



SUMMARY

Deeded Name	JUSTEN E LADRACH		Taxpayer	LADRACH JUSTEN E	
Owner	LADRACH JUSTEN E			3385 TUSKY VALLEY RD NE	
	3385 TUSKY VALLEY RD NE			MINERAL CITY OH 44656-9699	
Tax District	54-SANDY TWP-TUSC VALLEY SD		Land Use	511-SINGLE FAMILY DWELLING - UNPLATTED 0 - 9.99 ACRES	
			Class	Residential	
School District	TUSC VALLEY SD		Subdivision		
Neighborhood	03400-SANDY TOWNSHIP				
Location	3385 NE TUSKY VALLEY RD		Legal	1 10 3 PR 2 WOLF .4896	
CD Year		Map Number	25	Routing Number	60000
Acres	0.4890	Sold	01/30/2024	Sales Amount	100,000.00

VALUE

District	54-SANDY TWP-TUSC VALLEY SD
Land Use	511-SINGLE FAMILY DWELLING - UNPLATTED 0 - 9.99 ACRES

CURRENT CHARGES

Full Rate	58.000000
Effective Rate	48.997966
Qualifying Rate	42.840865

	Appraised	Assessed
Land	12,250	4,290
Improvement	67,290	23,550
Total	79,540	27,840
CAUV	N	0
Homestead	N	0
OOB	Y	79,540
Taxable	79,540	27,840

	Prior	First	Second	Total
Tax	0.00	607.48	607.48	1,214.96
Special	0.00	1.00	1.00	2.00
Total	0.00	608.48	608.48	1,216.96
Paid	0.00	608.48	0.00	608.48
Due	0.00	0.00	608.48	608.48

FUTURE CHARGES

Type	Description	Amount
Special Assessments	C980000000 MWCD	2.00

TRANSFER HISTORY

Date	Buyer	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
01/30/2024	LADRACH JUSTEN E	140	WARRANTY DEED	\$100,000.00	N	2
12/06/2004	VARANSKY SEAN D	2353	WARRANTY DEED	\$35,000.00	N	2
10/07/2003	BICLAWSKI MICHAEL E	91370	CERTIFICATE OF TRANSFER	\$0.00	N	2
09/15/2003	DOLVIN HELEN M	91267	CERTIFICATE OF TRANSFER	\$0.00	N	2

LAND

Type	Dimensions	Description	Value
HF-HOMESITE FRACTIONAL	0.4200	Acres	12,250
RW-RIGHT OF WAY	0.0690	Acres	0
		Total	12,250

DWELLING

Card 1					
Style	01-SINGLE FAMILY	Family Rooms	0	Heating	Y
Stories	1.00	Condition	A-AVERAGE	Cooling	N
Rec Room Area	0	Year Built	1950	Grade	C
Finished Basement	0	Year Remodeled		Fireplace Openings	0
Rooms	4	Full Baths	2	Fireplace Stacks	0
Bed Rooms	2	Half Baths	0	Living Area	952
Dining Rooms	0	Other Fixtures	0	Total Area	1,784
				Value	67,290

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SFR/B (1 STORY FRAME / BASEMENT)	832	First Floor	952	952
B	1SFR (1 STORY FRAME)	120	Basement	832	0
C	2CFG (2 CAR ATTACHED FRAME GARAGE)	528	Total	1,784	952
D	OFP (OPEN FRAME PORCH)	128			
E	P=Nv (PATIO (NO VALUE))	144			

