

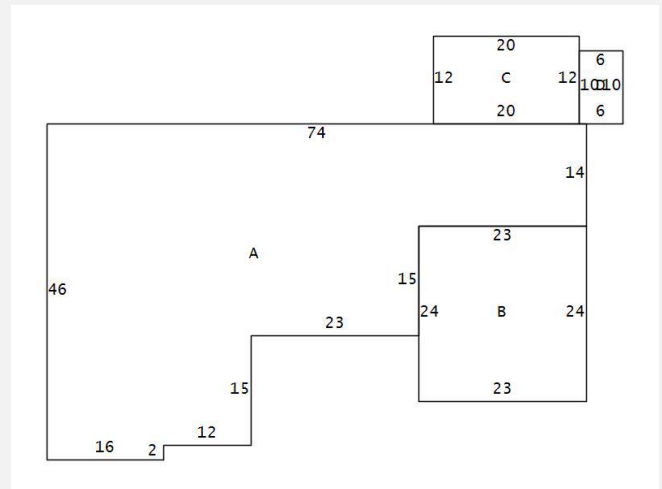


<b>Parcel ID</b>	817126005	<b>Current Owner</b>	SOWDER, RONALD L.	<b>Account Number</b>	0633124
<b>Property Address</b>	5850 WEIDNER RD SPRINGBORO 45066	<b>Legal Description</b>	5.0470 ACRES	<b>Neighborhood ID</b>	89001
<b>Tax District</b>	6 CLEARCREK TWP SPRBORO CSD	<b>State Use Code</b>	511 - SGL. FAMILY DWG. 0 TO 9.99 AC.	<b>OH Public School Dist No</b>	8302
		<b>School District</b>	SPRINGBORO CSD		

**Primary Picture**



**Primary Sketch**



**Building & Last Sale Summary**

<b>Last Sale Amount</b>	\$0	<b>Bedrooms</b>	3
<b>Last Sale Date</b>	06/24/2005	<b>Exterior</b>	MASONRY
<b>Owner Occupied</b>	Y	<b>Above Grade Living Area</b>	2253 sq. ft.
<b>Homestead Exemption</b>	Y	<b>Finished Basement/Attic</b>	0 sq. ft.
<b>Year Built</b>	1978	<b>Total Living Area</b>	2,253sq.ft.

**Value Summary**

VALUATION	TRUE VALUE	ASSESSED VALUE
LAND	\$96,630	\$33,820
BUILDING	\$293,150	\$102,600
TOTAL	\$389,780	\$136,420
CAUV	\$0	-

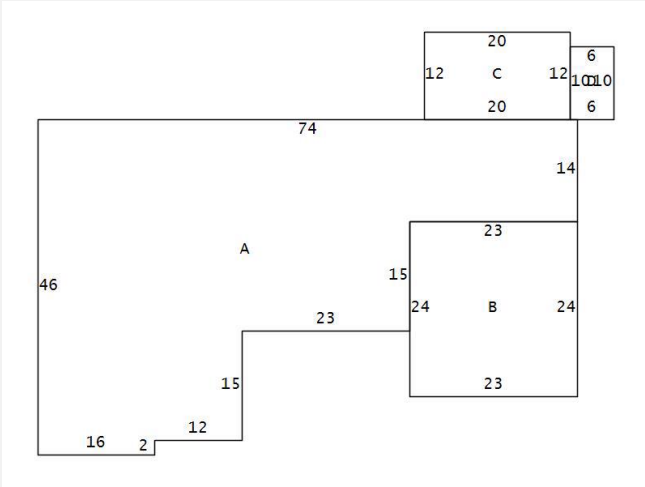
Parcel ID 817126005

Current Owner SOWDER, RONALD L.

Account Number 0633124

### Residential Building Details Building 1 of 1

Building Sketch



Sketch Details

C	FRAME	DECK	240
D	FRAME	DECK	60
A	BRICK	1 STORY	2253
B	BRICK	GARAGE	552

Occupancy	1 FAMILY UNIT
Construction Year	1978
Remodel Year 1	0
Remodel Year 2	0
Condition	AVERAGE
Constrction Cost	\$0.00
Remodel Cost	\$0.00
Foundation	CONCRETE
Exterior	MASONRY
Basement	FULL

Finished Basement	0 sq. ft.
Unfinished Attic	0 sq. ft.
Finished Attic/Living Area	0 sq. ft.
Number of Bedrooms	3
Family/Rec Room	YES
Wood Fireplace	1
Gas Fireplace	0
Heating System	HEAT PUMP
Heat Source	ELECTRICAL
Central Air Conditioning	YES
Full Baths	2
Half Baths	0
True Value	\$197,930.00

Special Features

No Special Features Found

<b>Parcel ID</b>	817126005	<b>Current Owner</b>	SOWDER, RONALD L.	<b>Account Number</b>	0633124
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**Tax Information**  
**Tax Year: 2023**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$6,077.51	\$6,077.51	\$12,155.02	\$297.11	\$12,452.13
Net Gross	\$3,425.11	\$3,425.11	\$6,850.22	\$297.11	\$7,147.33
Non-Business Credit	\$305.77	\$305.77	\$611.54	\$0.00	\$611.54
Homestead	\$195.18	\$195.18	\$390.36	\$0.00	\$390.36
Owner Occupied Credit	\$54.99	\$54.99	\$109.98	\$0.00	\$109.98
Net Tax	\$2,869.17	\$2,869.17	\$5,738.34	\$297.11	\$6,035.45
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$2,869.17	\$2,869.17	\$5,738.34	\$297.11	\$6,035.45
Penalty	\$286.92	\$0.00	\$286.92	\$0.00	\$286.92
Special Assessments	\$7.58	\$7.58	\$15.16	\$0.63	\$15.79
SA Penalty	\$0.76	\$0.00	\$0.76	\$0.00	\$0.76
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$0.00	\$0.00	\$0.00	\$297.74	\$297.74
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$3,164.43	\$2,876.75	\$6,041.18	\$0.00	\$6,041.18
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.24
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$6,041.90

<b>Parcel ID</b>	817126005	<b>Current Owner</b>	SOWDER, RONALD L.	<b>Account Number</b>	0633124
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**Special Assessment Information  
Tax Year: 2023**

0950 W.C. STORM WATER MANAGEMENT					
	First Half	Second Half	Total Current	Delinquent	Total Charge
Charge	\$7.58	\$7.58	\$15.16	\$0.63	\$15.79
Penalty	\$0.76	\$0.00	\$0.76	\$0.00	\$0.76
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$0.00	\$0.00	\$0.00	\$0.63	\$0.63
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$8.34	\$7.58	\$15.92	\$0.00	\$15.92
August Interest					\$0.00
December Interest					\$0.00
Default Interest					\$0.00
<b>Total Due</b>					<b>\$15.92</b>

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**Value History**

Tax Year	Value Description	2023	2022	2021
<b>True Value</b>	Land	\$96,630	\$96,630	\$96,630
	Building	\$293,150	\$293,150	\$293,150
	<b>Total</b>	<b>\$389,780</b>	<b>\$389,780</b>	<b>\$389,780</b>
<b>CAUV</b>	Land	\$0	\$0	\$0
<b>Assessed Value</b>	Land	\$33,820	\$33,820	\$33,820
	Building	\$102,600	\$102,600	\$102,600
	<b>Total</b>	<b>\$136,420</b>	<b>\$136,420</b>	<b>\$136,420</b>

Tax Year	Value Description	2020	2019	2018
<b>True Value</b>	Land	\$78,560	\$78,560	\$78,560
	Building	\$238,330	\$238,330	\$238,330
	<b>Total</b>	<b>\$316,890</b>	<b>\$316,890</b>	<b>\$316,890</b>
<b>CAUV</b>	Land	\$0	\$0	\$0
<b>Assessed Value</b>	Land	\$27,500	\$27,500	\$27,500
	Building	\$83,420	\$83,420	\$83,420
	<b>Total</b>	<b>\$110,920</b>	<b>\$110,920</b>	<b>\$110,920</b>

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**Land Records**

Method	Front Feet	Depth Feet	Acres	Sq. Ft.	Rate	Factor %	Adj. Rate	Adj. 1	%	Adj. 2	%	Value
ACREAGE	0	0	1.0000	0	\$30,000.00	0	\$30,000.00		0		0	\$30,000.00
ACREAGE	0	0	4.0470	0	\$12,000.00	0	\$12,000.00		0		0	\$48,560.00

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**Outbuildings**

Qty	Structure	Material	Year Built	Condition	Height Ft.	Width Ft.	Length Ft.	Square Ft.	Rate	Phys Dep %	Obs %	Value
0	POLE BUILDING	METAL	1987	GOOD	0	42	75	0	0.00	15	0	\$28,100.00
0	POLE BUILDING	METAL	1992	GOOD	0	24	48	0	0.00	10	0	\$12,300.00