

Owner C. PATEL CO., LLC
Address 5555 BRECKSVILLE RD
 INDEPENDENCE, OH. 44131
Land Use (4110) C - HOTELS
Legal Description 1 IRRGL PCL
Neighborhood Code 47277

SKETCH MAP VIEW



BUILDING INFORMATION

Building ID	1	Construction Class	CLASS C	Basement Type	PART
Total Story Height	5	Usable Area	39,648	Condition	FAIR
Date Built	1963	Date Remodeled	2000	Exterior Walls	BRICK
Framing	FIRE RESISTANT	Roof Type	FLAT	Roof Covering	COMPOSITION
Office Area		Mezzanine Area		Mezzanine Finish	
Wall Height	10	Heat Type	HOT-WATR/STM	Air Conditioning	ROOM-UNITS
Office Finish		Retail Area		Retail Finish	

LAND VALUATION

Code	Frontage	Depth	Acreage	Sq Ft
PRM	208		2.2	95,619

2017 Values	Taxable Market Value	Exempt Market Value	Abated Market Value	Assessed Taxable Value
Land Value	\$382,500	\$0	\$0	\$133,880
Building Value	\$1,082,900	\$0	\$0	\$379,020
Total Value	\$1,465,400	\$0	\$0	\$512,900
Land Use	4110			HOTELS

PERMITS IMPROVEMENTS

Tax Year	Reason	Tax Change	Exempt Change	Percent Complete	Reinspect	Notes
2005	30 - New Construction	\$22,900	\$	100%	No	POOL & FENCE 100% COMP 1-1- 2005

Type	Description	Size	Height Depth
200	PAVING	32,000 SQUARE FEET	
050	FENCE	172 LINEAR FEET	5
351	POOL-SWIMMING	480 SQUARE FEET	5
200	PAVING	1,320 SQUARE FEET	

SALES

Date	Buyer	Seller	Price
8/4/2016	C. PATEL CO., LLC	PATEL, CHAMPAKBHAI N. & JASHVANTI C. (TRUSTEES)	\$0
2/12/2015	PATEL, CHAMPAKBHAI N. & JASHVANTI C. (TRUSTEES)	PATEL, CHAMPAKBHAI N.	\$0
2/12/2015	PATEL, CHAMPAKBHAI N.	C. Patel Co., Llc	\$0
10/31/2001	C. Patel Co., Llc	Hvnc Partnership	\$0
3/15/2000	Hvnc Partnership	Patel, Champak N.	\$0
7/19/1999	Patel, Champak N.	Ganesh Corp	\$420,100
1/2/1992	Ganesh Corp	Risman Robt & Wm	\$615,000
1/1/1980	Risman Robt & Wm		\$0

Taxes

2017 Taxes	Charges	Payments	Balance Due
Tax Balance Summary	\$72,395.84	\$72,395.84	\$0.00