

Preble County, Ohio - Property Record Card, Page 1

Parcel: E1861212000004000

Map Number: E18-21-200

GENERAL PARCEL INFORMATION

Owner: PETRO JAMES E
 Property Address: 6161 JUNCTION RD
 Mailing Address: PETRO JAMES E
 5167 WAYNE MILFORD RD
 HAMILTON OH 45013
 Land Use: 511 RESIDENTIAL DWELLING UNPLATTED LAND 0 TO 9.99 ACRES
 Legal Description: E PT SE & SE PT NE
 School District: EATON SD
 Tax District: E18 Israel Twp. - Eaton City School District

VALUATION

	Appraised	Assessed
Land Value	\$51,600.00	\$18,060.00
Improvements Value	\$157,200.00	\$55,020.00
Total Value	\$208,800.00	\$73,080.00
Taxable Value	\$73,080.00	
Net Annual Tax:	\$2,616.90	
Tot Amt Collected:	(\$2,716.24)	

MAP



AGRICULTURAL

Code	Soil	Acres	Rate	Appraised	Assessed	CAUV Rate	CAUV Value	Taxable
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Totals:

LAND

Code	Frontage	Depth	Rate	Total	Value	Acres
RD - ROAD	0	0/0	0	\$0.00	\$0.00	0.256
HS - HOME SITE	0	0/0	21300	\$23,900.00	\$23,900.00	1
SM - SMALL ACREAGE	0	0/0	6600	\$27,700.00	\$27,700.00	3.744

SALES

Sale Date	Sale Amount	Buyer	Conv.	Notes
10/22/2021	\$0.00	PETRO, JAMES E	1696	
5/15/1989	\$88,900.00	PETRO JAMES E & JUDITH	648	

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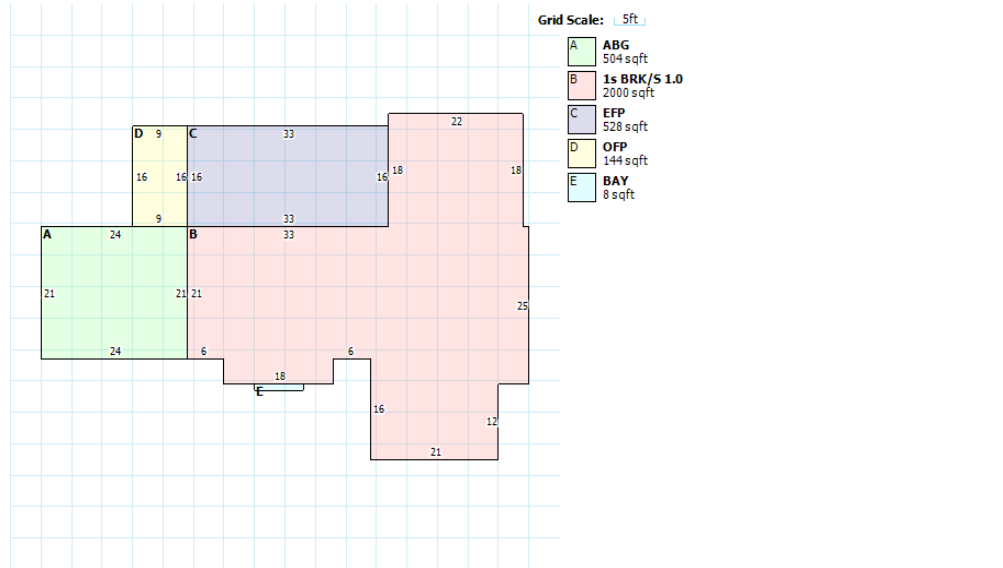
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RESIDENTIAL

Number Of Stories: 1
 Year Built: 1972
 Year Remodelled:
 Grade: C+
 Condition: A
 Occupancy: SINGLE FAMILY
 Construction: BRICK
 RoofType: GABLE
 RoofMaterial: SHINGLES
 Total Area: 2000
 Living Area: 2000
 Finished Basement Area: 0
 Air Conditioned Area: 2000
 Unheated Area: 0
 Total Rooms: 6
 Total Bedrooms: 4
 Total Full Baths (Including Base Plumbing): 3
 Total Half Baths: 0
 Extra Plumbing Fixtures: 0
 Value: \$154,400.00

SKETCH



RESIDENTIAL DETAIL

Floor	Area	Construction	Rooms	Bedrooms	Full Baths	Half Baths	Fireplaces
1	2000	BRK	6	4	3	0	2

IMPROVEMENTS

Description	Stories	Area	Grade	Year Built	Value
PB POLE BUILDING		1080	C	1972	\$2,800