



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,730	100	2006	1,730	210,012
FGR	441	55	2006	243	29,499
FOP	72	30	2006	22	2,670
PTO	200	5	2006	10	1,214
TOTALS	2,443			2,005	243,395

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	100	0	0	1,394.00	SF	4.00	4.00	
2	0681	POLE SHED	0	100	40	30	1,200.00	SF	15.00	15.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSD
1	000100	C	RES	100	0007	OR	0.00	0.00	2.50	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,005	106.3202	140.34	281,382	2006	2006	0	0	0 13.50	86.50
1 SNGL FAM - 100% - 2017 Heated Area: 1730 HX Base Yr 2017											
27123 PAWNEE TRL, HILLIARD											
BLD DATE 03/03/2023 NW LGL DATE 05/07/2025 MLU XF DATE 04/15/2008 JH LAND DATE INC DATE AG DATE											

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VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				243,395	
TOTAL MARKET OB/XF VALUE				13,435	
TOTAL LAND VALUE - MARKET				87,500	
TOTAL MARKET VALUE				344,330	
SOH/AGL Deduction				168,613	
ASSESSED VALUE				175,717	
TOTAL EXEMPTION VALUE		HX HB		50,722	
BASE TAXABLE VALUE				124,995	
TOTAL JUST VALUE				344,330	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				321,701	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R10432	REPAIR/RRF	2,906	06/01/2007
M11893	MECH OTHER	0	08/01/2006
P0611232	OTHER	0	06/01/2006
C17752	NEW CONSTR	140,000	05/01/2006
B17752	NEW CONSTR	140,000	05/01/2006
E17350	ELEC OTHER	5,900	05/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1472/1177	1/18/2007	WD	U	V	07
GRANTOR: RODGERS HENRY BENJAMI					
GRANTEE: HODGES WAYNE & DANI					
1453/1323	10/19/2006	WD	U	V	07
GRANTOR: RODGERS HENRY B JR ET					
GRANTEE: HODGES WAYNE & DANI					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2006] W9 PTO=[YR=2006] N10 W20 S10 E20\$ W44 S34 E15 FOP=[YR=2006] E14 N6 W1 D2 L2 W4 L2 U2 W5 S6 \$ N6 E5 D2 R2 E4 R2 U2 E1 S6 E3 FGR=[YR=2006] S21 E21 N21 W21\$ E21 N34\$.											