

Tax year 2024

BOR no. _____

DTE 1
Rev. 12/22County Lorain

Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	PARKER MATTHEW J TRUSTEE	4656 Eagle Pointe, Columbia Station, OH 44028	
2. Complainant if not owner	Matthew Parker	4656 Eagle Pointe, Columbia Station, OH 44028	
3. Complainant's agent			
4. Telephone number and email address of contact person 216-225-6438 matthew.j.parker@hotmail.com			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
1200024000031	24656 EAGLE POINTE CT COLUMBIA STATION OH 44028		
7. Principal use of property Owner occupied residence			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
1200024000031	\$1,553,830	\$1,962,100	-\$408,270
9. The requested change in value is justified for the following reasons: Eagle Pointe Court is a stand alone cul de sac of 15 homes. For 2024, the average increase to Appraised Improvements on Eagle Pointe Court (exclusive of this property) was 28.57%. This property saw an increase to Appraised Improvements of 65.85%. There have been no recent improvements or additions. I have applied the neighborhood average rather than the egregiously high individual increase.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

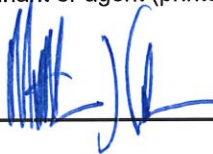
- | | |
|--|---|
| ☐ The property was sold in an arm's length transaction. | ☐ The property lost value due to a casualty. |
| ☐ A substantial improvement was added to the property. | ☐ Occupancy change of at least 15% had a substantial economic impact on my property. |

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

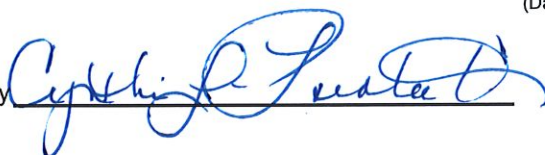
- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03/31/2025 Complainant or agent (printed) Matthew Parker Title (if agent) _____

Complainant or agent (signature) 

Sworn to and signed in my presence, this 31st day of Mar 2025
(Date) (Month) (Year)

Notary 



CYNTHIA L. PRIOLETTI
Notary Public
State of Ohio
My Comm. Expires
October 24, 2029

Tax year _____ BOR no. _____

County _____ Date received _____

Complaint Against the Valuation of Real Property

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Attach additional pages if necessary.

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☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Micahael D Hellyar	573 Wedgewood Dr. Avon Lake, Oh 44012	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440 670 8299 mikedhsr@gmail.com			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
04-00-020-104-260	573 Wedgewood Dr. Avon Lake, Oh 44012		
7. Principal use of property personal residence			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
04-00-020-104-260	390,000	420,000	30,000
9. The requested change in value is justified for the following reasons: Interior ceiling damage. Driveway and garage concrete crumbling, cracking needs replacement, Due to family illness all appliances and interior floors and decor original very outdated built in appliances partial not working. Sump pump discharge pipes back up in past.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date 02/2023 and total cost \$ 9644.13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03/29/2025 Complainant or agent (printed) Michael D Hellyar Title (if agent) _____

Complainant or agent (signature) *Michael D Hellyar*

Sworn to and signed in my presence, this 29th day of March 2025
(Date) (Month) (Year)

Notary *Richard Hawrylak*

RICHARD S. HAWRYLAK, Attorney At Law
Notary Public - State of Ohio
My commission has no expiration date.
Section 147.03 R.C.

Tax year 2025 BOR no. _____
 County Lorain Date received _____

Complaint Against the Assessment of Real Property Other than Market Value

Use this form to file board of revision complaints regarding assessment issues other than the market value of property. Complaints against market value should be filed on the DTE Form 1. Answer all questions and type or print all information. Read the instructions on the back before completing form. Attach additional pages as necessary.

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1) Owner of property	Jeannie Brunori	2830 Center Rd Avon, Ohio 44011	
2) Complainant if not owner			
3) Complainant's agent			
4) Telephone number of contact person	(216) 513-3628		
5) Email address of complainant	jeannie.brunori@gmail.com		
6) Complainant's relationship to property, if not owner			
If more than one parcel number is included, see "Multiple Parcels" on back			
7) Parcel number from tax bill	# Acres, if applicable	Address of property	
0400014104018		2830 Center Rd Avon Ohio 44011	
8) Indicate the reason for this complaint:			
☐ The classification of property under RC 5713.041. ☐ The classification of property under RC 319.302. ☐ The denial of a CAUV application filed under RC 5713.32 or the conversion of CAUV property under RC 5713.35. ☐ The valuation of property on the agricultural land tax list. ☐ Determination whether good cause exists for land on the CAUV program to remain idle under RC 5713.30(A)(4). ☐ Determination of whether good cause exists for the failure to file a CAUV renewal application pursuant to RC 5713.351. ☐ The denial of the partial exemption of a qualifying child care center under RC 323.16.			
9) If the complaint is seeking a change in the value of the property, complete line 9. Complainants appealing other issues do not need to complete this line.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0400014104018	201500		

10) The requested change is justified for the following reasons:

"The property requires significant renovations, including garage repair, gutter maintenance, siding work, basement waterproofing, and bathroom repairs."

11) If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(7) of that section.

I declare under penalty of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct, and complete.

Date 03/26/2025 Complainant or agent Jeannie Brunori Signature _____ Title (if agent) _____

Sworn to and signed in my presence, this 26 day of March year 2025

Notary Janet L Brunori Signature

Clear Form

Tax year 2024 BOR no. _____
 County Lorain Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Anise Properties LLC	364 Marks RD Brunswick OH 44212	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
2105001000016	ST RT 58 Wellington OH 44090		
7. Principal use of property			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
2105001000016	69,600	160,010	100,000
9. The requested change in value is justified for the following reasons: The property was purchased for \$60,000 and since then no improvements have been made to the property. The house is uninhabitable therefore nobody lives in it. The appraisal should be based only on the land.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____
 and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/27/25 Complainant or agent (printed) ReB Dakhob Title (if agent) _____

Complainant or agent (signature) _____

Sworn to and signed in my presence, this 27th day of March and provided on 2025

(Date) (Month) (Year)

Notary [Signature]



AYOUB DAKDOUK
Attorney at Law
NOTARY PUBLIC
STATE OF OHIO
My Commission Has
No Expiration Date
Section 147.03 O.R.C.

Clear Form

Tax year 2024 BOR no. _____
 County Lorain Date received _____

DTE 1
 Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint
 Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Anise Properties LLC	364 Marks RD Brunswick OH 44212	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
2104000000021	27050 ST BR 58 Wellington OH 44090		
7. Principal use of property			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
2104000000021	110,000	156,370	46,370
9. The requested change in value is justified for the following reasons: This property has had no improvements in the last three years. The roof and foundation are in bad condition.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/17/25 Complainant or agent (printed) BB Caldwell Title (if agent) _____

Complainant or agent (signature) _____

Sworn to and signed in my presence, this 3/26/25 day of March 2025

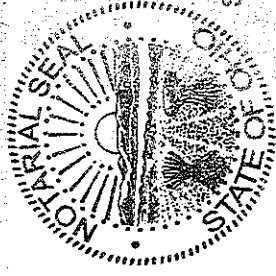
(Date)

(Month)

(Year)

Notary

[Signature]



AYOUB DAKDOUK
Attorney at Law
NOTARY PUBLIC
STATE OF OHIO
My Commission Has
No Expiration Date
Section 147.03 O.R.C.

Tax year _____ BOR no. _____

County _____ Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Michael Martin	31645 Newbury Drive Ann Arbor MI 48102	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Newbury Dr Address of property		
04-00-030-142-026	31645 Newbury Dr Ann Arbor MI 48102		
7. Principal use of property Vacant - Under Construction			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
04-00-030-142-026	200,000 - (Less 175K)	287,440	
9. The requested change in value is justified for the following reasons:			
House is only finished to Drywall. Has Major Storm Drain & Sump Issues. Major Roof Issues. House is only 1/2 Completed. Driveway, Yard Grading, Seawall. Windows, Walls, Patio Damaged, Mold			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-31-25 nd ss Complainant or agent (printed) Michael Marked Title (if agent) _____

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 3/31/25 day of March 2025
(Date) (Month) (Year)

Notary [Signature]



JEREMY SOUTHWORTH
Notary Public, State of Ohio
My Commission Expires
March 26, 2028
COMMISSION: 2023-RE-861687

Clear Form

Tax year 2025 BOR no. _____
County Lorain Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

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Attach additional pages if necessary.

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☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	647 Broadway LLC	647 Broadway Avenue, Lorain, Ohio 44052	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person (216) 392-8049; san@northcoast.gg			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
0201004101041	647 Boradway Avenue, Lorain, Ohio 44052		
7. Principal use of property personal storage			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0201004101041	\$60,000.00	135,270.00	\$75,270
9. The requested change in value is justified for the following reasons: The the property has been accessed an increase in value of over 100% in one valuation period. No substantial work has been completed on the property; the property does not have active business located on the premises and property has deteriorated on the interior as will be shown at hearing.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date 0 and total cost \$ 0.

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/29/25 Complainant or agent (printed) ANNA NORCROSS Title (if agent) MEMBER

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 29th day of March 2025

Notary [Signature]

ANNA NORCROSS, Attorney-at-Law
Notary Public - State of Ohio
My Commission has no expiration date
Expires 12/22

ANNA NORCROSS, Attorney-at-Law
Notary Public - State of Ohio
My Commission has no expiration date
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☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Paul G. Speer	196 Inwood Blvd., Avon Lake, Ohio 44012	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-864-1036 pgs0148@gmail.com			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill		Address of property	
04-00-018-107-039		196 Inwood Blvd., Avon Lake, Ohio 44012	
7. Principal use of property Residential			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
04-00-018-107-039			
9. The requested change in value is justified for the following reasons: I find it hard to believe that my land value alone has risen 138% since the last appraisal. Where is the transparency in how this is possible, or the formula utilized to arrive at such an inflated figure. Has the appraisal process changed significantly and why? I think the general taxpayer public would like to know how and why!			

10. Was property sold within the last three years? ☐ Yes ☐ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____ .

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/29/2025 Complainant or agent (printed) PAUL G. SPEER Title (if agent) _____

Complainant or agent (signature) Paul G. Speer

Sworn to and signed in my presence, this _____ day of _____
(Date) (Month) (Year)

Notary _____

Tax year 2025 BOR no. _____
 County Lorain Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Hurst, Franklin & Katherine A.	32150 Walker Rd Avon Lake OH. 44012	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person	216.346.5248 kathy.hurst@hotmail.com		
5. Complainant's relationship to property, if not owner	If more than one parcel is included, see "Multiple Parcels" instruction.		
6. Parcel numbers from tax bill	Address of property		
04-00-019-144-258	32150 Walker Rd, Avon Lake OH. 44012		
7. Principal use of property			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
04-00-019-144-258	\$ 375,000.00	\$537,830.00	162,830.00
9. The requested change in value is justified for the following reasons: House has been appraised from \$312,000.00 to \$372,000.00 over the last 19 years. No renovations have been done in those years. Needs reno. No way the value could increase that much.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date March 31, 25 Complainant or agent (printed) Katherine A Hurst Title (if agent) homeowner

Complainant or agent (signature) Katherine A. Hurst

Sworn to and signed in my presence, this 3/31/25 day of March 2025
(Date) (Month) (Year)

Notary Kaetlyn Keller



KAETLYN KELLER
Notary Public
State of Ohio
My Comm. Expires
December 25, 2029

Tax year _____ BOR no. _____
 County _____ Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
 Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2
☐ Original complaint ☐ Counter complaint
 Notices will be sent only to those named below.

Owner of property	Name	Street address, City, State, ZIP code
Complainant if not owner	Jerrad Jakubisin	10372 Mitchell Rd Col. Station OH 44028
Complainant's agent		
Telephone number and email address of contact person		
216-647-8984	KIJK12@aol.com	

Complainant's relationship to property, if not owner	Address of property
If more than one parcel is included, see "Multiple Parcels" Instruction.	10372 Mitchell Rd Col. Station OH 44028
6. Parcel numbers from tax bill	
12-00-081-000-059	

7. Principal use of property	residence		
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
Parcel number	12-00-081-000-059 \$ 206,000	256,350.00	50,350

9. The requested change in value is justified for the following reasons:

I would like to receive the reduction on my taxes, due to living very close to Columbia War Machine. The noise and dangerous closeness is a HUGE concern.

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____ and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.
11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence. _____ and total cost \$ _____
12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____
13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

Tax Reduction

I live within the danger range of the Columbia War Machine. Being in such close proximity, I qualify for the tax reduction. The constant noise and fear of stray bullets, is a huge concern. What is the next step, to start having the reduction in place?

Thank you

Jerrad Jakubisin



Parcel # 12-00-081-000-059



14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

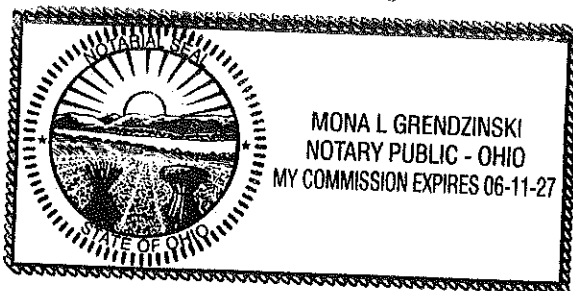
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/25 Complainant or agent (printed) Jerrad Jakubis Title (if agent) _____

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 31st day of March 2025
(Date) (Month) (Year)

Notary [Signature]



Tax year 2024 BOR no. _____
 County LORAIN Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint
 Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	<u>Janet A. Gosche, trustee</u>	<u>34423 St Maron, Avon, OH 44011</u>	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person <u>216-496-6658</u> <u>janet@janetgosche.com</u>			
5. Complainant's relationship to property, if not owner <u>If more than one parcel is included, see "Multiple Parcels" instruction.</u>			
6. Parcel numbers from tax bill		Address of property	
<u>0400024116107</u>		<u>34423 St Maron, Avon, OH 44011</u>	
7. Principal use of property <u>Primary Residence</u>			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
<u>0400024116107</u>	<u>\$851,000</u>	<u>\$1,108,760</u>	<u>-\$257,760</u>
9. The requested change in value is justified for the following reasons: <u>See Attachments 1 and 2.</u>			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____
 and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date NONE and total cost \$ NONE.

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

Complaint Against the Valuation of Real Property – Attachment 1

The requested adjustment to the assessed property value for tax calculation is justified based on the following reasons (see Attachment 2 for data and calculations):

County Appraisal Higher than Actual Sales of Similar Properties: The county's appraisal of my home is significantly higher than the actual sale price of properties sold in the RedTail Development between Jaycox and Lear Nagle Roads in the last 3 years, as shown in the first table of Attachment 2. Of the 26 homes sold, price per square foot ranged between \$157 and \$248, median of \$199, and average of \$203. Our home is appraised at \$261 per square foot.

Disproportionately High Tax Rates: A comparative analysis of seven similar neighboring properties (34421 St. Maron Blvd., 34425 St. Maron Blvd., 34426 St. Maron Blvd., 33654 Saint Francis Dr., 4454 Silver Oak Dr., 33611 St. Sharbel Ct., and 4601 Saint Joseph Way) indicates that the gross and net taxes for this property are significantly higher than any other home in the dataset, with differences ranging from 41% to 119%.

Inflated Total Appraisal Per Square Foot: The property's total appraisal per square foot is measured to be 10% to 89% higher than comparable homes in the same neighborhood.

Excessive Improvements Appraisal: The appraisal for improvements per square foot is 27% to 116% higher than any of the comparable properties, with the average appraisal per square foot of \$126 versus my home at \$199, suggesting an overvaluation of improvements.

Tax Burden Disparity: Gross and net taxes per square foot are 10% to 89% higher than similar homes, indicating an inconsistency in valuation.

No Comparison to Similar Properties' Increases: Total Appraisal is 41% higher than 2023, which is a greater percentage increase than any of the other properties. In fact, the Improvements appraisal is 49% higher than 2023, even though there have been no improvements made since 2012.

In Summary: Given this analysis, a reassessment is necessary to align the appraised value more closely with the neighborhood average. Specifically, I request that the valuation be adjusted to no more than \$851,000 to reflect \$200/square foot, consistent with comparable home sales as shown in Attachment 2.

Complaint Against the Valuation of Real Property - Attachment 2
Janet A. Gosche

Comparable Properties Sold in Last 36 Months Sorted by \$/SF

Property Description					Sale Information					
Address	Bedrooms	Bathrooms	Acres	Square Feet	Sale Date	Actual Sale Price	Actual Sale Price per Square Foot	County Total Appraisal	County Total Appraisal \$ per Square Foot	Year Built
Reefail Neighborhood Avon, Ohio								\$1,108,760	\$261	1999
34423 St Maron Blvd	4	5	0.41	4255	5/6/24	\$799,000	\$248			2001
33624 Saint Francis Dr	4	3	0.27	3217	5/22/24	\$610,250	\$245			2000
4253 Villamoura Dr	3	3	0.14	2492	7/29/24	\$645,000	\$245			1996
4622 Bellerville Ct	4	3	0.42	2630	5/24/24	\$660,000	\$238			1999
33622 Saint Francis Dr	4	3	0.27	2771	7/6/23	\$610,000	\$235			1997
34434 Saint Maron Blvd	4	4	0.35	2597	4/4/22	\$975,000	\$228			1999
33653 St Francis Dr	4	6	0.26	4278	11/1/22	\$887,500	\$227			2001
34449 Laurel Way	3	4	0.42	3911	5/23/22	\$780,000	\$222			1998
33608 St Sharbel Court	4	5	0.23	3513	1/29/24	\$664,000	\$217			1997
4257 St Francis Court	4	3	0.35	3065	10/3/22	\$489,900	\$208			2005
33650 St Francis Dr	3	3	0.18	2360	5/11/23	\$505,000	\$203			1997
4526 Bellerville Way	4	3	0.48	2485	5/20/24	\$799,000	\$202			2015
33620 Saint Francis Dr	4	4	0.25	3958	8/21/24	\$630,000	\$199			2001
33621 St Sharbel Court	4	4	0.31	3172	6/22/22	\$716,500	\$199			1999
33667 St Francis Dr	4	5	0.26	3603	11/7/24	\$1,200,000	\$199			2006
4431 Royal St George	6	6	0.28	6041	11/23/22	\$499,900	\$195			1997
34445 Saint Maron Blvd	4	3	0.41	2564	2/8/23	\$612,000	\$193			2000
4260 St Francis Court	3	4	0.23	3177	10/11/22	\$600,000	\$192			1999
4264 St Francis Court	4	4	0.23	3127	7/19/24	\$800,000	\$190			1997
34426 Saint Maron Blvd	4	5	0.34	4216	12/23/24	\$650,000	\$183			2000
33858 Crown Colony	4	4	0.13	3543	6/25/24	\$1,079,900	\$178			1998
33611 Saint Sharbel Ct	5	5	0.25	6075	4/5/23	\$550,000	\$171			2002
4453 Doral Dr	4	4	0.27	3222	7/7/23	\$1,150,000	\$167			2001
33519 Silver Oak Drive	5	5	0.34	6902	11/8/24	\$588,000	\$167			2001
4255 St Francis Court	3	3	0.25	3524	6/29/22	\$680,000	\$166			1997
34442 Laurel Way	4	5	0.5	4086	10/11/24	\$600,100	\$157			1997
4254 St Francis Court	4	3	0.23	3822						

Compared to similar homes in my neighborhood

My home's gross and net taxes are significantly higher than any other home.

Property Description					Property Tax Calculation										How Much Higher Is 34423 St Maron?			
Address	Bedrooms	Bathrooms	Acre	Square Feet	Total Appraisal	Total Appraisal per Square Foot	Improvements Appraisal	Improvements Appraisal per Square Foot	Gross Taxes	Net Taxes	Gross Taxes per Square Foot	Net Taxes per Square Foot	2023 Total Appraisal	% Increase From 2023 Total Appraisal	2023 Improvements Appraisal	% Increase From 2023 Improvements Appraisal	Gross Taxes	Net Taxes
RedTail Neighborhood Avon, Ohio																		
34423 St Maron Blvd	4	5	0.41	4662	\$1,108,760	\$238	\$928,760	\$199.22	\$32,107	\$19,077	\$6.89	\$4.09	\$783,850	41%	\$621,580	49%		
4601 Saint Joseph Way	4	4	0.19	4926	\$784,540	\$159	\$634,540	\$128.81	\$22,718	\$13,498	\$4.61	\$2.74	\$774,740	1%	\$639,510	-1%	41%	41%
33611 St Sharbel	5	5	0.25	6075	\$763,420	\$126	\$583,420	\$96.04	\$22,107	\$13,137	\$3.64	\$2.16	\$658,970	18%	\$496,700	17%	45%	45%
4454 Silver Oak Dr	4	5	0.32	4676	\$737,370	\$158	\$557,370	\$119.20	\$21,353	\$12,980	\$4.57	\$2.78	\$597,270	23%	\$435,000	28%	50%	47%
34426 St Maron	4	5	0.34	4216	\$694,020	\$165	\$575,220	\$136.44	\$20,097	\$11,941	\$4.77	\$2.83	\$636,430	9%	\$527,950	9%	60%	60%
34421 St Maron	3	3	0.44	3027	\$654,790	\$216	\$474,790	\$156.85	\$18,961	\$10,784	\$6.26	\$3.56	\$477,940	37%	\$315,670	50%	69%	77%
34425 St Maron	4	4	0.45	2850	\$558,150	\$196	\$439,350	\$154.16	\$16,162	\$9,603	\$5.67	\$3.37	\$476,810	17%	\$368,330	19%	99%	99%
33654 Saint Francis Dr	4	4	0.19	3863	\$505,500	\$131	\$355,500	\$92.03	\$14,638	\$8,698	\$3.79	\$2.25	\$360,060	40%	\$224,830	58%	119%	119%

My home's appraisal per square foot is significantly higher than any other home.

Property Description										Property Tax Calculation										How Much Higher Is 34423 St Maron?	
Address RedTail Neighborhood Avon, Ohio	Bedrooms		Acre	Square Feet	Total Appraisal	Total Appraisal per Square Foot	Improvements Appraisal	Improvements Appraisal per Square Foot	Gross Taxes	Net Taxes	Gross Taxes per Square Foot	Net Taxes per Square Foot	2023 Total Appraisal	% Increase From 2023 Total Appraisal	2023 Improvements Appraisal	% Increase From 2023 Improvements Appraisal	Total Appraisal per Square Foot				
34423 St Maron Blvd	4	5	0.41	4662	\$1,108,760	\$238	\$928,760	\$199.22	\$32,107	\$19,077	\$6.89	\$4.09	\$783,850	41%	\$621,580	49%					
34421 St Maron	3	3	0.44	3027	\$654,790	\$216	\$474,790	\$156.85	\$18,961	\$10,784	\$6.26	\$3.56	\$477,940	37%	\$315,670	50%	10%				
34425 St Maron	4	4	0.45	2850	\$558,150	\$196	\$439,350	\$154.16	\$16,162	\$9,603	\$5.67	\$3.37	\$476,810	17%	\$368,330	19%	21%				
34426 St Maron	4	5	0.34	4216	\$694,020	\$165	\$575,220	\$136.44	\$20,097	\$11,941	\$4.77	\$2.83	\$636,430	9%	\$527,950	9%	44%				
4601 Saint Joseph Way	4	4	0.19	4926	\$784,540	\$159	\$634,540	\$128.81	\$22,718	\$13,498	\$4.61	\$2.74	\$774,740	1%	\$639,510	-1%	49%				
4454 Silver Oak Dr	4	5	0.32	4676	\$737,370	\$158	\$557,370	\$119.20	\$21,353	\$12,980	\$4.57	\$2.78	\$597,270	23%	\$435,000	28%	51%				
33654 Saint Francis Dr	4	4	0.19	3863	\$505,500	\$131	\$355,500	\$92.03	\$14,638	\$8,698	\$3.79	\$2.25	\$360,060	40%	\$224,830	58%	82%				
33611 St Sharbel	5	5	0.25	6075	\$763,420	\$126	\$583,420	\$96.04	\$22,107	\$13,137	\$3.64	\$2.16	\$658,970	16%	\$496,700	17%	89%				

My home's improvements appraisal per square foot is significantly higher than any other home.

Property Description										Property Tax Calculation										How Much Higher Is 34423 St Maron?			
Address	Bedrooms	Bathrooms	Acres	Square Feet	Total Appraisal	Total Appraisal per Square Foot	Improvements Appraisal	Improvements Appraisal per Square Foot	Gross Taxes	Net Taxes	Gross Taxes per Square Foot	Net Taxes per Square Foot	2023 Total Appraisal	% Increase From 2023 Total Appraisal	2023 Improvements Appraisal	% Increase From 2023 Improvements Appraisal	Improvements Appraisal per Square Foot						
																	2023 Total Appraisal	% Increase From 2023 Total Appraisal					
RedTail Neighborhood Avon, Ohio	4	5	0.41	4662	\$1,108,760	\$238	\$928,760	\$199.22	\$32,107	\$19,077	\$6.89	\$4.09	\$783,850	41%	\$621,580	49%							
34423 St Maron Blvd	3	3	0.44	3027	\$654,790	\$216	\$474,790	\$156.85	\$18,961	\$10,784	\$6.26	\$3.56	\$477,940	37%	\$315,670	50%	27%						
34421 St Maron	4	4	0.45	2850	\$558,150	\$196	\$439,350	\$154.16	\$16,162	\$9,603	\$5.67	\$3.37	\$476,810	17%	\$368,330	19%	29%						
34426 St Maron	4	5	0.34	4216	\$694,020	\$165	\$575,220	\$136.44	\$20,097	\$11,941	\$4.77	\$2.83	\$636,430	9%	\$527,950	9%	46%						
4601 Saint Joseph Way	4	4	0.19	4926	\$784,540	\$159	\$634,540	\$128.81	\$22,718	\$13,498	\$4.61	\$2.74	\$774,740	1%	\$639,510	-1%	55%						
4454 Silver Oak Dr	4	5	0.32	4676	\$737,370	\$158	\$557,370	\$119.20	\$21,353	\$12,980	\$4.57	\$2.78	\$597,270	23%	\$435,000	28%	67%						
33611 St Sharbel	5	5	0.25	6075	\$763,420	\$126	\$583,420	\$96.04	\$22,107	\$13,137	\$3.64	\$2.16	\$658,970	16%	\$496,700	17%	107%						
33654 Saint Francis Dr	4	4	0.19	3863	\$505,500	\$131	\$355,500	\$92.03	\$14,638	\$8,698	\$3.79	\$2.25	\$360,060	40%	\$224,830	58%	116%						

My home's gross and net taxes per square foot is significantly higher than any other home.

Property Description										Property Tax Calculation										How Much Higher Is 34423 St Maron?						
Address	Bedrooms	Bathrooms	Acre	Square Feet	Total Appraisal	Total Appraisal per Square Foot	Improvements Appraisal	Improvements Appraisal per Square Foot	Gross Taxes	Net Taxes	Gross Taxes per Square Foot	Net Taxes per Square Foot	2023 Total Appraisal	% Increase From 2023 Total Appraisal	2023 Improvements Appraisal	% Increase From 2023 Improvements Appraisal	Gross Taxes per Square Foot	Net Taxes per Square Foot	Improvements Appraisal per Square Foot	2023 Total Appraisal	% Increase From 2023 Total Appraisal	2023 Improvements Appraisal	% Increase From 2023 Improvements Appraisal	Gross Taxes per Square Foot	Net Taxes per Square Foot	Improvements Appraisal per Square Foot
RedTail Neighborhood Avon, Ohio																										
34423 St Maron Blvd	4	5	0.41	4662	\$1,108,760	\$238	\$928,760	\$199.22	\$32,107	\$19,077	\$6.89	\$4.09	\$783,850	41%	\$621,580	49%										
34421 St Maron	3	3	0.44	3027	\$654,790	\$216	\$474,790	\$156.85	\$18,961	\$10,784	\$6.26	\$3.56	\$477,940	37%	\$315,670	50%										
34425 St Maron	4	4	0.45	2850	\$558,150	\$196	\$439,350	\$154.16	\$16,162	\$9,603	\$5.67	\$3.37	\$476,810	17%	\$368,330	19%										
34426 St Maron	4	5	0.34	4216	\$694,020	\$165	\$575,220	\$136.44	\$20,097	\$11,941	\$4.77	\$2.83	\$636,430	9%	\$527,950	9%										
4601 Saint Joseph Way	4	4	0.19	4926	\$784,540	\$159	\$634,540	\$128.81	\$22,718	\$13,498	\$4.61	\$2.74	\$774,740	1%	\$639,510	-1%										
4454 Silver Oak Dr	4	5	0.32	4676	\$737,370	\$158	\$557,370	\$119.20	\$21,353	\$12,980	\$4.57	\$2.78	\$597,270	23%	\$435,000	28%										
33654 Saint Francis Dr	4	4	0.19	3863	\$505,500	\$131	\$355,500	\$92.03	\$14,638	\$8,698	\$3.79	\$2.25	\$360,060	40%	\$224,830	58%										
33611 St Sharbel	5	5	0.25	6075	\$763,420	\$126	\$583,420	\$96.04	\$22,107	\$13,137	\$3.64	\$2.16	\$658,970	16%	\$496,700	17%										

My home's gross and net taxes per square foot is significantly higher than any other home.

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/29/25 Complainant or agent (printed) Janet A. Gosch Title (if agent) _____

Complainant or agent (signature) Janet A. Gosch

Sworn to and signed in my presence, this 29th day of March 2025
(Date) (Month) (Year)

Notary Keena D. Porterfield

KEENA D. PORTERFIELD
NOTARY PUBLIC
Wake County
North Carolina
My Commission Expires Nov. 13, 2027

Tax year 2024 BOR no. _____
County LORAIN Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	DENNIS A. & TERESA A. WILFONG	37585 EAGLE NEST DR. GRAFTON, OHIO 44044	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-668-8168 TERRY@DENNYSTOOL.COM			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
11-00-094-000-053	37585 EAGLE NEST DR. GRAFTON, OHIO 44044		
7. Principal use of property RESIDENCE			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
11-00-094-000-053	775,000	945,700	170,700
9. The requested change in value is justified for the following reasons: Review of neighborhood properties.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-21-25 Complainant or agent (printed) Dennis A. Wilfong Title (if agent) _____

Complainant or agent (signature) Dennis A. Wilfong

Sworn to and signed in my presence, this 21st day of March 2025
(Date) (Month) (Year)

Notary Christina Hall Christina Hall
HH494791



CHRISTINA HALL
Notary Public
State of Florida
Comm# HH494791
Expires 2/20/2028

Tax year 2024 BOR no. _____
 County LORAIN Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	640 S. Shore Ct. LLC	260 S. Main St., Amherst, OH 44001 #114	
2. Complainant if not owner			
3. Complainant's agent	Jeffrey Posner	3393 Norwood Rd. Shaker HTS OH 44122	
4. Telephone number and email address of contact person	216.752.7504 jposnerlaw@sbcsglobal.net		
5. Complainant's relationship to property, if not owner	Attorney 0022075		
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
0120027102031	640-684 S. Shore Ct., Vermilion, OH		
7. Principal use of property	apartments / condominiums		
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0120027102031	\$ 535,000	\$ 650,840	-115,840
9. The requested change in value is justified for the following reasons: Functional + Structural obsolescence, overvalued by auditor, deferred maintenance, and more.			

10. Was property sold within the last three years? prior to 1/1/24? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale 7/6/21
 and sale price \$ 535,000 ; and attach information explained in "Instructions for Line 10" on back.
11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.
12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.
13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/25 Complainant or agent (printed) by: Jeffrey Posner Title (if agent) attorney

Complainant or agent (signature) 

Sworn to and signed in my presence, this 31st day of MARCH 2025
(Date) (Month) (Year)

Notary Monique H. Posner



MONIQUE H. POSNER
NOTARY PUBLIC, STATE OF OHIO
Comm. No. 2016-RE-577886
My Commission Expires Apr. 3, 2026

Tax year _____ BOR no. _____

County _____ Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	PAWEŁ KARGOL	36636 Barkhurst Mill Dr, N. Ridgeville, OH 44039	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 734-776-0481 KARGOLPA@GMAIL.COM			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
07-00-031-000-159	36636 Barkhurst Mill Dr, N. Ridgeville, OH, 44039		
7. Principal use of property Primary Residence			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-031-000-159	\$ 395,000	\$ 438,360	\$ 43,360
9. The requested change in value is justified for the following reasons: I disagree with the auditors value. Online comp. search comparisons with sold properties, similar square footage & bed/bath configuration.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____
and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____.

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

Tax year 2024 for new assessed Amount. BOR no. _____
 County Lorain Date received _____

Complaint Against the Assessment of Real Property Other than Market Value

Use this form to file board of revision complaints regarding assessment issues other than the market value of property. Complaints against market value should be filed on the DTE Form 1. Answer all questions and type or print all information. Read the instructions on the back before completing form. Attach additional pages as necessary.

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1) Owner of property	Meghan C. McCauley	278 Aldrich Rd. Vermont 05489	
2) Complainant if not owner			
3) Complainant's agent			
4) Telephone number of contact person	440-370-1452		
5) Email address of complainant	Pink2eppin420@gmail.com		
6) Complainant's relationship to property, if not owner			
If more than one parcel number is included, see "Multiple Parcels" on back			
7) Parcel number from tax bill	# Acres, if applicable	Address of property	
0100002104041		278 Aldrich Rd. Vermont, 05489	
0100002104035		Same	
8) Indicate the reason for this complaint:			
☐ The classification of property under RC 5713.041. ☐ The classification of property under RC 319.302. ☐ The denial of a CAUV application filed under RC 5713.32 or the conversion of CAUV property under RC 5713.35. ☐ The valuation of property on the agricultural land tax list. ☐ Determination whether good cause exists for land on the CAUV program to remain idle under RC 5713.30(A)(4). ☐ Determination of whether good cause exists for the failure to file a CAUV renewal application pursuant to RC 5713.351. ☐ The denial of the partial exemption of a qualifying child care center under RC 323.16.			
9) If the complaint is seeking a change in the value of the property, complete line 9. Complainants appealing other issues do not need to complete this line.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0100002104041	\$5,000	\$11,820	
0100002104035	\$70,000	\$98,700	

10) The requested change is justified for the following reasons:

Property value not worth the assessed value

11) If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalty of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct, and complete.

Date 3-31-25 Complainant or agent Meghan McCauley Title (if agent) _____
 Signature

Sworn to and signed in my presence, this 31st day of March year 2025

Notary B. Leard
 Signature

JURAT CERTIFICATE

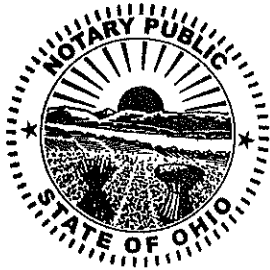
State of Ohio, County of Erie

Sworn to or affirmed and subscribed before me by Meghan C. McCarley (name of person making oath/affirmation) on this date of 03/31/2025 (date).

(Notary Seal)

B. Gould

Signature of Notary Public – State of Ohio



BRITTANY GOULD
Notary Public
State of Ohio
Erie County

My commission expires: 8-29-29
(date)

My Commission Expires
8-29-29

Clear Form

Tax year 2024 BOR no. _____
 County Lorain Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint
 Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Robert & Kimberly Wilfong	11709 Grafton Rd Grafton OH 44044	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-213-0766 RAWILFONG@GMAIL.COM			
5. Complainant's relationship to property, if not owner If more than one parcel is included, see "Multiple Parcels" instruction.			
6. Parcel numbers from tax bill	Address of property		
1100094000054	11709 Grafton Rd. Grafton OH 44044		
7. Principal use of property <u>Residence</u>			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
1100094000054	535,000	606,960	71,960
9. The requested change in value is justified for the following reasons: Had appraisal done, which says value is less then county figures			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction. ☐ The property lost value due to a casualty.
☐ A substantial improvement was added to the property. ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/28/25 Complainant or agent (printed) Robert Wilfong Title (if agent) _____

Complainant or agent (signature) 

Sworn to and signed in my presence, this 28 day of March 2025
(Date) (Month) (Year)

Notary 



NICOLE LUCIAN ISABELL
Notary Public
State of Ohio
My Comm. Expires
June 15, 2026

Tax year 2025 (Starting when adjustment starts) BOR no. _____
 County Lorain Date received _____

Complaint Against the Assessment of Real Property Other than Market Value

Use this form to file board of revision complaints regarding assessment issues other than the market value of property. Complaints against market value should be filed on the DTE Form 1. Answer all questions and type or print all information. Read the instructions on the back before completing form. Attach additional pages as necessary.

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

Name		Street address, City, State, ZIP code	
1) Owner of property	<u>Angela Q. Harwood</u>	<u>219 Guilford Rd</u>	<u>Vermilion, OH 44089</u>
2) Complainant if not owner			
3) Complainant's agent			
4) Telephone number of contact person	<u>440-653-1946</u>		
5) Email address of complainant	<u>Aharwood79@yahoo.com</u>		
6) Complainant's relationship to property, if not owner			
If more than one parcel number is included, see "Multiple Parcels" on back			
7) Parcel number from tax bill	# Acres, if applicable	Address of property	
<u>0100003107008</u>		<u>219 Guilford Rd Vermilion, OH 44089</u>	
<u>0100003107057</u>		<u>Same</u>	
8) Indicate the reason for this complaint:			
☐ The classification of property under RC 5713.041. ☐ The classification of property under RC 319.302. ☐ The denial of a CAUV application filed under RC 5713.32 or the conversion of CAUV property under RC 5713.35. ☐ The valuation of property on the agricultural land tax list. ☐ Determination whether good cause exists for land on the CAUV program to remain idle under RC 5713.30(A)(4). ☐ Determination of whether good cause exists for the failure to file a CAUV renewal application pursuant to RC 5713.351. ☐ The denial of the partial exemption of a qualifying child care center under RC 323.16.			
9) If the complaint is seeking a change in the value of the property, complete line 9. Complainants appealing other issues do not need to complete this line.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
<u>0100003107008</u>	<u>\$90,000</u>	<u>140,020.</u>	
<u>0100003107057</u>	<u>\$5,000</u>	<u>8,950.</u>	

10) The requested change is justified for the following reasons:

Property Value NOT ~~WORTH~~ Worth the assessed amount.

11) If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalty of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct, and complete.

Date 3/30/2025 Complainant or agent Angela Harwood Title Agent
 Signature _____
 Sworn to and signed in my presence, this 30th day of March
 Notary Clarice Kueg Signature _____
 Notary Public
 My Comm. Expires November 25, 2027

Tax year _____ BOR no. _____ Date received _____
County _____
Complaint Against the Valuation of Real Property
Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.
This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint
Notices will be sent only to those named below.

1. Owner of property	Mary G. Acuña	181 S Pleasant St, Oberlin OH 44074
2. Complainant if not owner		
3. Complainant's agent		

4. Telephone number and email address of contact person
414-331-3505 merybe@hotmail.com

5. Complainant's relationship to property, if not owner

If more than one parcel is included, see "Multiple Parcels" instruction.

6. Parcel numbers from tax bill	0900096105002	181 S Pleasant St, Oberlin OH 44074
7. Principal use of property	home	

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0900096105002	\$93,000	129,990	64,990 (Assessed)
9. The requested change in value is justified for the following reasons: I purchased this seriously neglected property in May 2021. Improvements made, but major work is needed on the foundation, and floors and ceilings. Walls on the entire second story. The increase in appraised value was double from last, condition of the property does not warrant this increase.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date 7/24 and 9/24 and total cost \$ 31,000

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

☐ The property was sold in an arm's length transaction.

☐ A substantial improvement was added to the property.

☐ Occupancy change of at least 15% had a substantial economic impact on my property.

☐ The property lost value due to a casualty.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-31-25 Complainant or agent (printed) Mary G Hewitt Title (if agent) _____

Complainant or agent (signature) Mary G Hewitt

Sworn to and signed in my presence, this March 31, 2025 day of 31st (Month) 2025 (Year)

Notary Maria Dawig



State of Ohio
County of Lorain
Exp March 27, 2029

BOR no. _____

Date received _____

Tax year 2024County LORAIN**Complaint Against the Valuation of Real Property**

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

1. Owner of property	JOHN J. PROCAICINI 14875 CROWN DR. LARGO, FL 33794		
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person	440-382-0708 JOHN.J.PROCAICINI@GMAIL.COM		
5. Complainant's relationship to property, if not owner	If more than one parcel is included, see "Multiple Parcels" instruction.		
6. Parcel numbers from tax bill	01-00-004-114-016		
Address of property	LIBERTY AVE., VERMILION, OHIO		
7. Principal use of property	INVESTMENT PROPERTY, NOW FOR SALE.		
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
01-00-004-114-016 \$6,220	\$17,420	\$11,200.	
9. The requested change in value is justified for the following reasons: DIRECTLY NEXT TO PARCEL #01-00-004-114-016 15 PARCEL AND ARE ALMOST THE SAME SIZE AND IS VALUED @ \$6,220. HAS THERE BEEN A MISTAKE?			

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.
- ☐ The property lost value due to a casualty.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

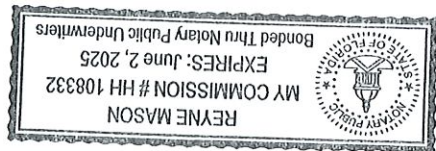
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-28-2025 Complainant or agent (printed) John J. Proccini Title (if agent) _____

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this _____ day of March _____, 2025 (Date) (Month) (Year)

Notary [Signature]



Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2
☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

1. Owner of property	QANI PROPERTY LLC	2803 FOREST LAKE DR, WESTLAKE, OH 44145
2. Complainant if not owner	ERGEN OKU	2803 FOREST LAKE DR, WESTLAKE, OH 44145
3. Complainant's agent		
4. Telephone number and email address of contact person	216-702-8075 ERGEN-OKU@HOTMAIL.COM	
5. Complainant's relationship to property, if not owner	PARTNER	
If more than one parcel is included, see "Multiple Parcels" instruction.		
6. Parcel numbers from tax bill	0700046108056	39231 CENTER RIDGE RD NORTH RIDGEVILLE, OH 44039
7. Principal use of property		
BUSINESS		

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
0700046108056	1,100,000.00	1,255,320.00	155,320.00
9. The requested change in value is justified for the following reasons:			
WE OVER PAID, BECAUSE COMPETITION, AND MULTIPLE OFFERING, INCLUDING CASH OFFERS FROM OTHER BUYERS			

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale 12-01-2023 and sale price \$ 1,300,000.00; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date NONE and total cost \$ 0

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☒ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.
- ☒ The property lost value due to a casualty.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☒ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03-30-2025 Complainant or agent (printed) PARTNER Title (if agent) 50% OWNER

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 03-31-2025 day of MARCH (Date) (Month) (Year)

Notary [Signature]



Sagar Pandey
Notary Public, State of Ohio
My Commission Expires:
August 21, 2026

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
Attach additional pages if necessary.
This form is for full market value complaints only. All other complaints should use DTE Form 2
☐ Original complaint ☐ Counter complaint
Notices will be sent only to those named below.

1. Owner of property		K. Anne Jacobs		5883 Hickory Tr. N. Ridgeville OH 44039	
2. Complainant if not owner					
3. Complainant's agent					

4. Telephone number and email address of contact person			
5. Complainant's relationship to property, if not owner		If more than one parcel is included, see "Multiple Parcels" instruction.	

6. Parcel numbers from tax bill		07-00-005-106-025	
Address of property		5883 Hickory Tr. N. Ridgeville 44039	

7. Principal use of property			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-005-106-025	8450,000	8541,890	891,890

9. The requested change in value is justified for the following reasons:
I have lived in this house since 2003. It was built in 1977. Even though it has nice curb appeal I do not believe in this neighborhood it would sell for \$550,000. Years ago I made some improvements but some rooms still have popcorn ceilings.

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale _____	
11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.	
12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____	
13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown	

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ The property lost value due to a casualty.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/2025
Complainant or agent (printed) K. Anne Jacobs
Title (if agent) _____

Complainant or agent (signature) K. Anne Jacobs

Sworn to and signed in my presence, this _____ day of MARCH 31ST 2025
(Date) (Month) (Year)

Notary Shirley A. Risher



LINDA A ROSSER
Notary Public
State of Ohio
My Comm. Expires
November 30, 2029

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
Attach additional pages if necessary.
This form is for full market value complaints only. All other complaints should use DTE Form 2
☒ Original complaint ☐ Counter complaint
Notices will be sent only to those named below.

Tax year 2024 County LORAIN
BOR no. _____ Date received _____

1. Owner of property <u>LINDA THOMPSON R105</u>		2. Complainant if not owner <u>OH 44012</u>		3. Complainant's agent	
4. Telephone number and email address of contact person <u>440-933-4399</u> <u>LRADONLAK@YAHOO.COM</u>		5. Complainant's relationship to property, if not owner <u>If more than one parcel is included, see "Multiple Parcels" instruction.</u>			
6. Parcel numbers from tax bill <u>04-00-018-122-037</u>		Address of property <u>350 INWOOD BLVD, ADON LAKE, OH 44012</u>			
7. Principal use of property <u>RESIDENCE</u>		8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value		
<u>04-00-018-122-037</u>	<u>\$120,000</u>	<u>\$146,420</u>	<u>\$26,420</u>		
9. The requested change in value is justified for the following reasons: <u>PLEASE SEE ATTACHED PAGES</u>					

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____ and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.
11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence. N/A
12. If any improvements were completed in the last three years, show date N/A and total cost \$ _____
13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

ATTACHMENT TO COMPLAINT AGAINST VALUATION OF REAL PROPERTY
Answer to Question #9: The requested change in value is justified for the following reasons:

Linda Thompson Rios
Property Owner/Occupant
350 Inwood Blvd.
Avon Lake, OH 44012

The house was built in 1952 & foundation is concrete slab. I moved here in 1984 & I've lived here for over 40 years. Following is the list of problems with the property. I've attached some documentation from my files.

1. Severe plumbing & sewer blockage, especially washer standup pipe and toilet. Actions taken from 1985 to present include tree removal & multiple plumbers working on the sewer main. In 2020 & 2021 had sewer service & evaluations including camera inspections done by 4 different plumbing companies (Leonard's Plumbing & Heating, Avon Lake Plumbing (multiple times), American Plumbing, and KMLU Excavating including their plumber. Some felt there was a misalignment below the front door where the iron pipe meets the clay pipe, but KMLU felt breakage was either in front of the washer standup pipe or a few feet away where the sewer pipe turns toward the front of the house. Estimate from Avon Lake Plumbing to replace pipe from front door to yard cleanup was \$3848. KMLU had 3 options to replace pipes: 1) dig below concrete patio from front door to street \$5478; 2) dig below living room & out through front door to street \$15,000-\$20,000 but proposal was verbal & beyond my budget; 3) dig below kitchen out through back door & around house to replace pipes to the street \$15,070. KMLU's plumber finally snaked the standup pipe which caused kitchen sink overflow. A friend brought over a master plumber friend of his, who finally cleared the sink blockage. Currently, toilet is backing up and I have contacted a company for service.

2. Pests: 1) Severe carpenter ant invasion every spring for past 6-7 years very difficult to control, currently applying Ortho product around perimeter of house multiple times from April-September. 2) Chipmunk damage to front and back yard, had dirt added and grass replanted in back yard last fall.

3. Roof installed 1987 – needs replaced

4. Furnace & Air Conditioner installed 2004 – needs replaced, especially air conditioner, as chipmunks chewed up inside and made a nest last fall

5. Water heater installed 2017 – temperature variation be inspected

6. Upstairs carpet installed 1986 – needs replaced

7. Appliances installed 1997 – need replaced (stove, refrigerator, washer, dryer, dishwasher)

8. Kitchen cabinets & counter installed 1997 – need replaced due to fading and some damage

9. Bathroom tiles installed 1997 – need replaced due to water damage
10. No exhaust in bathroom, this 1952 house has a large window (glass is cracked) on the wall inside the bathtub – needs to be replaced
11. Electrical system original from 1952 - all electric plugs need to be replaced, as plugs fall out

12. Interior paint done in 1997 – needs repainted

13. Interior windows are originals from 1952 – need replaced

14. Exterior vinyl windows installed 1989 – need replaced

15. Poor insulation, interior walls are cold to the touch in cold weather – needs evaluation

16. No stair railing or upstairs rail to prevent falls at top of stairs – needs safety rails

17. Outside gutter guard installed 2004 – needs replaced due to extensive icicles up to 3' long each winter

18. Exterior paint done in 2016-2017 (detached garage painted in 2004)

19. Detached garage door not working – needs repair

20. Chain link fence installed 2004 – needs evaluation as neighbors' shrubs have grown through
21. Storm doors installed 2014 – need evaluation due to substantial draft

3/31/25
Linda Thompson Rios
Property Owner/Occupant
350 Inwood Blvd.
Avon Lake, OH 44012

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

N/A

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ The property lost value due to a casualty.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed. *N/A*

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/25
Complainant or agent (printed) K/IDA THOMPSON R/OS
Complainant or agent (signature) K/IDA Thompson R/OS
Title (if agent) _____

Sworn to and signed in my presence, this _____ day of March, 2025 (Year)

Notary Quolan J. Kuleau



Tax year
2024

BOR no. _____

Date received _____

County
Lorain**Complaint Against the Valuation of Real Property**

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

Name		Street address, City, State, ZIP code
James W. Saran & Eleanor Saran		32802 Woodstone Cir, N. Ridgerville, Ohio 44039
1. Owner of property		
2. Complainant if not owner		
3. Complainant's agent		

4. Telephone number and email address of contact person (440) 748-7050 email jimsaran@yahoo.com

5. Complainant's relationship to property, if not owner

If more than one parcel is included, see "Multiple Parcels" instruction.

6. Parcel numbers from tax bill

07-00-011-105-089

32802 Woodstone Circle, North Ridgerville, Ohio 44039

Address of property

7. Principal use of property

Dwelling

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-011-105-069	364,870	402,590	37,720
9. The requested change in value is justified for the following reasons:			
We have not had any improvements in the home. From 2021-2023 all 3 years showed \$76,420 under improvements. In 2024 it jumped up to \$102,320 an increase of 33.89165% with no improvements			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____ ; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ The property lost value due to a casualty.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03/31/2025

Complainant or agent (printed) JAMES W. SARAN
Title (if agent) ELIZABETH SARAN

Complainant or agent (signature) James W. Saran / Elizabeth Saran

Sworn to and signed in my presence, this _____ day of March, 2025.
(Date) (Month) (Year)

Notary Janet Kovalak

JANET KOVALAK
Notary Public
State of Ohio
My Comm. Expires
December 6, 2027



Tax year 2024

BOR no. _____

Date received _____

County Lorain

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

Name		Street address, City, State, ZIP code	
William and Monica Ali		36210 Royaltan Rd	
1. Owner of property			
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-572-0860 mrali30@aol.com			
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" instruction.			
6. Parcel numbers from tax bill		Address of property	
11-00-055-000-061		36210 Royaltan Road	
		Grafton OH 44044	
7. Principal use of property			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
11-00-055-000-061	\$124,430	\$233,540	\$109,110
9. The requested change in value is justified for the following reasons:			
No improvements to property in the last 8 to 10 years. Property located within 2000 feet of Ross Industries Incineration Plant. Some nights the smell of toxic waste prevents us from opening windows.			

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ The property lost value due to a casualty.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/25 Complainant or agent (printed) William Ali Title (if agent) Owner

Complainant or agent (signature) William Ali

Sworn to and signed in my presence, this 3/31/25 day of March 2025 (Date) (Month) (Year)

Notary [Signature]



Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

Name		Street address, City, State, ZIP code	
Elizabeth L Kline		6476 Forest Park Dr. N. Ridgely OH 44039	
1. Owner of property			
2. Complainant if not owner			
3. Complainant's agent			

4. Telephone number and email address of contact person
(440) 212-2899
una911@gmail.com

5. Complainant's relationship to property, if not owner

If more than one parcel is included, see "Multiple Parcels" instruction.

6. Parcel numbers from tax bill		(Park) Address of property	
07-00-021-701-004		6476 Forest Park Dr. N. Ridgely OH 44039	
7. Principal use of property			
Primary Residence			

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-021-701-004	\$107,000.00 \$110,000.00	\$126,730.00	\$19,730.00 \$16,730.00

9. The requested change in value is justified for the following reasons:

My property has none of the updates that other condominiums in the strip have. Kitchen, bedrooms, 2 of 3 bedrooms all have same paint. I am covered throughout condo except downstairs living area. Drug bust 2 condos away. I am covered by rental properties all around me (at least 4 that I know of). Limited means - pt time job and social security etc. mo.

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

From appraised letter: ↓

previous value \$76,070 → 2024 tax year value 126,730.00

= a \$50,660.00

difference, Absurd!!!

111 (a)

40% increase!!!

do to interior flooding

Paint/ carpet, etc

4000.00

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

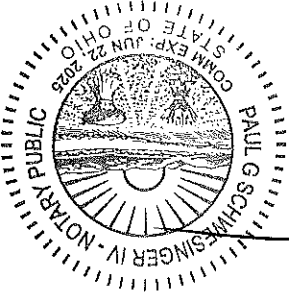
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/31/2025 Complainant or agent (printed) Elizabeth Klinec Title (if agent) _____

Complainant or agent (signature) Elizabeth Klinec

Sworn to and signed in my presence, this 3/31/2025 (Date) day of March (Month) 2025 (Year)

Notary [Signature]



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☐ Original complaint ☐ Counter complaint
 Notices will be sent only to those named below.

Complaint Against the Valuation of Real Property

Tax year _____ BOR no. _____
 County _____ Date received _____

1. Owner of property		Richard S. Cook & Norene A. Purdon		6215 Creekside Ln. N. Ridgerville OH. 44039	
2. Complainant if not owner					
3. Complainant's agent					
4. Telephone number and email address of contact person 440 434 0629 jamiepur@msn.com					
5. Complainant's relationship to property, if not owner					
If more than one parcel is included, see "Multiple Parcels" instruction.					
6. Parcel numbers from tax bill		Address of property		6215 Creekside Ln.	
07-00-005-105-043					
7. Principal use of property Residential					
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.					

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-005-105-043	\$199,900.00	\$226,480.00	\$26,580.00
9. The requested change in value is justified for the following reasons:			
Root 30 yrs old Paint 13 yrs old 2nd smallest sq footage in Mills Creek			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 03-31-25 Complainant or agent (printed) Comp Title (if agent) _____

Complainant or agent (signature) Richard S. Cook

Sworn to and signed in my presence this 3/31/2025 day of _____ (Date) _____ (Month) _____ (Year)

Notary _____



DTE 1
Rev. 12/22Tax year 2024 BOR no. _____
County LOUISIANA Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.
Attach additional pages if necessary.
This form is for full market value complaints only. All other complaints should use DTE Form 2☒ Original complaint
☐ Counter complaint
Notices will be sent only to those named below.

1. Owner of property	3180 RIVER RUN AVENUE, ALTAH
2. Complainant if not owner	
3. Complainant's agent	

4. Telephone number and email address of contact person	440-821-8207 JANCESMARKS33@GMAIL.COM
5. Complainant's relationship to property, if not owner	more than one parcel is included, see "Multiple Parcels" instruction.
6. Parcel numbers from tax bill	04-00-023-102-060
Address of property	3180 RIVER RUN AVENUE, ALTAH

7. Principal use of property	RESIDENCE
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.	

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
04-00-023-102-060	\$460,000.00	\$497,810.00	\$37,810.00
9. The requested change in value is justified for the following reasons: SEE ATTACHED LIST OF COMPARABLES			

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale _____ and sale price \$ _____	11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.
12. If any improvements were completed in the last three years, show date _____ and total cost \$ <u>NA</u>	13. Do you intend to present the testimony or report of a professional appraiser? ☒ Yes ☐ No ☐ Unknown

ADDRESS	VALUATION	
3150 River Run	\$ 408,430.00	next door - other side
3201 River Run	\$ 439,530.00	same model, directly across, corner lot like ours
3189 River Run	\$ 411,470.00	
3149 River Run	\$ 464,720.00	same model
3109 River Run	\$ 460,120.00	same model, sold 8/13/2023
35216 Saddle Creek	\$ 404,230.00	sold 2/11/2024, two houses down
35208 Saddle Creek	\$ 398,610.00	directly next door
35157 Saddle Creek	\$ 392,460.00	
35163 Saddle Creek	\$ 437,960.00	
35141 Saddle Creek	\$ 384,680.00	
35169 Saddle Creek	\$ 438,140.00	
35201 Saddle Creek	\$ 401,530.00	directly across street
35221 Saddle Creek	\$ 417,650.00	
35211 Saddle Creek	\$ 412,630.00	same model
35232 Saddle Creek	\$ 386,780.00	
35241 Saddle Creek	\$ 450,680.00	same model
35248 Saddle Creek	\$ 372,480.00	
35264 Saddle Creek	\$ 433,560.00	
35272 Saddle Creek	\$ 467,780.00	remodeled
35288 Saddle Creek	\$ 421,220.00	same model
35320 Saddle Creek	\$ 402,260.00	same model
35321 Saddle Creek	\$ 453,400.00	same model

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date March 31, 2025 Complainant or agent (printed) James M. Stark Title (if agent) _____
Complainant or agent (signature) James M. Stark
Sworn to and signed in my presence, this 31 day of March 2025 (Year)
Notary Sharon Pshock



Tax year

2024

BOR no.

Date received

County

Lorain

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

1. Owner of property	PARMA PATRICK	696 HEARN BRY, KNOXVILLE, TN 37612
2. Complainant if not owner		
3. Complainant's agent		

4. Telephone number and email address of contact person
(440) 961-0948
brampton@earthlink.net

5. Complainant's relationship to property, if not owner

If more than one parcel is included, see "Multiple Parcels" instruction.

6. Parcel numbers from tax bill	04-00-017-721-054
Address of property	696 HEARN BRY

7. Principal use of property
PRIMARY RESIDENCE

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
	\$471,505	\$668,250	

9. The requested change in value is justified for the following reasons:
1. PURCHASE PRICE OF \$457,295 IN 2019 W/ NO HOME IMPROVEMENTS
2. INCREASE SOURCE FOOTAGE @ 3,379 VS. ACTUAL OF 2,40010. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.
- ☐ The property lost value due to a casualty.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3/25/2025 Complainant or agent (printed) Patricia Hargrave Title (if agent)

Complainant or agent (signature) Patricia Hargrave

Sworn to and signed in my presence, this 25th day of MARCH 2025 (Date) (Month) (Year)

Notary _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

This form is for full market value complaints only. All other complaints should use DTE Form 2

Notices will be sent only to those named below.

☐ Original complaint ☐ Counter complaint

Attach additional pages if necessary.

Name		Street address, City, State, ZIP code	
Robert P. Trappala		35546 St Rt 303 Grafton	
1. Owner of property		2. Complainant if not owner	
3. Complainant's agent		4. Telephone number and email address of contact person	
440-219-5915		atpp61ao@gmail.com	
5. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill		Address of property	
16000460000002		35546 St Rt 303 Grafton 0410	
7. Principal use of property			
CAUV - Grain			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
16000460000002	\$309,470.00	\$940,510.00	

9. The requested change in value is justified for the following reasons:

This property is in poor shape. How could such an increase be justified.

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____

and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

JOSEPH V CAMBRIA JR
NOTARY PUBLIC
STATE OF OHIO
My Commission Expires
October 27, 2029



Notary
[Signature]

Sworn to and signed in my presence, this
3rd day of March 2005

Complainant or agent (signature)
[Signature]

Date 3-3-2005
Complainant or agent (printed)
Robert F. Trapp
Title (if agent)

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

- ☐ The property was sold in an arm's length transaction.
- ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

2024

Tax year

BOR no.

Lorain County

Date received

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

1. Owner of property	Hathaway Commerce Center, LP	4423 Renaissance Pkwy. Cleve. Oh. 44128
2. Complainant if not owner	Hathaway Commerce Center, LP	
3. Complainant's agent	Pamela L. Bertovich	4423 Renaissance Pkwy. Cleve. Oh. 44128

4. Telephone number and email address of contact person 216-577-7640 pam@plb-associates.com
Agent for Hathaway Commerce Center, LP

5. Complainant's relationship to property, if not owner
If more than one parcel is included, see "Multiple Parcels" instruction.

6. Parcel numbers from tax bill	07-00-024-101-117	35478-35498 Lorain Road North Ridgeville, Ohio 44039
Address of property		

7. Principal use of property
Multi tenant warehouse

Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-024-101-117	\$930,000.00	\$1,142,510.00	(\$212,510.00)

9. The requested change in value is justified for the following reasons:
Interest rates and expenses have increased significantly in the past several years while income has increased slightly therefore causing significant decrease in cash flow.

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale

and sale price \$; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date and total cost \$

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

☐ The property was sold in an arm's length transaction.

☐ The property lost value due to a casualty.

☐ A substantial improvement was added to the property.

☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3.31.25 Complainant or agent (printed) Pamela L Bertovich Title (if agent) Agent for Hathaway Commerce Center, LP

Complainant or agent (signature) *Pamela L Bertovich*

Sworn to and signed in my presence, this 31st day of March 2025 (Date) (Month) (Year)

Notary *Nicholas V. Bertovich*

Nicholas V. Bertovich
Resident Summit County
Notary Public, State of Ohio
My Commission Expires: 5.8.2026



Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☐ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

Name		Street address, City, State, ZIP code	
LARRY & MARIA KANE		8044 MADDOCK RD NORTH RIDGEVILLE OH 44039	
1. Owner of property		2. Complainant if not owner	
3. Complainant's agent			

4. Telephone number and email address of contact person	
216-513-8770 LARRY@LARRYKANE.NET	
5. Complainant's relationship to property, if not owner	
If more than one parcel is included, see "Multiple Parcels" instruction.	
6. Parcel numbers from tax bill	
07-00-034-000-056	
Address of property	
8044 MADDOCK RD N.R. 44039	

7. Principal use of property			
RESIDENCE -			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
07-00-034-000-056	\$292,919.00	342,920	\$59,001

9. The requested change in value is justified for the following reasons:			
APPEALS AT RISK, EXCESSIVE DISCOUNTS, INFLATED BY COMPARISON OF HIGHWAY & NEW TRAFFIC PATTERNS.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____; and attach information explained in "Instructions for Line 10" on back.
11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.
12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____
13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No ☒ Unknown

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property.
- ☐ Occupancy change of at least 15% had a substantial economic impact on my property.

15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

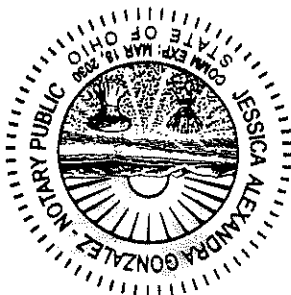
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-31-2025 Complainant or agent (printed) LARRY AND MARILYN LAY Title (if agent)

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 3-31-2025 day of March (Date) 3 (Month) 2025 (Year)

Notary [Signature]

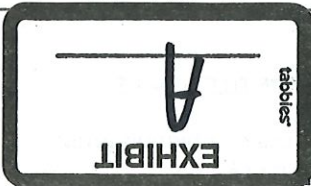


Tax year _____ BOR no. _____
County _____ Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back of form.
Attach additional pages if necessary.

☒ Original complaint
☐ Counter complaint
Notices will be sent only to those named below.



1. Owner of property	Michael J. Buckosh	397 Ambleside Way, Amherst, Ohio 44001
2. Complainant if not owner		
3. Complainant's agent		

4. Telephone number and email address of contact person	440-320-7873 mikjosh@yahoo.com
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5. Complainant's relationship to property, if not owner	If more than one parcel is included, see "Multiple Parcels" instruction.
---	--

6. Parcel numbers from tax bill	Address of property
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7. Principal use of property	
------------------------------	--

8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.	Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
	05-00-026-716-007	265,000	291,000	- 26,000

9. The requested change in value is justified for the following reasons:
I had the property up for sale @ \$69,900 in November of 2024, I received 1 offer of only 245,000 I am going to list other reasons why I feel my property is over valued on a separate sheet of paper

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale _____ and sale price \$ _____; and attach information explained in "Instructions for Line 10" on back.

11. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.

12. If any improvements were completed in the last three years, show date _____ and total cost \$ _____

13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☒ No ☐ Unknown

Hi,
I am sending you info that I found
shows my condo is Appraised the highest in
our Allotment, I am not the biggest condo hav
is my updated like some with pictures showing
that. Also I had my condo listed in November
of 2024 the best offer I received was \$45,000
which I turned down. If you have any questions
you can contact me at 440-320-7873 My name
is Michael J Buckosh 397 Ambleside Way
Amherst Ohio 44001

14. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.

- ☐ The property was sold in an arm's length transaction.
- ☐ The property lost value due to a casualty.
- ☐ A substantial improvement was added to the property.
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15. If the complainant is a legislative authority and the complaint is an original complaint with respect to property not owned by the complainant, R.C. 5715.19(A)(8) requires this section to be completed.

☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

3-31-25

Date _____

Complainant or agent (printed)

Michael J Blockosh

Title (if agent)

Complainant or agent (signature)

Michael J Blockosh

Sworn to and signed in my presence, this

(Date)

31

day of

(Month)

March

(Year)

2025

Notary

Michael J Blockosh



JESSICA PEREZ
Notary Public, State of Ohio
My Commission Expires
November 24, 2025