rate**	45.08
Owner Name	WALKER CHANSE & KATHARINE	**Purchase Date**	7/23/2009
Property Class	510	**Acres**	0.4340

Real Property Values		**2.5% rollback Values**	
Land (100%)	$32,540	**Land (35%)**	$0
Bldg (100%)	$149,710	**Bldg (35%)**	$0
Total (100%)	$182,260	**Total (35%)**	$0
CAUV Code		**Rollback Code**	R
CAUV Land Mkt (100%)	$0		
		Tax Calculation	
Taxable Land (35%)	$11,390	**Gross Tax**	$4,108.08
Taxable Bldg (35%)	$52,400	**Public Utility Tax**	$0.00
Taxable Total (35%)	$63,790	**Reduction Factor Credit**	$1,232.24
CAUV Code		**10% Rollback**	$285.98
CAUV Land Mkt (35%)	$0	**2.5% Rollback**	$71.50
		Homestead Credit	$0.00
		CAUV Recoupment	$0.00
Public Util Value-35%	$0.00	**Net Taxes**	$2,518.36

Special Assessments			
S/A Proj Code	081	**S/A Proj Amount**	30.90
S/A Proj Code	464	**S/A Proj Amount**	1.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
		S/A Total	31.90

Due from Prior Years			
Prior R/E	$0.00	**Prior S/A**	$0.00

Addition/Remitter			
A/R Code			
A/R Number	0	**A/R Date**	

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History 2013 Payable 2014

Parcel Number	01-19-19-229-004		
Tax Year	2013	**Effective Tax Rate**	48.83
Owner Name	WALKER CHANSE & KATHARINE	**Purchase Date**	7/23/2009
Property Class	510	**Acres**	0.4340

Real Property Values		**2.5% rollback Values**	
Land (100%)	$32,540	**Land (35%)**	$0
Bldg (100%)	$162,460	**Bldg (35%)**	$0
Total (100%)	$195,000	**Total (35%)**	$0
CAUV Code		**Rollback Code**	R
CAUV Land Mkt (100%)	$0		
		Tax Calculation	
Taxable Land (35%)	$11,390	**Gross Tax**	$4,512.70
Taxable Bldg (35%)	$56,860	**Public Utility Tax**	$0.00
Taxable Total (35%)	$68,250	**Reduction Factor Credit**	$1,180.32
CAUV Code		**10% Rollback**	$333.24
CAUV Land Mkt (35%)	$0	**2.5% Rollback**	$83.30
		Homestead Credit	$0.00
		CAUV Recoupment	$0.00
Public Util Value-35%	$0.00	**Net Taxes**	$2,915.84

Special Assessments			
S/A Proj Code	081	**S/A Proj Amount**	30.90
S/A Proj Code	464	**S/A Proj Amount**	1.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
		S/A Total	31.90

Due from Prior Years			
Prior R/E	$0.00	**Prior S/A**	$0.00

Addition/Remitter			
A/R Code			
A/R Number	0	**A/R Date**	

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History 2012 Payable 2013

Parcel Number	01-19-19-229-004		
Tax Year	2012	**Effective Tax Rate**	48.73
Owner Name	WALKER CHANSE & KATHARINE	**Purchase Date**	7/23/2009
Property Class	510	**Acres**	0.4340

Real Property Values		**2.5% rollback Values**	
Land (100%)	$32,540	**Land (35%)**	$0
Bldg (100%)	$162,460	**Bldg (35%)**	$0
Total (100%)	$195,000	**Total (35%)**	$0
CAUV Code		**Rollback Code**	R
CAUV Land Mkt (100%)	$0		
		Tax Calculation	
Taxable Land (35%)	$11,390	**Gross Tax**	$4,511.32
Taxable Bldg (35%)	$56,860	**Public Utility Tax**	$0.00
Taxable Total (35%)	$68,250	**Reduction Factor Credit**	$1,185.50
CAUV Code		**10% Rollback**	$332.58
CAUV Land Mkt (35%)	$0	**2.5% Rollback**	$83.14
		Homestead Credit	$0.00
		CAUV Recoupment	$0.00
Public Util Value-35%	$0.00	**Net Taxes**	$2,910.10

Special Assessments			
S/A Proj Code	081	**S/A Proj Amount**	30.90
S/A Proj Code	464	**S/A Proj Amount**	1.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
S/A Proj Code	000	**S/A Proj Amount**	0.00
		S/A Total	31.90

Due from Prior Years			
Prior R/E	$0.00	**Prior S/A**	$0.00

Addition/Remitter			
A/R Code			
A/R Number	0	**A/R Date**	