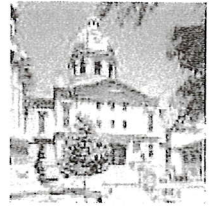


LARRY LINDBERG

Tuscarawas County Auditor | Tuscarawas County, Ohio



SUMMARY

Deeded Name	THOMAS MARY E		Taxpayer	THOMAS MARY E	
Owner	THOMAS MARY E 4176 W STATE STREET NEW PHILADELPHIA OH 44663			4176 W STATE STREET NEW PHILADELPHIA OH 44663	
Tax District	27-GOSHEN TWP-MIDVALE CORP		Land Use	510-SINGLE FAMILY DWELLING	
School District	INDIAN VALLEY SD		Subdivision		
Neighborhood	02300-MIDVALE VILLAGE		Legal	1 8 3 PR 2 .246A	
Location	4176 W STATE ST		1	Routing Number	11000
CD Year		Map Number	11/23/1992	Sales Amount	0.00
Acres	0.2400	Sold			

VALUE

	Appraised	Assessed
District	27-GOSHEN TWP-MIDVALE CORP	
Land Use	510-SINGLE FAMILY DWELLING	
Land	7,550	2,640
Improvement	41,570	14,550
Total	49,120	17,190
CAUV	N 0	0
Homestead	Y 25,000	8,750
OOC	Y 49,120	17,190
Taxable	49,120	17,190

CURRENT CHARGES

Full Rate	60.450000			
Effective Rate	41.303650			
Qualifying Rate	38.135105			
	Prior	First	Second	Total
Tax	0.00	135.24	135.24	270.48
Special	0.00	3.00	3.00	6.00
Total	0.00	138.24	138.24	276.48
Paid	0.00	138.24	138.24	276.48
Due	0.00	0.00	0.00	0.00

FUTURE CHARGES

Type	Description	Amount
Special Assessments	C980000000 MWCD	6.00

TRANSFER HISTORY

Date	Buyer	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
11/23/1992	THOMAS MARY E	3351	AFFIDAVIT	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
FR-FRONT LOT	100.0000 X 86.0000	Effective - Frontage / Depth	7,550
		Total	7,550

DWELLING

Card 1	Style	Stories	Rec Room Area	Finished Basement	Rooms	Bed Rooms	Other Fixtures	Value
09-MODULAR	Family Rooms	1.00	0	0	5	3		
	0 Heating							Y
	0 Cooling							Y
	1989 Grade							C-1
	Fireplace Openings							0
	1 Fireplace Stacks							0
	0 Living Area							920
	0 Total Area							920
	Value							41,570

OTHER IMPROVEMENT

Card Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1 SHED	OLD		A-AVERAGE	6 X 8	Length x Width (Optional)	48	0
						Total	0

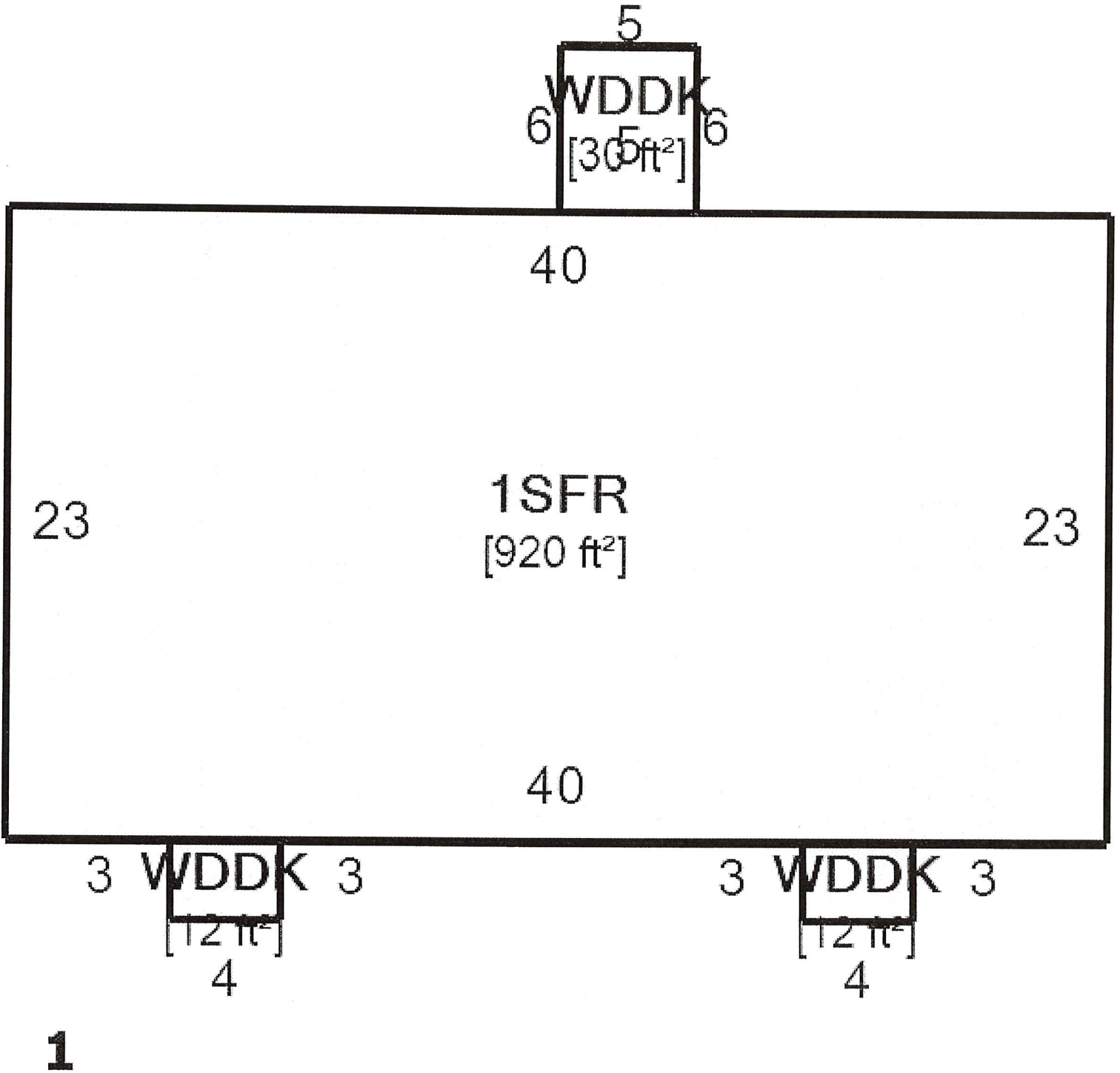
UTILITIES

Water	N Sewer	N Electric	N Gas	N Well	N Septic	N
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SKETCH

Card 1

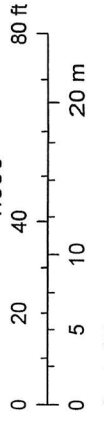
ID	Description	Size	Floor	Floor Area (ft ²)	Living Area (ft ²)
A	1SFR (1 STORY FRAME)	920	First Floor	920	920
B	WDDK (WOOD DECK)	30	Total	920	920
C	WDDK (WOOD DECK)	12			
D	WDDK (WOOD DECK)	12			
1	SHED	48			





April 4, 2022

1:500



Tuscarawas County, OH



Department of Commerce

Division of Real Estate & Professional Licensing



AGENCY DISCLOSURE STATEMENT

The real estate agent who is providing you with this form is required to do so by Ohio law. You will not be bound to pay the agent or the agent's brokerage by merely signing this form. Instead, the purpose of this form is to confirm that you have been advised of the role of the agent(s) in the transaction proposed below. (For purposes of this form, the term "seller" includes a landlord and the term "buyer" includes a tenant.)

Property Address: 4176 W. State St. Middletown

Buyer(s): _____

Seller(s): THOMAS ESTATE

I. TRANSACTION INVOLVING TWO AGENTS IN TWO DIFFERENT BROKERAGES

The buyer will be represented by _____, and _____

AGENT(S)

BROKERAGE

The seller will be represented by _____, and _____

AGENT(S)

BROKERAGE

II. TRANSACTION INVOLVING TWO AGENTS IN THE SAME BROKERAGE

If two agents in the real estate brokerage _____ represent both the buyer and the seller, check the following relationship that will apply:

- Agent(s) _____ work(s) for the buyer and Agent(s) _____ work(s) for the seller. Unless personally involved in the transaction, the principal broker and managers will be "dual agents," which is further explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information.
- Every agent in the brokerage represents every "client" of the brokerage. Therefore, agents _____ and _____ will be working for both the buyer and seller as "dual agents." Dual agency is explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information. Unless indicated below, neither the agent(s) nor the brokerage acting as a dual agent in this transaction has a personal, family or business relationship with either the buyer or seller. *If such a relationship does exist, explain:* _____

III. TRANSACTION INVOLVING ONLY ONE REAL ESTATE AGENT

Agent(s) Ryan Wallick and real estate brokerage MetLife Realty will

- be "dual agents" representing both parties in this transaction in a neutral capacity. Dual agency is further explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information. Unless indicated below, neither the agent(s) nor the brokerage acting as a dual agent in this transaction has a personal, family or business relationship with either the buyer or seller. *If such a relationship does exist, explain:* _____
- represent only the (check one) seller or buyer in this transaction as a client. The other party is not represented and agrees to represent his/her own best interest. Any information provided the agent may be disclosed to the agent's client.

CONSENT

I (we) consent to the above relationships as we enter into this real estate transaction. If there is a dual agency in this transaction, I (we) acknowledge reading the information regarding dual agency explained on the back of this form.

BUYER/TENANT _____ DATE _____

Marilyn K. Pryor
SELLER/LANDLORD _____ DATE _____

BUYER/TENANT _____ DATE _____

SELLER/LANDLORD _____ DATE _____