

Clear Form

LORAIN COUNTY
BOARD OF REVISION

Tax year 2024

BOR no. _____

DTE 1
Rev. 12/22

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	Elena V Grigore	49158 US Highway 20, Oberlin, Ohio 44074	
2. Complainant if not owner	NA		
3. Complainant's agent	NA		
4. Telephone number and email address of contact person 440-453-5200 evgrigore@gmail.com			
5. Complainant's relationship to property, if not owner NA			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
0700007120001	THERESA ST NORTH RIDGEVILLE OH 44039		
0700007120002	THERESA ST NORTH RIDGEVILLE OH 44039		
See Attached for more parcels	See Attached for more parcels		
7. Principal use of property 500 - RESIDENTIAL VACANT LAND			
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
0700007120001	\$490.00	\$4300.00	-\$3,810.00
0700007120002	\$490.00	\$4300.00	-\$3,810.00
See Attached	See Attached	See Attached	See Attached
9. The requested change in value is justified for the following reasons: Adjacent parcels values increased by 40% on the west side and 35% and 36% respectively on the east side and those parcels have structures to appreciate. This land has been and remains vacant and an increase in value of 1228% is not justifiable. Value shown above equates to a 40% increase to each parcel which will align with adjacent parcels.			

10. Was property sold within the last three years? ☐ Yes ☒ No ☐ Unknown If yes, show date of sale NA
and sale price \$ 0.00 ; 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 NA and total cost \$ 0.00.

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 02/04/2025 Complainant or agent (printed) Elena V. Grigore Title (if agent) Owner

Complainant or agent (signature) Elena V. Grigore

Sworn to and signed in my presence, this 4th day of February 2025
(Date) (Month) (Year)

Notary [Signature]



JENNIFER M. DECORTE
NOTARY PUBLIC
STATE OF OHIO
Recorded in
Lorain County
My Comm. Exp. 10/8/2027

Tax year _____ BOR no. _____

LORAIN COUNTY
BOARD OF REVISION

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.

2025 FEB 14 PM 1:24

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	Delmonico, Peter + Linda J.	320 Buttermere Lane Amherst, OH 44001	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-985-7115, 440-541-6679 del37@oh.rr.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	
05-00-026-719-005		320 Buttermere Lane Amherst, OH 44001	
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
05-026-719-005	157,440 (2023 value)	270,990 (2024 value)	113,550
9. The requested change in value is justified for the following reasons: Exact comparison of size + tax price for identical unit (321) in English Lakes is <u>not</u> uniform. Another ex - 3 story 145 Ambleside condo is recently listed as having 3,366 sq. ft. yet that unit's taxes are only slightly higher than my 2,171 sq. ft. unit! Exact size of English Lakes condos should reflect the exact tax price.			

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 \$ _____

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

Appraisal sent to Lorain County Auditor Mark R. Stewart 10/24/12 and no additions or changes made to 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.

- | | |
|--|---|
| <input type="checkbox"/> The property was sold in an arm's length transaction. | <input type="checkbox"/> The property lost value due to a casualty. |
| <input type="checkbox"/> A substantial improvement was added to the property. | <input type="checkbox"/> 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 2/11/25 Complainant or agent (printed) Linda J. DeMonico Title (if agent) _____

Complainant or agent (signature) Linda J. DeMonico

Sworn to and signed in my presence, this 2/11/25 11th day of February 2025
(Date) (Month) (Year)

Notary Raquel Caraballo



RAQUEL CARABALLO
Notary Public
State of Ohio
My Comm. Expires
August 1, 2027

LORAIN COUNTY
BOARD OF REVISION
2025 FEB 14 PM 2:18

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	Danny L. Perkins & Janice A.	34413 Poth Dr. Avon OH 44011	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person	440-670-4213 JP15momto3@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		
04-00-023-105-108	34413 Poth Dr., Avon OH 44011		
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
04-00-023-105-108	1500	14,490	-12,990
9. The requested change in value is justified for the following reasons: This .26 piece of land is undeveloped and purchased with the purchase of the house. The land is very much a marsh most of the year. The land is undeveloped and land locked from surrounding neighbors. The land is not buildable. The .26 land is not valued at the current assessment that the County has established. The property cannot even grow grass.			

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 2-14-25 Complainant or agent (printed) Janice A. Perkins Title (if agent) _____

Complainant or agent (signature) Janice A. Perkins

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

Notary [Signature]



CLAYTON CUNNINGHAM
Notary Public
State of Ohio
My Comm. Expires
April 23, 2028

Tax year _____ BOR no. _____

County _____ Date received _____

LORAIN COUNTY
BOARD OF REVISION
2023 FEB 14 11 2 23**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	Joshua Jacob	5411 Lee Ann Dr, Orlando FL 32808	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 415-806-3419			
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	
0624002000046		164 BRUNSWICK DR ELYRIA OH 44035	
7. Principal use of property long term rental			
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
0624002000046	110,000	235,270	125,270
9. The requested change in value is justified for the following reasons: I bought it less than a year ago for \$100,000 with 10k in fees. Previous sale in 2020 is recorded on the property assessment pages as 77,500. 2023 FMV was \$122,640 when I bought it, and nearby similar properties are largely in the low 100's. I see no reason for the FMV to have increased over 90k this year.			

10. Was property sold within the last three years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale 4/4/2024
and sale price \$ 100000 ; 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.

- | | |
|--|---|
| <input type="checkbox"/> The property was sold in an arm's length transaction. | <input type="checkbox"/> The property lost value due to a casualty. |
| <input type="checkbox"/> A substantial improvement was added to the property. | <input type="checkbox"/> 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 01/31/2024 Complainant or agent (printed) Joshua Jacob Title (if agent) _____

Complainant or agent (signature) 

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

Notary _____

Tax year 2024 BOR no. _____DTE 1
Rev. 12/22LORAIN COUNTY
BOARD OF REVISION

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.

2025 FEB 14 PM 2:29

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	K&S Investment Inc	P.O. Box 182525, Shelby Twp MI 48318	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person	586243-3244, Stevegrasho@yahoo.com		
5. Complainant's relationship to property, if not owner	Owner		
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
09-00-096-103-044	2915. Main St Oberlin OH 44074		
7. Principal use of property	Commercial		
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
09-00-096-103-044	1,700,000	1,700,000	0
9. The requested change in value is justified for the following reasons: Decrease as value has not increased to level stated.			

10. Was property sold within the last three years? ☐ Yes ☐ No ☐ Unknown If yes, show date of sale 4-5-22
and sale price \$ 1,700,000; 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 None 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.

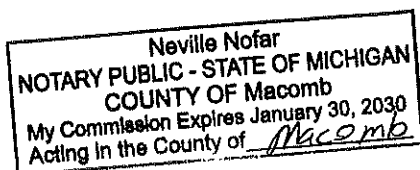
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 1-3-2025 Complainant or agent (printed) RAMEZ RASHID Title (if agent) owner, president

Complainant or agent (signature) [Signature]

Sworn to and signed in my presence, this 3RD day of February 2025
(Date) (Month) (Year)

Notary [Signature]



Clear Form

DTE 1
Rev. 12/22

Tax year _____ BOR no. _____

LORAIN COUNTY
BOARD OF REVISION

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.

2025 FEB 14 PM 2:33

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	Dale Dye	5051 Ridgeland St. Lorain OH 44055	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440 258 6600 KrisDye007@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	
03-00-109-120-011		Ridgeland St.	
7. Principal use of property Vacant land			
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
03-00-109-120-011	\$21,980.00 \$10,980.00	\$ 21,980.00	\$ 11,000.00

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

I believe the raise in value was a mistake. I have 3 vacant parcels and they should not have raised in value. Yet only this one parcel was raised in value. All the other vacant parcels in my area did not go up that much in value. There has been no improvements, structures or buildings done on this parcel. It is just vacant property.

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 \$ 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 2-14-25 Complainant or agent (printed) Dale Dye Title (if agent) _____

Complainant or agent (signature) Dale Dye

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

Notary _____

Tax year 2025 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.

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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	Ryan Dienes	33900 Henwell Rd. Columbia 44028	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-429-2144 Deanskes44@aim.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	
11-00-009-102-045		33900 Henwell Rd Columbia Station	
7. Principal use of property 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
	50,000	141,540	91,540
9. The requested change in value is justified for the following reasons: Structure is not livable. Being used as a workshop and for storage. Most of structure was interior removed to make room for work shop. No kitchen. No gas or furnace. Electric + water is functioning.			

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 2020-present and total cost \$ 10,000.

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.

- | | |
|--|---|
| <input type="checkbox"/> The property was sold in an arm's length transaction. | <input type="checkbox"/> The property lost value due to a casualty. |
| <input type="checkbox"/> A substantial improvement was added to the property. | <input type="checkbox"/> 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 2/4/25 Complainant or agent (printed) Ryan Dienes Title (if agent) _____

Complainant or agent (signature) *Ryan Dienes*

Sworn to and signed in my presence, this 4th day of February 2025
(Date) (Month) (Year)

Notary *Laura A Gillota*



LAURA A GILLOTA
Notary Public
State of Ohio
My Comm. Expires
February 23, 2026

LORAIN COUNTY
BOARD OF REVISION

Tax year 2024

BOR no. _____

DTE 1
Rev. 12/22

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.

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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	Zion Investment Group LLC	24175 St. Rt. 58	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-371-0578 Joshua K Ziesler @ 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	
18-00-028-105-010		145 Jones St. Wellington OH 44090	
7. Principal use of property Residential 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
18-00-028-105-010	\$165,000	\$200,000	-\$35,000
9. The requested change in value is justified for the following reasons: Price is too high for the House. See Comps + neighbors houses which are nicer.			

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 N/A 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 _____ Complainant or agent (printed) _____ Title (if agent) _____

Complainant or agent (signature) _____

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

Notary _____

Clear Form

DTE 1
Rev. 12/22

Tax year _____ BOR no. _____

LORAIN COUNTY
BOARD OF REVISION

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.

2025 FEB 14 AM 10:41

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	FAILA DA EDUARDO & MARIA	4567 E. River Rd	
2. Complainant if not owner		Sheffield Village, OH	
3. Complainant's agent		44054	
4. Telephone number and email address of contact person (440) 365-7405 ED FAILA@OUTLOOK.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		
03-00-071-103-002	4567 E River Rd Sheffield Village		
	OH 44054		
7. Principal use of property garden			
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
03-00-071-103-002	10,000	40,000 your opinion	30,000
9. The requested change in value is justified for the following reasons: Appraised value 2023 and before 8,830 - Per Sheffield Village 2024 - 40,080 ? Building Dept lot is <u>not</u> buildable.			

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

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. N/A
- ☐ 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 2-14-25 Complainant or agent (printed) Marie Fallada
Eduardo Fallada Title (if agent) _____

Complainant or agent (signature) [Signature] Marie Fallada

Sworn to and signed in my presence, this 14TH day of FEBRUARY 2025
(Date) (Month) (Year)

Notary Shawn Burton



Tax year _____ BOR no. _____

County _____ Date received _____

LORAIN COUNTY
BOARD OF REVISION**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.

2025 FEB 14 AM 10:47

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	Tylicki, Mark Frank & Katherine L.	47600 Middle Ridge Rd, Amherst, OH 44001	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 440-988-2727			
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		
05-00-006-000-001	47600 Middle Ridge Rd, Amherst, OH 44001		
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
05-00-006-000-001	230,000	267,390	37,390
9. The requested change in value is justified for the following reasons: Appraisal report, attached.			

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 2-7-25 Complainant or agent (printed) Mark Frank & Katherine L. Tylicki Title (if agent) _____

Complainant or agent (signature) Katherine L. Tylicki Mark Frank Tylicki

Sworn to and signed in my presence, this 7th day of FEBRUARY 2025
(Date) (Month) (Year)

Notary Christine Strother



CHRISTINE STROTHER
Notary Public, State of Ohio
My Commission Expires
April 18, 2026
COMMISSION: 2021-RE-830050

LORAIN COUNTY
BOARD OF REVISION

Tax year _____ BOR no. _____
County _____ 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.

2025 FEB 14 PM 12:38

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	John S. Yaskanich	874 Kenilworth Ave Sheffield Lake OH 44054	
2. Complainant if not owner			
3. Complainant's agent	Same		
4. Telephone number and email address of contact person	440-670-3909 Johnyaskanich@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	Address of property		
03-00-034-112-010	Madison Ave Sheffield Lake OH 44054		
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
03-00-034-112-010	# 29.3		
	# 3,500.00		
9. The requested change in value is justified for the following reasons: Vacant land on Woodruff with no improvements such as city water, sewer, gas, electric, or road access to the property. NO current land transfers within 100 years.			

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

12. If any improvements were completed in the last three years, show date NO improvements and total cost \$ 0.00

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

value is equal to the value of five (5) 1/4 acre lots.
5.87 x 5 = # 29.35

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 2-12-2025 Complainant or agent (printed) John S. Yaskovich Title (if agent) owner of property

Complainant or agent (signature) John S. Yaskovich

Sworn to and signed in my presence, this 13 day of February 2025
(Date) (Month) (Year)

Notary Sharon A Sweda



SHARON A. SWEDA
NOTARY PUBLIC, STATE OF OHIO
My Commission Expires Feb. 24, 2026

Clear Form

Tax year 2024

BOR no. _____

DTE 1
Rev. 12/22

County Lorain

Date received _____

LORAIN COUNTY
BOARD OF REVISION

Complaint Against the Valuation of Real Property

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

2025 FEB 14 PM 1:07

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	Ethan Irish	7830 Spencer Lake Rd. Medina, Ohio 44256	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person Cell: 440-506-7355, email: ethan.irish@me.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	
20-05-009-000-040		49300 West Bursley Rd Wellington, Ohio 44090	
7. Principal use of property Second Property - Recreational use			
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
2005009000040	\$170,000	374,500.00 (tax assesment)	-\$204,500
9. The requested change in value is justified for the following reasons: Current tax assesment does not match that provided by two recent professional full appraisals on property and house. Home has been abandoned since the passing of original owner: Maurice A Irish Jr. House in dilapidated condition. See attached appraisals with images of house condition.			

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

and sale price \$ 0 ; 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 NA 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.

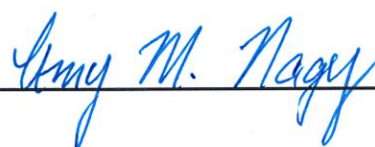
- ☐ The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

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 01/27/2025 Complainant or agent (printed) Ethan Irish Title (if agent) Owner

Complainant or agent (signature) 

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

Notary 



AMY M NAGY
Notary Public
State of Ohio
My Comm. Expires
December 19, 2026



Tax year 2025 BOR no. _____

DTE 1
Rev. 12/22

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	NORMAN C. MCNARY ^{JOAN M. MCNARY}	747 OSBORN AVE LORAIN OH 44052
2. Complainant if not owner		
3. Complainant's agent		

4. Telephone number and email address of contact person

440-752-4342 JOANORM@TWC.COM

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

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

6. Parcel numbers from tax bill

Address of property

02-02-027-110-011

747 OSBORN AVE LORAIN OH 44052

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
0202027110011	\$135,660.00	\$158,570.00	- \$22,910.00

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

THE MEDIAN SALE PRICE PER SQ FOOT OF A HOUSE IN
LORAIN IS \$114.00 IN 2025 1190 SQ FT X \$114.00 = \$135,660.00

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.

- | | |
|--|---|
| <input type="checkbox"/> The property was sold in an arm's length transaction. | <input type="checkbox"/> The property lost value due to a casualty. |
| <input type="checkbox"/> A substantial improvement was added to the property. | <input type="checkbox"/> 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 2-12-2025 Complainant or agent (printed) NORMAN C. McNARY Title (if agent) _____

Complainant or agent (signature) *Norman C. McNary*

Sworn to and signed in my presence, this 12th day of February 2025
(Date) (Month) (Year)

Notary *Linda Lancuski*



