

TAX DISTRICT 11  
 SCHOOL DISTRICT WEST GEauga LSD  
 FINIZIA ANTHONAY S & SUNDAY THERESE A

**11-098200**  
 PROPERTY NUMBER

**11--05-14-00-024-00**  
 MAP ROUTING NUMBER

CARD# 001 of 1  
 RECHECK N

PROPERTY DESC  
 LOT- 20

**13032 DOROTHY**

STATE CODE	NEIGHBORHOOD	20000	COMM/IND COST
PROP TYPE 2	NEIGHBORHOOD DSRBLTY	4	COMM/IND INCOME
	NEIGHBORHOOD TREND	4	COM/IND NBHD
LUC 510			COM/IND TYPE

DEED 0508/0383 ACRES 1.90

**LAND INFORMATION**

TYPE	EFF FRONT SQFT \ ACRE	BASE SIZE	RATE	O/R	ADJ RATE	BASE VALUE	OTHER LANDADJUSTMENTS				TRUE VALUE
							CODE/%	CODE/%	CODE/%	CODE/%	
AH	1.000	0.00	35,000.00	N	35,000.00	35,000	X/100	/ 100	/100	/100	35,000
AS	.830	0.00	35,000.00	N	35,000.00	29,050	S/80	5 75	/100	/100	17,400
A0	.070	0.00	0.00	N	0.00	0	/100	/ 100	/100	/100	0
<b>TOTAL ACRES</b>						1.900	<b>TOTAL LAND VALUE</b>				52,400

**NOTES**

2019 OFC DC - CORR ROW .07 AC PER PLAT, NVC TIL 2020 UPDATE 8/26/19 BW  
 OFC NC 1996 001 1996 EST ADDN 100% 1-1-96 MR KY 3-1-96  
 FLD DC 1992 001 SHED PP

**CURRENT VALUE RECORD**

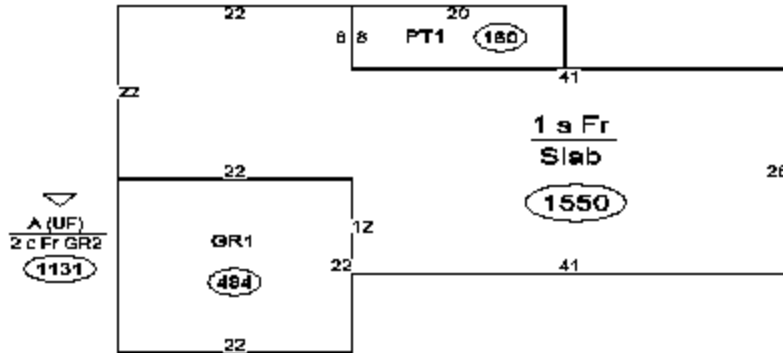
APPROACH	LAND	IMPROVEMENTS	TOTAL
Applied	52,400	100,400	152,800

**REAL PROPERTY VALUE HISTORY**

YEAR	LAND	IMPROVEMENT	TOTAL	REASON
2020	52,400	100,400	152,800	120
2020	53,900	100,400	154,300	120
2017	53,900	87,300	141,200	120
2011	59,300	107,600	166,900	120
2005	59,300	118,300	177,600	120
2002	56,100	89,500	145,600	120
1999	50,100	80,600	130,700	120
1996	40,700	71,200	111,900	110
1996	40,700	71,200	111,900	120

**TRANSFERS**

DATE	# PRCLS	SOURCE	SALE PRICE	V
01/01/1990	0	0	0	No



<b>STYLE OF HOUSE</b>	1	<b>ATTIC TYPE</b>	1
1 CONVENTIONAL		0 NONE	
2 BI LEVEL		1 UNFINISHED	
3 MULTI LEVEL		2 1/4 FINISHED	
4 ALTERNATIVE		3 1/2 FINISHED	
		4 3/4 FINISHED	
<b>STORY HEIGHT</b>	1.00	5 FULL FINISHED	
		<b>ATTIC HEATED</b>	
<b>EXTERIOR WALLS</b>	1	<b>ACCOMODATIONS</b>	
1 FRAME/SIDING		TOTAL ROOMS	7
2 STUCCO		BEDROOMS	3
3 TILE		FAMILY ROOMS	1
4 CONCRETE BLOCK		DINING ROOMS	1
5 METAL			
6 CONCRETE		<b>PLUMBING</b>	
7 BRICK		FULL BATHS	1
8 STONE		HALF BATHS	1
9 FRAME/SIDING W MASONRY		ADDNL FIXTURES	0
<b>HEATING</b>	1	<b>FIN LIV AREA</b>	1,550
0 NO HEAT		<b>FIN BSMT AREA</b>	0
1 BASE		<b>UNFIN LIV AREA</b>	0
<b>AIR CONDITIONING</b>	0	<b>YEAR BUILT</b>	1954
0 NONE		<b>EFF YEAR BUILT</b>	1975
1 CENTRAL		<b>YEAR REMOD.</b>	1995
<b>BASEMENT</b>	1	<b>CONDITION</b>	2 F
1 NONE		GRADE	B-02
2 PART CRAWL		<b>BSMT GAR CAR CAP</b>	0
3 PART BASEMENT		<b>FIREPLACE</b>	N
4 PT BSMT/PT CRAWL		OPENINGS	0
5 CRAWL		STACKS	0
6 FULL BASEMENT			

FEATURES		
CODE	GRADED	AREA
<b>ADDITIONS</b>		
TYPE	AREA	YR BLT
GR1 Garage Frame	484	0
PT1 Patio Concrete	160	0
GR2 Garage Brick	1,131	0

ENTRY CODE	1	DATA COLLECTION	REVIEWER
CONTACT			JW
			08/19/2010

IMPROVEMENTS															
TYPE	WIDTH	LENGTH	AREA	YR BLT	EFF YR BLT	COND	RATE	PRICING	GRD	C.F.	RCN	DEPR	O/R	OBSOL	RCNLD
60 Shed	8	14	112	1954	1954	3	0.00	F		100	0	65		0	0

TAX DISTRICT 11  
 SCHOOL DISTRICT WEST GEAUGA LSD  
 FINIZIA ANTHONAY S & SUNDAY THERESE A

**11-098200**  
 PROPERTY NUMBER

**11--05-14-00-024-00**  
 MAP ROUTING NUMBER

CARD# 001 of 1  
 RECHECK N

PROPERTY DESC  
 LOT- 20

**13032 DOROTHY**

STATE CODE	NEIGHBORHOOD	20000	COMM/IND COST
PROP TYPE 2	NEIGHBORHOOD DSRBLTY	4	COMM/IND INCOME
LUC	NEIGHBORHOOD TREND	4	COM/IND NBHD
510			COM/IND TYPE

DEED 0508/0383 ACRES 1.90

**LAND INFORMATION**

TYPE	EFF FRONT SQFT \ ACRE	BASE SIZE	RATE	O/R	ADJ RATE	BASE VALUE	OTHER LANDADJUSTMENTS				TRUE VALUE
							CODE/%	CODE/%	CODE/%	CODE/%	
AH	1.000	0.00	35,000.00	N	35,000.00	35,000	X/100	/ 100	/100	/100	35,000
AS	.900	0.00	35,000.00	N	35,000.00	31,500	S/80	§ 75	/100	/100	18,900

TOTAL ACRES 1.900 TOTAL LAND VALUE 53,900

**NOTES**

OFC NC 1996 001 1996 EST ADDN 100% 1-1-96 MR KY 3-1-96  
 FLD DC 1992 001 SHED PP

**CURRENT VALUE RECORD**

APPROACH	LAND	IMPROVEMENTS	TOTAL
Applied	53,900	87,300	141,200

**REAL PROPERTY VALUE HISTORY**

YEAR	LAND	IMPROVEMENT	TOTAL	REASON
2017	53,900	87,300	141,200	120
2011	59,300	107,600	166,900	120
2005	59,300	118,300	177,600	120

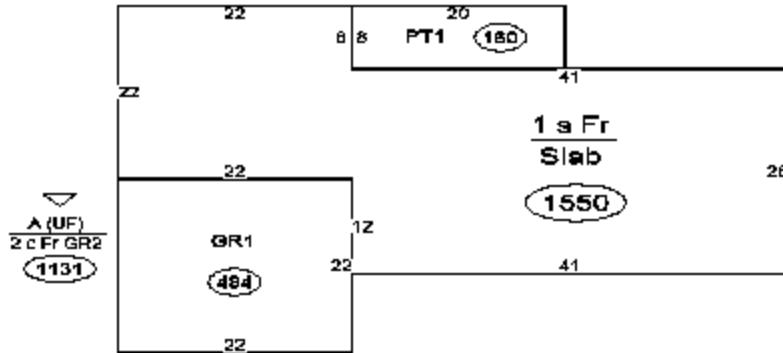
**TRANSFERS**

DATE	# PRCLS	SOURCE	SALE PRICE	V
01/01/1990	0	0	0	No

**COMPARABLE SALES**

Parcel Number	Sale Date	Sale Price
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APPROACH	LAND	IMPROVEMENTS	TOTAL
Cost approach:	53,900		141,200
Market approach:			
Trended approach:			
Override approach:			



<b>STYLE OF HOUSE</b>	1	<b>ATTIC TYPE</b>	1
1 CONVENTIONAL		0 NONE	
2 BI LEVEL		1 UNFINISHED	
3 MULTI LEVEL		2 1/4 FINISHED	
4 ALTERNATIVE		3 1/2 FINISHED	
		4 3/4 FINISHED	
<b>STORY HEIGHT</b>	1.00	5 FULL FINISHED	
		<b>ATTIC HEATED</b>	
<b>EXTERIOR WALLS</b>	1	<b>ACCOMODATIONS</b>	
1 FRAME/SIDING		TOTAL ROOMS	7
2 STUCCO		BEDROOMS	3
3 TILE		FAMILY ROOMS	1
4 CONCRETE BLOCK		DINING ROOMS	1
5 METAL			
6 CONCRETE		<b>PLUMBING</b>	
7 BRICK		FULL BATHS	1
8 STONE		HALF BATHS	1
9 FRAME/SIDING W MASONRY		ADDNL FIXTURES	0
<b>HEATING</b>	1	<b>FIN LIV AREA</b>	1,550
0 NO HEAT		<b>FIN BSMT AREA</b>	0
1 BASE		<b>UNFIN LIV AREA</b>	0
<b>AIR CONDITIONING</b>	0	<b>YEAR BUILT</b>	1954
0 NONE		<b>EFF YEAR BUILT</b>	1975
1 CENTRAL		<b>YEAR REMOD.</b>	1995
<b>BASEMENT</b>	1	<b>CONDITION</b>	2 F
1 NONE		GRADE	B-02
2 PART CRAWL		<b>BSMT GAR CAR CAP</b>	0
3 PART BASEMENT		<b>FIREPLACE</b>	N
4 PT BSMT/PT CRAWL		OPENINGS	0
5 CRAWL		STACKS	0
6 FULL BASEMENT			

FEATURES		
CODE	GRADED	AREA

ADDITIONS		
TYPE	AREA	YR BLT
GR1 Garage Frame	484	0
PT1 Patio Concrete	160	0
GR2 Garage Brick	1,131	0

ENTRY CODE	1	DATA COLLECTION	REVIEWER
CONTACT			JW
			08/19/2010

IMPROVEMENTS															
TYPE	WIDTH	LENGTH	AREA	YR BLT	EFF YR BLT	COND	RATE	PRICING	GRD	C.F.	RCN	DEPR	O/R	OBSOL	RCNLD
60 Shed	8	14	112	1954	1954	3	0.00	F		100	0	65		0	0

TAX DISTRICT 11 SCHOOL DISTRICT WEST GEAUGA LSD FINIZIA ANTHONAY S & SUNDAY THERESE A	<b>11-098200</b> PROPERTY NUMBER	<b>11--05-14-00-024-00</b> MAP ROUTING NUMBER	CARD# 001 of 1 RECHECK N
PROPERTY DESC LOT- 20	<b>13032 DOROTHY</b>		
DEED 0508/0383 ACRES 1.90	STATE CODE 2 PROP TYPE 2 LUC 510	NEIGHBORHOOD 20000 NEIGHBORHOOD DSRBLTY 4 NEIGHBORHOOD TREND 4	COMM/IND COST COMM/IND INCOME COM/IND NBHD COM/IND TYPE

**LAND INFORMATION**

TYPE	EFF FRONT SQFT \ ACRE	BASE SIZE	RATE	O/R	ADJ RATE	BASE VALUE	OTHER LANDADJUSTMENTS				TRUE VALUE	
							CODE/%	CODE/%	CODE/%	CODE/%		
AH	1.000	0.00	38,500.00	Y	38,500.00	38,500	X/100	/ 100	/100	/100	38,500	
AS	.900	0.00	38,500.00	Y	38,500.00	34,650	S/80	§ 75	/100	/100	20,800	
<b>TOTAL ACRES</b>		1.900									<b>TOTAL LAND VALUE</b>	59,300

**NOTES**

OFC NC 1996 001 1996 EST ADDN 100% 1-1-96 MR KY 3-1-96  
FLD DC 1992 001 SHED PP

**CURRENT VALUE RECORD**

APPROACH	LAND	IMPROVEMENTS	TOTAL
Work In Progress	59,300	107,600	166,900

**REAL PROPERTY VALUE HISTORY**

YEAR	LAND	IMPROVEMENT	TOTAL	REASON
2011	59,300	107,600	166,900	120
2005	59,300	118,300	177,600	120
2002	56,100	89,500	145,600	120

**TRANSFERS**

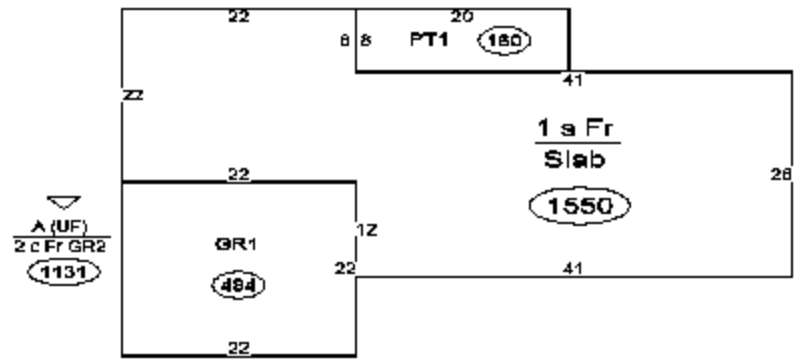
DATE	# PRCLS	SOURCE	SALE PRICE	V
01/01/1990	0	0	0	No

**COMPARABLE SALES**

Parcel Number	Sale Date	Sale Price

**APPROACH**

APPROACH	LAND	IMPROVEMENTS	TOTAL
Cost approach:	59,300		166,900
Market approach:			
Trended approach:			
Override approach:			



<b>STYLE OF HOUSE</b>	1	<b>ATTIC TYPE</b>	1
1 CONVENTIONAL		0 NONE	
2 BI LEVEL		1 UNFINISHED	
3 MULTI LEVEL		2 1/4 FINISHED	
4 ALTERNATIVE		3 1/2 FINISHED	
		4 3/4 FINISHED	
<b>STORY HEIGHT</b>	1.00	5 FULL FINISHED	
		<b>ATTIC HEATED</b>	
<b>EXTERIOR WALLS</b>	1	<b>ACCOMODATIONS</b>	
1 FRAME/SIDING		TOTAL ROOMS	7
2 STUCCO		BEDROOMS	3
3 TILE		FAMILY ROOMS	1
4 CONCRETE BLOCK		DINING ROOMS	1
5 METAL			
6 CONCRETE		<b>PLUMBING</b>	
7 BRICK		FULL BATHS	1
8 STONE		HALF BATHS	1
9 FRAME/SIDING W MASONRY		ADDNL FIXTURES	0
<b>HEATING</b>	1	<b>FIN LIV AREA</b>	1,550
0 NO HEAT		<b>FIN BSMT AREA</b>	0
1 BASE		<b>UNFIN LIV AREA</b>	0
<b>AIR CONDITIONING</b>	0	<b>YEAR BUILT</b>	1954
0 NONE		<b>EFF YEAR BUILT</b>	1980
1 CENTRAL		<b>YEAR REMOD.</b>	1995
<b>BASEMENT</b>	1	<b>CONDITION</b>	3 AV
1 NONE		GRADE	B-01
2 PART CRAWL		<b>BSMT GAR CAR CAP</b>	0
3 PART BASEMENT		<b>FIREPLACE</b>	N
4 PT BSMT/PT CRAWL		OPENINGS	0
5 CRAWL		STACKS	0
6 FULL BASEMENT			

FEATURES		
CODE	GRADED	AREA

ADDITIONS		
TYPE	AREA	YR BLT
GR1 Garage Frame	484	0
PT1 Patio Concrete	160	0
GR2 Garage Brick	1,131	0

ENTRY CODE	1	DATA COLLECTION	REVIEWER
CONTACT			JW
			08/19/2010

IMPROVEMENTS															
TYPE	WIDTH	LENGTH	AREA	YR BLT	EFF YR BLT	COND	RATE	PRICING	GRD	C.F.	RCN	DEPR	O/R	OBSOL	RCNLD
60 Shed	8	14	112	1954	1954	3	0.00	O		100	0	50		0	0

TAX DISTRICT 11  
 SCHOOL DISTRICT WEST GEAUGA LSD  
 FINIZIA ANTHONAY S & SUNDAY THERESE A

**11-098200**  
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**11--05-14-00-024-00**  
 MAP ROUTING NUMBER

CARD# 001 of 1  
 RECHECK N

PROPERTY DESC  
 LOT- 20

**13032 DOROTHY**

STATE CODE	NEIGHBORHOOD	20000	COMM/IND COST
PROP TYPE 2	NEIGHBORHOOD DSRBLTY	4	COMM/IND INCOME
LUC 510	NEIGHBORHOOD TREND	4	COM/IND NBHD
			COM/IND TYPE

DEED 0508/0383 ACRES 1.90

**LAND INFORMATION**

TYPE	EFF FRONT SQFT \ ACRE	BASE SIZE	RATE	O/R	ADJ RATE	BASE VALUE	CODE/%	OTHER LANDADJUSTMENTS				TRUE VALUE
								CODE/%	CODE/%	CODE/%	CODE/%	
AH	1.000	0.00	38,500.00	Y	38,500.00	38,500	X/100	/ 100	/100	/100	38,500	
AS	.900	0.00	38,500.00	Y	38,500.00	34,650	S/80	§ 75	/100	/100	20,800	

TOTAL ACRES 1.900 TOTAL LAND VALUE 59,300

**NOTES**

OFC NC 1996 001 1996 EST ADDN 100% 1-1-96 MR KY 3-1-96  
 FLD DC 1992 001 SHED PP

**CURRENT VALUE RECORD**

APPROACH	LAND	IMPROVEMENTS	TOTAL
Work In Progress	59,300	107,600	166,900

**REAL PROPERTY VALUE HISTORY**

YEAR	LAND	IMPROVEMENT	TOTAL	REASON
2011	59,300	107,600	166,900	120
2005	59,300	118,300	177,600	120
2002	56,100	89,500	145,600	120

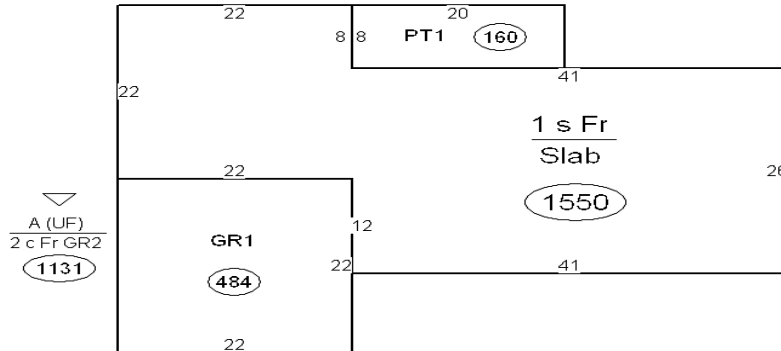
**TRANSFERS**

DATE	# PRCLS	SOURCE	SALE PRICE	V
01/01/1990	0	0	0	No

**COMPARABLE SALES**

Parcel Number	Sale Date	Sale Price
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APPROACH	LAND	IMPROVEMENTS	TOTAL
Cost approach:	59,300		166,900
Market approach:			
Trended approach:			
Override approach:			



<b>STYLE OF HOUSE</b>	1	<b>ATTIC TYPE</b>	1
1 CONVENTIONAL		0 NONE	
2 BI LEVEL		1 UNFINISHED	
3 MULTI LEVEL		2 1/4 FINISHED	
4 ALTERNATIVE		3 1/2 FINISHED	
		4 3/4 FINISHED	
<b>STORY HEIGHT</b>	1.00	<b>ATTIC HEATED</b>	
<b>EXTERIOR WALLS</b>	1	<b>ACCOMODATIONS</b>	
1 FRAME/SIDING		TOTAL ROOMS	7
2 STUCCO		BEDROOMS	3
3 TILE		FAMILY ROOMS	1
4 CONCRETE BLOCK		DINING ROOMS	1
5 METAL		<b>PLUMBING</b>	
6 CONCRETE		FULL BATHS	1
7 BRICK		HALF BATHS	1
8 STONE		ADDNL FIXTURES	0
9 FRAME/SIDING W MASONRY		<b>FIN LIV AREA</b>	1,550
<b>HEATING</b>	1	<b>FIN BSMT AREA</b>	0
0 NO HEAT		<b>UNFIN LIV AREA</b>	0
1 BASE		<b>YEAR BUILT</b>	1954
<b>AIR CONDITIONING</b>	0	<b>EFF YEAR BUILT</b>	1980
0 NONE		<b>YEAR REMOD.</b>	1995
1 CENTRAL		<b>CONDITION</b>	3 AV
<b>BASEMENT</b>	1	GRADE	B-01
1 NONE		<b>BSMT GAR CAR CAP</b>	0
2 PART CRAWL		<b>FIREPLACE</b>	N
3 PART BASEMENT		OPENINGS	0
4 PT BSMT/PT CRAWL		STACKS	0
5 CRAWL			

FEATURES		
CODE	GRADED	AREA

ADDITIONS		
TYPE	AREA	YR BLT
GR1 Garage Frame	484	0
PT1 Patio Concrete	160	0
GR2 Garage Brick	1,131	0

ENTRY CODE 1 DATA COLLECTION REVIEWER JW  
CONTACT 08/19/2010

IMPROVEMENTS																
TYPE	WIDTH	LENGTH	AREA	YR BLT	EFF YR BLT	COND	RATE	PRICING	GRD	C.F.	RCN	DEPR	O/R	OBSOL	RCNLD	
60 Shed	8	14	112	1954	1954	A	0.00	O		100	0	50		0	0	



TAX DISTRICT 11  
 SCHOOL DISTRICT WEST GEAUGA LSD  
 FINIZIA ANTHONAY S & SUNDAY THERESE A

11-098200

PROPERTY NUMBER

11--05-14-00-024-00

MAP ROUTING NUMBER

CARD# 001 of 1

RECHECK N

PROPERTY DESC  
 LOT- 20

13032 DOROTHY RD

STATE CODE	NEIGHBORHOOD	2000	COMM/IND COST
PROP TYPE 2	NEIGHBORHOOD DSRBLTY	5	COMM/IND INCOME
LUC 510	NEIGHBORHOOD TREND	4	COM/IND NBHD
			COM/IND TYPE

DEED 0508/0383 ACRES 1.90

LAND INFORMATION

TYPE	EFF FRONT SQFT \ ACRE	BASE SIZE	RATE	O/R	ADJ RATE	BASE VALUE	CODE/%	OTHER LANDADJUSTMENTS				TRUE VALUE
								CODE/%	CODE/%	CODE/%	CODE/%	
AH	1.000	0.00	38,500.00	Y	38,500.00	38,500	X/100	/ 100	/100	/100	38,500	
AS	.900	0.00	38,500.00	Y	38,500.00	34,650	S/80	§ 75	/100	/100	20,800	

TOTAL ACRES 1.900 TOTAL LAND VALUE 59,300

NOTES

OFC NC 1996 001 1996 EST ADDN 100% 1-1-96 MR KY 3-1-96  
 FLD DC 1992 001 SHED PP

CURRENT VALUE RECORD

APPROACH	LAND	IMPROVEMENTS	TOTAL
Applied	59,300	118,300	177,600

REAL PROPERTY VALUE HISTORY

YEAR	LAND	IMPROVEMENT	TOTAL	REASON
2005	59,300	118,300	177,600	120
2002	56,100	89,500	145,600	120
1999	50,100	80,600	130,700	120

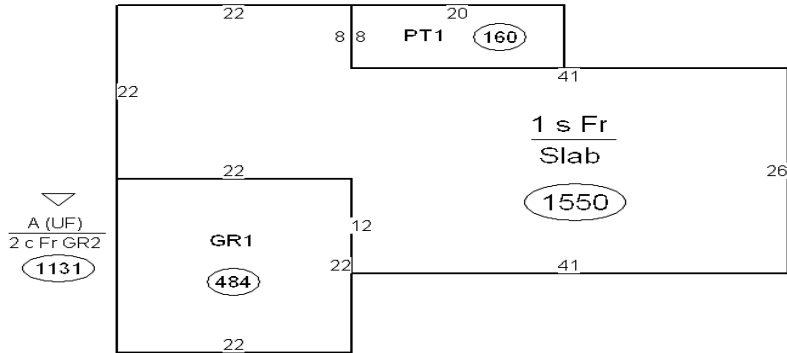
TRANSFERS

DATE	# PRCLS	SOURCE	SALE PRICE	V
01/01/1990	0	0	0	No

COMPARABLE SALES

Parcel Number	Sale Date	Sale Price
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APPROACH	LAND	IMPROVEMENTS	TOTAL
Cost approach:	59,300		177,200
Market approach:			
Trended approach:			
Override approach:			



<b>STYLE OF HOUSE</b>	1	<b>ATTIC TYPE</b>	1
1 CONVENTIONAL		0 NONE	
2 BI LEVEL		1 UNFINISHED	
3 MULTI LEVEL		2 1/4 FINISHED	
4 OTHER		3 1/2 FINISHED	
		4 3/4 FINISHED	
<b>STORY HEIGHT</b>	1.00	<b>ATTIC HEATED</b>	
<b>EXTERIOR WALLS</b>	1	<b>ACCOMODATIONS</b>	
1 FRAME/SIDING		TOTAL ROOMS	7
2 STUCCO		BEDROOMS	3
3 TILE		FAMILY ROOMS	1
4 CONCRETE BLOCK		DINING ROOMS	1
5 METAL		<b>PLUMBING</b>	
6 CONCRETE		FULL BATHS	1
7 BRICK		HALF BATHS	1
8 STONE		ADDNL FIXTURES	0
9 FRAME/SIDING W MASONRY		<b>FIN LIV AREA</b>	1,550
<b>HEATING</b>	1	<b>FIN BSMT AREA</b>	0
0 NO HEAT		<b>UNFIN LIV AREA</b>	0
1 BASE		<b>YEAR BUILT</b>	1954
<b>AIR CONDITIONING</b>	0	<b>EFF YEAR BUILT</b>	1954
0 NONE		<b>YEAR REMOD.</b>	1995
1 CENTRAL		<b>CONDITION</b>	3 AV
<b>BASEMENT</b>	1	GRADE	B-01
1 NONE		<b>BSMT GAR CAR CAP</b>	0
2 PART CRAWL		<b>FIREPLACE</b>	N
3 PART BASEMENT		OPENINGS	0
4 PT BSMT/PT CRAWL		STACKS	0
5 CRAWL			

FEATURES		
CODE	GRADED	AREA

ADDITIONS		
TYPE	AREA	YR BLT
GR1 Garage Frame	484	0
PT1 Patio Concrete	160	0
GR2 Garage Brick	1,131	0

ENTRY CODE 1 DATA COLLECTION REVIEWER CONTACT

IMPROVEMENTS															
TYPE	WIDTH	LENGTH	AREA	YR BLT	EFF YR BLT	COND	RATE	PRICING	GRD	C.F.	RCN	DEPR	O/R	OBSOL	RCNLD
60 Shed	8	14	112	1954	1954	A	0.00	O		100	0	0	Y	0	0

OWNERSHIP / PROPERTY DESCRIPTION

G E A U G A Co. (REVAL2005)  
 OWNER: FINIZIA ANTHONAY S  
 & SUNDAY THERESE A  
 LEGAL: LOT- 20

05-Nov-2005

PARCEL IDENTIFICATION

11--05-14-00-024-00

1/ 1

13032 DOROTHY RD

DEED 0508/0383

1.900 ACRES

TAX ACCT: 11-098200

NEIGHBORHOOD 200-00  
 PROP CLASS R/510 NEIGH DSRBTY 5  
 PROP TYPE 2 PROP DSRBLY 3

LAND DATA AND COMPUTATIONS									
TYPE	ACTUAL FRONTAGE	EFFECTIVE FRONTAGE	EFFECTIVE DEPTH	UNIT RATE	FACTOR	BASE VALUE	OTHER ADJUSTMENTS CODE	FACTOR	VALUE
AS		0.900 ACRES		38500	S 80	27720	5	75	20790
AH		1.000 ACRES		38500	X 100	38500			38500
<b>TOTAL ACRES 1.900</b>									<b>59300</b>

LST,ROL,EL,WL,SP,DEV

ENTRY 6 CD 01/04/2005

REAL PROPERTY VALUE HISTORY

YR	LAND	IMPR	TOTAL R
05	59,300	118,300	177,600 7
02	56,100	89,500	145,600 7
99	50,100	80,600	130,700 7
96	40,700	71,200	111,900 0
96	40,700	71,200	111,900 7
96	36,990	64,710	101,700 2

FLD DC 1991 SHED PP  
 OFC NC 1996 1996 EST ADDN 100% 1-1-96  
 MR KY 3-1-96

\*STORY HEIGHT DESIGN\*

- 1 = CONVENTIONAL
- 2 = BI-LEVEL
- 3 = MULTI-LEVEL

-- LEVEL 330 --

LAND DATA AND COMPUTATIONS										CALCULATIONS (CONT)											
TOTAL RMS	7	BED RM	3	FAM RM	1	DIN RM	1	FULL BATH	1	HALF BATH	1	ADD FX	0	ROW FACT		EXTR UNITS	0+0		94900		
DESIGN	1	CONVERT	0	NO OF UNITS		DESIGN		CONVERT						HEAT	1	AIR CON	0	PLUMB	2 + 2	2600	
DETACH	1	SEMI-DET		TYPE DWG UNIT		DETACH		SEMI-DET						REC RM		FIREPLACE		SUB TOT		97500	
BASE AREA	1550	STORY HGT	1.0	WALLS	1	ADJ BASE	1550	RCN	89600	CF / AL				GAR / CP	X4.0	92		EXT FEAT	2	700	
		ATTIC								WEL / SPT	B -	1		GD / DES				SUB TOT		128600	
		BASEMENT								RCN		3		YR BLT / EFF	1954/1954			COND	AV	1.15	
		CRAWL								YR REM	1995			DEPR NML	(*)	20		DEPR OBS		0	
TOTAL BASE	1.0			1		1550			94900	RCNLD				CF / AL				RCN		1.00	
																					147900
																					29580
																					0
																					118300

SUMMARY OTHER IMPROVEMENTS													
ID	TYPE	USE	YR BLT	RMOL	COND	SIZE	AREA	RATE	GRADE	CF/AL	RCN	DEPR	TRUE VALUE
2	04	SHED	54		AV	8X014	112	-GV-				0	
<b>TOTAL OTHER IMPROVEMENTS</b>													

N/C ADD	NEW CONSTRUCTION	N/C DEDUCT	RECHECK YEAR

LAND IMPROVEMENTS	CURRENT VALUE RECORD	TOTAL
59300	118300	177600

MONTH & YEAR	NO PARCLS	SALE PRICE	SOURCE	VALIDITY	PSF L & B

COMPARABLE SALES

VALUATION			
COST APPROACH	LAND	IMPROVEMENT	TOTAL
	59300	118300	177600
01/27/2005	118300		177600

G E A U G A Co. (Triennial)  
OWNER: FINIZIA ANTHONAY S  
& SUNDAY THERESE A  
LEGAL: LOT- 20

DEED 0508/0383 1.900 ACRES

11--05-14-00-024-00  
13032 DOROTHY RD  
TAX ACCT: 11-098200  
NEIGHBORHOOD 200-00  
PROP CLASS R/510 NEIGH DSRBTY 5  
PROP TYPE 2 PROP DSRBLTY 3

LST.ROL.EL.WL.SP.DEV

ENTRY 6 JV 07/28/1997

REAL PROPERTY VALUE HISTORY

YR	LAND	IMPR	TOTAL	R
02	56,100	89,500	145,600	7
99	50,100	80,600	130,700	7
96	40,700	71,200	111,900	0
96	40,700	71,200	111,900	7
96	36,990	64,710	101,700	2
95	37,000	52,000	89,000	

FLD DC 1991 SHED PP  
OFC NC 1996 1996 EST ADDN 100% 1-1-96  
MR KY 3-1-96

TYPE	ACTUAL FRONTAGE	EFFECTIVE FRONTAGE	EFFECTIVE DEPTH	LAND DATA AND COMPUTATIONS		BASE VALUE	OTHER ADJUSTMENTS		VALUE
				UNIT RATE	FACTOR		CODE	FACTOR	
AS		0.900 ACRES		36400	S 80	26208	5	75	19660
AH		1.000 ACRES		36400	X 100	36400			36400
TOTAL ACRES 1.900						TOTAL LAND VALUE			56100

DWELLING DATA AND COMPUTATIONS

\*STORY HEIGHT DESIGN\*  
1 = CONVENTIONAL  
2 = BI-LEVEL  
3 = MULTI-LEVEL

-- LEVEL 275 --

CALCULATIONS (CONT)		VALUE
ROW FACT		79100
EXTR UNITS	0+0	
UNF INT		
HEAT	1	
AIR CON	0	
PLUMB	2 + 2	2200
REC RM		
FIREPLACE		
SUB TOT		81300
X NO UNITS	1	81300
GAR / CP	X4.0 92	25300
EXT FEAT	2	600
SUB TOT		107200
GD / DES	B - 1	1.15
WTR / SWR	3	
CF / AL		1.00
RCN		123300
YR BLT / EFF	1954 / 1954	
YR REM	1995	
COND	(*) AV	36990
DEPR NML	30	0
DEPR OBS	0	
RCNLD		86300

TOTAL RMS	7	BED RM	3	FAM RM	1	DIN RM	1	FULL BATH	1	HALF BATH	1	ADD FX	0
DESIGN	1	CONVERT	0	NO OF UNITS		DESIGN	CONVERT						
DETACH	1	SEMI-DET		TYPE DWG UNIT		DETACH	SEMI-DET						
		1 CONVEN		STORY HT / STYLE									

BASE AREA	STORY HGT	WALLS	ADJ BASE	RCN
1550	1.0	1	1550	74700
999	ATTIC	0	0	4400
TOTAL BASE		1.0	1	1550 79100

SUMMARY OTHER IMPROVEMENTS

ID	TYPE	USE	YR BLT	MDL	COND	SIZE	AREA	RATE	GRADE	CF/AL	RCN	DEPR	TRUE VALUE
2	04	SHED	54	AV	8X014	112	-GV-				222		200

TOTAL OTHER IMPROVEMENTS 200

NEW CONSTRUCTION		
N/C ADD	N/C DEDUCT	RECHECK YEAR

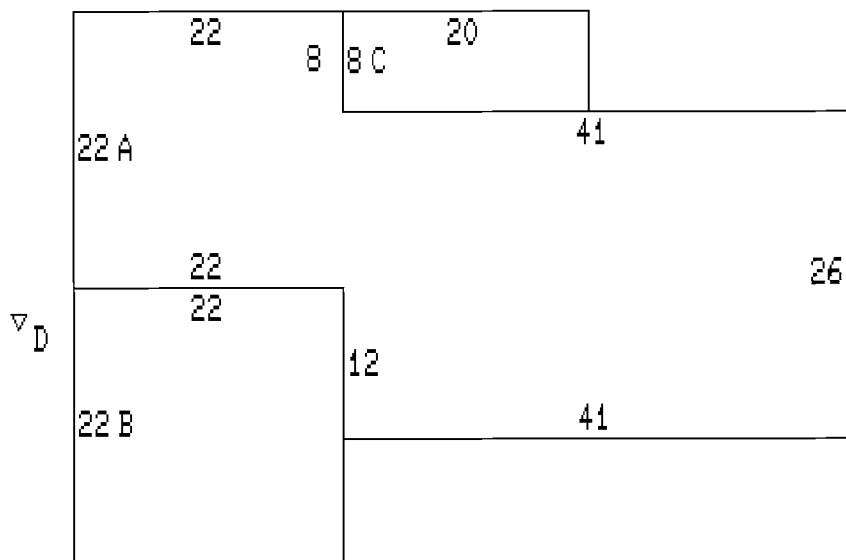
CURRENT VALUE RECORD		
LAND	IMPROVEMENTS	TOTAL
56100	89500	145600

SALES HISTORY				
MONTH & YEAR	NO PRCLS	SALE PRICE	SOURCE	VALIDITY
				PSF L & B

COMPARABLE SALES		
11--05-14-00-265-00	0199	135000
11--05-14-00-142-00	0999	120000

VALUATION			
COST APPROACH	LAND	IMPROVEMENT	TOTAL
	56100	86500	142600
			MARKET APPROACH
			PREDICTED VALUE
01/01/2002		89300	FINAL VALUE CONCLUSION 145600

ID	DESCRIPTION	AREA	PTS
A	1SFR/S	1550	
B	2CFG	484	31
C	P	160	2
D	UNF A/2CFG 39X29	1131	69
**	PIF		-8



OWNERSHIP / PROPERTY DESCRIPTION 16-Apr-1999  
 G E A U G A County (Reval)  
 OWNER: FINIZIA ANTHONAY S  
 & SUNDAY THERESE A  
 LEGAL: LOT- 20  
 H  
 32 W GEAUGA S.D. DEED 0508/0383 1.900 ACRES

PARCEL IDENTIFICATION 11--05-14-00-024-00 1 / 1

13032 DOROTHY RD  
 TAX ACCT: 11-098200  
 PROP CLASS R/510 NEIGHBORHOOD 200-00  
 PROP TYPE 2 NEIGH DSRBTY 5  
 PROP DSRBLTY 3

LAND DATA AND COMPUTATIONS									
TYPE	ACTUAL FRONTAGE	EFFECTIVE FRONTAGE	EFFECTIVE DEPTH	UNIT RATE	FACTOR	BASE VALUE	OTHER ADJUSTMENTS CODE	FACTOR	VALUE
AS		0.900 ACRES		32500	S 80	23400	5	75	17550
AH		1.000 ACRES		32500	X 100	32500			32500
TOTAL ACRES						1.900	TOTAL LAND VALUE		50100

LST .ROL .EL .WL .SP .DEV  
 ENTRY 6 JV 07/28/1997  
 FLD DC 1991 SHED PP  
 OFC NC 1996 1996 EST ADDN 100% 1-1-96  
 MR KY 3-1-96

DWELLING DATA AND COMPUTATIONS													
*STORY HEIGHT DESIGN*					CALCULATIONS (CONT.)								
1 = CONVENTIONAL					ROW FACT					79100			
2 = BI-LEVEL					EXTR UNITS	0+0							
3 = MULTI-LEVEL					UNF INT								
-- LEVEL 275 --					HEAT		1						
					AIR CON		0						
					PLUMB	2 +	2			2200			
					REC RM								
					FIREPLACE								
					SUB TOT					81300			
					X NO UNITS		1			81300			
					GAR / CP	X4.0	92			25300			
					EXT FEAT		2			600			
					SUB TOT					107200			
					GD / DES	B -	1			1.15			
					WTR / SWR		3						
					CF / AL					1.00			
					RCN					123300			
					YR BLT / EFF	1954 / 1954							
					YR REM	1995							
					COND	(*)	AV			36990			
					DEPR NML		30			0			
					DEPR OBS		0			86300			
					RCNLD								
TOTAL RMS	7	BED RM	3	FAM RM	1	DIN RM	1	FULL BATH	1	HALF BATH	1	ADD FX	0
DESIGN	1	CONVERT	0	NO OF UNITS		DESIGN	CONVERT						
DETACH	1	SEMI-DET		TYPE DWG UNIT		DETACH	SEMI-DET						
BASE AREA		STORY HGT		WALLS		ADJ BASE		RCN					
1550		1.0		1		1550		74700					
999		ATTIC		0		0		4400					
TOTAL BASE		1.0		1		1550		79100					

NEW CONSTRUCTION					
N/C ADD	N/C DEDUCT	RECHECK YEAR			
CURRENT VALUE RECORD					
LAND	IMPROVEMENTS	TOTAL			
40700	71200	111900			
SALES HISTORY					
MONTH & YEAR	NO PRCLS	SALE PRICE	SOURCE	VALIDITY	PSF L & B

SUMMARY OTHER IMPROVEMENTS													
ID	TYPE	USE	YR BLT	RM DL	COND	SIZE	AREA	RATE	GRADE	CF / AL	RCN	DEPR	TRUE VALUE
2	04	SHED	54		AV	8X014	112	-GV-			200		200

COMPARABLE SALES		

VALUATION			
COST APPROACH	LAND	IMPROVEMENT	TOTAL
	50100	86500	136600
			MARKET APPROACH
			PREDICTED VALUE
			136600
06/19/1998			FINAL VALUE CONCLUSION
80400			130700

ID	DESCRIPTION	AREA	PTS
A	1SFR/S	1550	
B	2CFG	484	31
C	P	160	2
D	UNF A/2CFG 39X29	1131	69
**	PIF		-8

