



SUMMARY

Deeded Name	KELLY ROUP	Taxpayer	ROUP KELLY
Owner	ROUP KELLY 2605 CANARY RD SE DENNISON OH 44621-9358		2605 CANARY RD SE DENNISON OH 44621-9358
Tax District	59-UNION TWP-CLAYMONT SD	Land Use	511-SINGLE FAMILY DWELLING - UNPLATTED 0 - 9.99 ACRES
		Class	Residential
School District	CLAYMONT SD	Subdivision	
Neighborhood	01900-UNION TOWNSHIP		
Location	2605 SE CANARY RD	Legal	1 8 4 PR 1 2.15A
CD Year	2023	6	Routing Number 14000
Acres	2.1500	Map Number Sold	08/30/2023 Sales Amount 0.00

VALUE

District	59-UNION TWP-CLAYMONT SD
Land Use	511-SINGLE FAMILY DWELLING - UNPLATTED 0 - 9.99 ACRES

CURRENT CHARGES

Full Rate	.000000			
Effective Rate	--			
Qualifying Rate	--			
	Prior	First	Second	Total
Tax	0.00	0.00	0.00	0.00
Special	0.00	1.00	1.00	2.00
Total	0.00	1.00	1.00	2.00
Paid	0.00	0.00	0.00	0.00
Due	0.00	1.00	1.00	2.00

	Appraised	Assessed
Land	28,800	10,080
Improvement	28,290	9,900
Total	57,090	19,980
CAUV N	0	0
Homestead N	0	0
OOCC Y	48,290	16,900
Taxable	57,090	19,980

TRANSFER HISTORY

Date	Buyer	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
08/30/2023	ROUP KELLY	91204	QUIT CLAIM	\$0.00	N	2
07/24/2023	ROUP KIMBERLY & ROGER ROUP & KELLY ROUP ETAL	91002	CERTIFICATE OF TRANSFER	\$0.00	N	2
07/24/2023	ROUP EUNICE V	91001	AFFIDAVIT	\$0.00	N	2

LAND

Type	Dimensions	Description	Value
HS-HOMESITE	1.0000	Acres	20,000
RS1-RESIDUAL .001-2.999	0.8800	Acres	8,800
RW-RIGHT OF WAY	0.2700	Acres	0
Total			28,800

DWELLING

Card 1				
Style	01-SINGLE FAMILY	Family Rooms	0	Heating Y
Stories	1.00	Condition	F-FAIR	Cooling N
Rec Room Area	0	Year Built	1957	Grade D-5
Finished Basement	0	Year Remodeled	1992	Fireplace Openings 0
Rooms	5	Full Baths	1	Fireplace Stacks 0
Bed Rooms	2	Half Baths	0	Living Area 768
Dining Rooms	0	Other Fixtures	0	Total Area 1,632
				Value 28,290

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SFR/B (1 STORY FRAME / BASEMENT)	768	First Floor	768	768
B	EFP/B (ENCLOSED FRAME PORCH / BASEMENT)	96	Basement	864	0
C	ECBP (ENCLOSED CONCRETE BLOCK PORCH)	42	Total	1,632	768
D	EFP (ENCLOSED FRAME PORCH)	60			
E	EFP (ENCLOSED FRAME PORCH)	64			
1	2UFDG-2 STORY UNFINISHED DETACHED FRAME GAR	352			
2	CARPORT	320			

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