Tax year 2024	BOR no	DTE 1 Rev. 12/22
LORAIN COUNT Lorain BOARD OF REVISION Against the Valua	Date received	
Complaint Against the Valua	tion of Real Property	

Complaint Against the Valuation of Real Property

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

2025 MAR 19 PM 2: 03 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.

		Na	ıme		Street address,	Street address, City, State, ZIP code		
1. Owner of property		RiteOH LLC			c/o Peter Kraus, 1608 E Browa	ard Blvd, Fort Lauderdale, FL 33301		
2. Complainant if not own	er	same as owner						
3. Complainant's agent		Siegel Jennings Co., L	.P.A.		23425 Commerce Park Drive,	Suite 103, Cleveland, OH 44122		
4. Telephone number and email address of contact person 216-76 siegelje				@siege	eltax.com			
5. Complainant's relations	ship to pro	operty, if not owner N/	/A					
	If mo	ore than one parcel is	included, see "l	Multip	ole Parcels" Instruction.			
6. Parcel numbers from ta	ax bill				Address of property			
05-00-039-109-002		651	100 S Leavitt Rd	, 07 An	nherst City/Amherst EVSD			
						e		
7. Principal use of propert	y Small	(Under 10,000SF) Detach	ned Retail Store					
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	pportii	ng auditor's value may hav	ve -0- in Column C.		
Parcel number	Co				Column B Current Value Full Market Value)	Column C Change in Value		
05-00-039-109-002		\$	1,000,000		\$2,370,800	(\$1,370,800)		
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income. 10/5/2022 sale does not equal the fee simple as if unencumbered value of the real property.								
10. Was property sold within the last three years? ☑ Yes ☐ No ☐ Unknown If yes, show date of sale10/5/2022								
and sale price \$\$2,390,461 ; 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 v	vere com	pleted in the last three	years, show date	N/A	and tota	al cost \$ <u>N/A</u> .		
13. Do you intend to prese	ent the te	stimony or report of a p	professional appr	aiser?	Yes No X Un	ıknown		

	reappraisal or update of property values in the county, the reason reason clease check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be complained.	s an original complaint with respect to property not owned by the eted.
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of the complainant has complied with the requirements of R.	C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the hat section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	ny attachments) has been examined by me and to the best of my
Date2/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature)	
Sworn to and signed in my presence, this	day of 2025 (Month) (Year)
Notary W A ROSTWO	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

024/CJH							TUTOTOB	
		Tax year 2024		. вс)R no		DTE 1 Rev. 12/22	
LORAIN	COU	County Lorain		. Da	te received			
		2: 03 Attach ad Il market value comp		nece ther	te received			
			me		Street address, C	City, State, ZIP co	de	
1. Owner of property		Noveon, Inc. nka Lubrizol Advan	nced Materials, Inc.		c/o Christopher Rosko, 29400 L	akeland Blvd., Wickliffe	o, OH 44092	
2. Complainant if not own	er	same as owner						
3. Complainant's agent		Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive, S	Suite 103, Cleveland, C	H 44122	
4. Telephone number and	email ad	ldress of contact perso	n 216-763-1004 siegeljennings@)siege	ltax.com	ge.		
5. Complainant's relations	hip to pro	operty, if not owner N	/A					
	If mo	re than one parcel is	included, see "N	lultip	le Parcels" Instruction.			
6. Parcel numbers from tax bill					Address of property			
04-00-005-000-116			33571 Walker Rd	33571 Walker Rd. & 550 Moore Rd., 11 Avon Lake City/Avon Lake CSD				
WENNESD TO THE RESIDENCE OF THE PARTY OF THE								
7. Principal use of propert	y Light	Manufacturing	Allessa					
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints sup	porti	ng auditor's value may hav	e -0- in Column C		
Parcel number	Co				Column B Current Value Full Market Value)	Column Change in \		
04-00-005-000-116		\$	5,500,000		\$7,076,260	(9	1,576,260)	
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income.								
10. Was property sold with	nin the la	st three years?	es 🛛 No 🗌 Ui	nknov	vn If yes, show date of sa	leN/A		
and sale price \$		N/A ; and attach info	rmation explained	in "In	estructions for Line 10" on	back.		
11. If property was not sold	but was	listed for sale in the last	three years, attack	n a co	py of listing agreement or c	ther available evid	ence.	

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 i complainant, R.C. 5715.19(A)(8) requires this section to be comp	s an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 2/24/2025 Complainant or agent (printed) Vict	tor Anselmo Title (if agent)ATTORNEY/AGENT
Complainant or agent (signature)	Z Thursday
Sworn to and signed in my presence, this (Date)	day of (Month) (Year)
Notary New Colonian Republica	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

2024/VVA							DTE 4
		Tax year 2024		во	R no		DTE 1 Rev. 12/22
MANUJ O DRADA	F RF	//Scounty Lorain		Da	R note received of Real Property		
Answer all gues	omp	plaint Against	the Valuati	on nstru	of Real Property	/ ompleting form.	
2025 MAR 1	9 PM	2:03 Attach add	ditional pages if	nece	ictions on back before c ssary.	TE E	
This form i	s for fu	X Original c	omplaint	unter		TE Form 2	
		Naı	me		Street address, C	ity, State, ZIP co	de
1. Owner of property		Wal-Mart Real Estate Business T	Frust		c/o Moiz Mohammed, 2608 SE J S	t, Suite 2, Bentonville, Af	₹ 72716-0555
2. Complainant if not owne	r	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.	P.A.		23425 Commerce Park Drive, S	Suite 103, Cleveland, C)H 44122
4. Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relationsh	nip to pr	operty, if not owner N/	A				
	If mo	ore than one parcel is	included, see "N	lultip	le Parcels" Instruction.		
6. Parcel numbers from tax bill Address of property							
04-00-016-104-043			35901 Chester Ro	1, 10 -	Avon City-Avon LSD	****	
04-00-016-104-045							
7. Principal use of property	Disco	ount stores and junior depa	artment stores; Com	merc	ial Vacant Land		
8. The increase or decreas	e in mai	rket value sought. Coun	ter-complaints sur	oporti	ng auditor's value may hav	e -0- in Column C	· ·
Parcel number	С		Column A mplainant's Opinion of Value (Full Market Value)		Column B Current Value (Full Market Value)	Column Change in	1
04-00-016-104-043		\$1	3,744,140		\$16,347,660	(\$2,603,520)
04-00-016-104-045			\$5,860	100	\$6,980		(\$1,120)
Totals			3,750,000		\$16,354,640		\$2,604,640)
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income.							
10. Was property sold with	nin the la	ast three years? ☐ Ye	es 🛛 No 🗀 U	nkno	wn If yes, show date of sa	ale N/A	
and sale price \$					nstructions for Line 10" on		

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.

13. Do you intend to present the testimony or report of a professional appraiser? \square Yes \square No $\boxed{\mathbf{X}}$ Unknown

_____ and total cost \$ N/A

12. If any improvements were completed in the last three years, show date N/A

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/14/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature) Sworn to and signed in my presence, this	day of 0 0 0 0 2025
(Date)	(Month) (Year)
Notary Office Andrews	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 16, 2026

24/JL							
		Tax year 2024		ВС	R no		DTE 1 Rev. 12/22
LÜRA	IN CO	UNcounty Lorain		Da	te received of Real Propert		
BUARD	Comp	laint Against	the Valuati	on	of Real Propert	V	
ZUZJ MAK This form	is for fu	II market value comp	laints only. All of	nece ther	ssary. complaints should use E	TE Form 2	
		X Original o	complaint	unter	complaint		
		Na Na		Hall	Street address, C	City, State, ZIP co	de
1. Owner of property		LJL Holdings Lorain LLC	Water Convention Convention		5411 Leavitt Rd., Lorain,	OH 44053	
2. Complainant if not owner	er	Walgreen Co.			c/o Brian Grossman, 104 Wilmot	Rd - MS# 3301, Deerfie	eld, IL 60015
3. Complainant's agent		Siegel Jennings Co., L	.P.A.		23425 Commerce Park Drive, S	Guite 103, Cleveland, C)H 44122
Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relations	hip to pro	operty, if not owner To	enant				
	If mo	re than one parcel is	included, see "M	lultip	le Parcels" Instruction.		
6. Parcel numbers from tax bill					Address of property		
02-02-003-103-030			5411 Leavitt Rd., 43	3 - Lo	rain City-Amherst EVSD		
	,						
						2	
7. Principal use of propert	y Other	Retail Structures				9	
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints sup	porti	ng auditor's value may hav	e -0- in Column C	
Parcel number	Co				Column B Current Value Full Market Value)	Column Change in V	1
02-02-003-103-030		\$	1,800,000		\$4,633,420	(\$	2,833,420)
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income.							
	0.72						
10. Was property sold with	nin the la	st three years?	es ⊠ No 🔲 Ur	ıknov	vn If yes, show date of sa	leN/A	
					nstructions for Line 10" on		
11. If property was not sold	but was	listed for sale in the last	tnree years, attach	a co	ppy of listing agreement or o	other available evid	lence.

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	t.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/13/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature) Sworn to and signed in my presence, this	day of MOVCU 2025
Notary Notary Presence, this	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

)24/VVA							
		Tax year 2024		_ BC	OR no		DTE 1 Rev. 12/22
LORA	IN COL	JH County Lorain		Date received			
BOARD Answer all que	Comp stions a	Dlaint Against nd type or print all in Attach ad Il market value comp	formation. Read	instro nece other ounte	complaints should use I r complaint	completing form.	
		Na	me		Street address, 0	City, State, ZIP co	de
1. Owner of property		Wal-Mart Real Estate Business	Trust		c/o Moiz Mohammed, 2608 SE J S	t, Suite 2, Bentonville, Al	R 72716-0555
2. Complainant if not own	er	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive, S	Suite 103, Cleveland, C)H 44122
4. Telephone number and	email ad	ldress of contact perso	n 216-763-1004 siegeljennings@	Dsiege	ltax.com		
5. Complainant's relations	hip to pro	operty, if not owner N/	'A				
X	If mo	re than one parcel is	included, see "l	Vlultip	le Parcels" Instruction.		
6. Parcel numbers from tax bill			Address of property				
14-00-015-000-018			46440 US RT 20, 60 - Oberlin City-Oberlin CSD				
7. Principal use of propert	y Disco	unt Store					
8. The increase or decrease	se in mar	ket value sought. Coun	ter-complaints su	pporti	ng auditor's value may hav	e -0- in Column C	•
Parcel number	Co		nplainant's Opinion of Value		Column B Current Value Full Market Value)	Column Change in \	
14-00-015-000-018		\$	7,100,000		\$11,653,720	(\$	4,553,720)
9. The requested change Physical economic, functi							
10. Was property sold with	nin the la	st three years? ☐ Ye	es 🛛 No 🗌 U	nknov	vn If yes, show date of sa	leN/A	
and sale price \$		N/A ; and attach info	rmation explained	l in "Ir	structions for Line 10" on	back.	
11. If property was not sold	but was	listed for sale in the last	three years, attac	h a co	py of listing agreement or o	other available evid	ence.

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature)	CM OM IN
Sworn to and signed in my presence, this(Date)	day of 2025 (Year)
Notary Meyel a Regularia	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

2024/VVA							DTE 4	
					OR no		DTE 1 Rev. 12/22	
LOR	AINC	OUcounty Lorain		_ Da	te received of Real Propert			
DUAR	Comp	plaint Against	the Valuat	ion	of Real Propert	y		
Answer all que	stions a	nd type or print all int	formation. Read	instr	uctions on back before (completing form.		
This form	is for fu	III market value comp	laints only. All o	other	ssary. complaints should use I	OTE Form 2		
			complaint					
			me			City, State, ZIP co	de	
1. Owner of property		Wal-Mart Real Estate Business	Trust		c/o Moiz Mohammed, 2608 SE J S	St, Suite 2, Bentonville, Af	₹ 72716-0555	
2. Complainant if not own	er	same as owner						
3. Complainant's agent	1	Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive,	Suite 103, Cleveland, C)H 44122	
4. Telephone number and	email ac	ddress of contact perso	n 216-763-1004 siegeljennings@	@siege	ltax.com			
5. Complainant's relations	hip to pro	operty, if not owner N/	Ά					
	If mo	ore than one parcel is	included, see "l	Vlultip	le Parcels" Instruction.			
6. Parcel numbers from tax bill				Address of property				
11-00-091-000-220			1000 Chestnut Commons Dr., 34- Elyria City-Midview LSD					
7. Principal use of propert	y Disco	ount Store						
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	pporti	ng auditor's value may hav	/e -0- in Column C		
Parcel number	C	Column A Complainant's Opinion of Value (Full Market Value)		(Column B Current Value Full Market Value)	Column Change in \		
11-00-091-000-220		\$1	3,000,000		\$18,931,630	(0	\$5,931,630)	
9. The requested change Physical economic, functi								
,								
10. Was property sold with	nin the la	st three years? ☐ Ye	es 🛛 No 🗌 U	Inknov	vn If yes, show date of sa	aleN/A		
and sale price \$		N/A ; and attach info	rmation explained	d in "Ir	nstructions for Line 10" on	back.		
11. If property was not sold	l but was	listed for sale in the last	t three years, attac	ch a co	ppy of listing agreement or	other available evic	lence.	
12. If any improvements v	vere com	pleted in the last three	years, show date	2. If any improvements were completed in the last three years, show date N/A and total cost \$ N/A				

14. If you have filed a prior complaint on this parcel since the last r for the valuation change requested must be one of those below. Pl section 5715.19(A)(2) for a complete explanation.	reappraisal or update of property values in the county, the reason lease check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be complete.	
☐ The complainant has complied with the requirements of R.C adoption of the resolution required by division (A)(6)(b) of the complaint has complied with the requirements of R.C	C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the hat section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including at knowledge and belief is true, correct and complete.	ny attachments) has been examined by me and to the best of my
Date 3/17/2025 Complainant or agent (printed) Victo	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature)	
Sworn to and signed in my presence, this	day of (Year) CHERYL A. KOSTURA
Notary Way A P J J W (NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

	DESCRIPTION OF THE PARTY OF THE	Tax year_ 20)24				KINIG/JB
BO.	ARD OF	OUN County Lora	ain		Oate received Of Real Propructions on back he		DTE 1
Answer	Com	plaint Again	et the V		Date received		Rev. 12/22
7075	MAR LO	and type or print a	Il information.	luation Read in a	of Real Pro	Oerty fore completing form.	
This	form is for f	ull market value co	mple de	iges if nec	essarv	fore completing form.	
/		XI Origin	12/22-11	otilel	Complainte al	use DTF Form 2	
			The string to	those nar	ned below.	727011112	
 Owner of property 			····			ss, City, State, ZIP cod	
2. Complainant if not		Exchangeright Net Leased F Walgreen Co.	Portfolio 52 DST		1055 E Colorado Blvo	Suite out	le
3. Complainant's age	nt				c/o Brian Grossman, 104 v	I., Suite 310, Pasadena, C	A 91106
4. Telephone number	and om -!!	Siegel Jennings Co.,	L.P.A.		23425 Commerce Party P	Vilmot Rd - MS# 3301, Deerfield	, IL 60015
4. Telephone number	and email add	dress of contact pers	son 216-763-10	004		ive, Suite 103, Cleveland, OH	44122
				ngs@siegelt	ax.com		
5. Complainant's relati	onship to proj	perty, if not owner	Tenant				
	If more	e than one parcel is	s included, se	e "Multiple	Parcels" Instructio		
6. Parcel numbers from 02-01-003-194-030	tax bill		1	- maniple	arcels" Instructio	n.	
92-01-003-194-030			2730 Prond		Address of proper	ty	
			2700 Bloadwa	ıy Ave., 42 -	Lorain City-Lorain CSD		$\overline{}$
7. Principal use of prope	rty Other Re	tail Structures					$\overline{}$
8. The increase or decrea	ase in market	value					
	- Market	value sought. Counte	er-complaints s	upporting a	uditor's value man		
Parcel number	Comp	Column A	er-complaints supporting auditor's value may have -0- in Column C.				
	- Jan	lainant's Opinion ((Full Market Value	of Value	Cı	Column B urrent Value	Column C	
02-01-003-194-030		- Value	?)	(Full	Market Value)	Change in Value	
		\$1,6	600,000				- 1
					\$4,000,000	(\$2,400,0	200)
. The requested change in	a value is i						
Physical economic, functio	nal depreciati	fied for the following	reasons: Rec	ent cole/->			\dashv
The requested change in Physical economic, function	i oolati	on or obsolescence.	. Economic val	uation base	of comparable prope	rties.	\dashv
					3, 303 Of Het INC	ome.	
). Was proport							
Was property sold within and sale price \$	the last three	years? Yes	XI No Du				
and sale price \$	N/A ;	and attach informati	3.10 U UNF	known If ye	es, show date of sale_	N/A	
and sale price \$ If property was not sold bu		andon mormati	on explained ir	"Instruction	ons for Line 10" on ha	ok.	
		sale in the last three	Voore -!!				
If property was not sold bu If any improvements were Do you intend to present to	Completed:		,, uttauri a	copy of list	ting agreement or othe	r available evidence	
			SHOW Mata MI	Λ			
Do you intend to present t	he testimony	Or report of a	2		and total co	st \$ N/A	
Do you intend to present t		-roll of a profes	sional appraise	r? 🗌 Yes	□ No 🗓 Unknow	vn	
					5 /11/10V	VII	

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/14/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature) Sworn to and signed in my presence, this	day of MMMM 2025
(Date)	(Monti) (Year)
Notary Notary Old Notary	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

1/2 1

-2024/VVA				KMG/TEP
	Tax year 2024 _	BC	OR no	DTE 1 Rev. 12/22
LORA	THE COLEPUNITY Lorain	Da	ate received	
BOA Coo	omplaint Against ons and type or print all int for full market value comp X Original of	the Valuation formation. Read instr	of Real Property uctions on back before cossary. complaints should use Do r complaint	ompleting form.
	Na	me	Street address, C	ity, State, ZIP code
1. Owner of property	Wal-Mart Real Estate Business	Trust	c/o Moiz Mohammed, 2608 SE J St	, Suite 2, Bentonville, AR 72716-0555
2. Complainant if not owner	same as owner			
3. Complainant's agent	Siegel Jennings Co., L.	P.A.	23425 Commerce Park Drive, S	uite 103, Cleveland, OH 44122
4. Telephone number and em	ail address of contact perso	n 216-763-1004 siegeljennings@siege	eltax.com	4
5. Complainant's relationship	to property, if not owner N/	A		
	If more than one parcel is	included, see "Multip	ole Parcels" Instruction.	
6. Parcel numbers from tax bi	ill		Address of property	
02-02-008-107-047 4380 Leavitt Rd., 42 - Lorain City-Lorain CSD				
7. Principal use of property	Discount Store			
8. The increase or decrease in	n market value sought. Coun	ter-complaints supporti	ng auditor's value may have	e -0- in Column C.
Parcel number	Column A Complainant's Opinior (Full Market Valu		Column B Current Value Full Market Value)	Column C Change in Value
02-02-008-107-047	\$1	2,400,000	\$15,857,840	(\$3,457,840)
9. The requested change in v	alue is justified for the follow	ving reasons: Recent s	sale(s) of comparable prope	erties.
Physical economic, functiona				
10. Was property sold within t	the last three years? Ye	es 🛛 No 🗌 Unknov	wn If yes, show date of sal	e N/A
and sale price \$	N/A ; and attach info	rmation explained in "lı	nstructions for Line 10" on I	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 \$ N/A

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature)	
Sworn to and signed in my presence, this(Date)	day of 2025 (Year)
Notary Olyphology	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026



			DTE 1
Tax year	2024	BOR no	Rev. 12/22

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 2025 MAR 19 PM 1:59 of Original complaint Counter complaint Notices will be sent only to those named below.

Street address, City, State, ZIP code Name Bauernschmidt Law Firm 6700 Beta Cobblestone Regal Ltd. 1. Owner of property Drive, Suite 100 Mayfield Village, OH 44143 Owner 2. Complainant if not owner 6700 Beta Drive, Suite 100 Mayfield Karen H Bauernschmidt and Kelly 3. Complainant's agent Village, OH 44143 Bauernschmidt 4. Telephone number and email address of contact person (216) 702-6064 Karen@khbtaxlaw.com and Kelly@khbtaxlaw.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 5500 Cobblestone Road, Sheffield Village, Ohio44035 03-00-011-102-108 7. Principal use of property. Movie Theatre 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column C Column B Column A **Current Value** Change in Value Parcel number Complainant's Opinion of Value (Full Market Value) (Full Market Value) \$1,556,410 \$4,256,410 03-00-011-102-108 \$2,700,000 9. The requested change in value is justified for the following reasons: One or more of the three traditional approaches to value. 10. Was property sold within the last three years? ☐ Yes X No ☐ Unknown If yes, show date of sale_ ; and attach information explained in "Instructions for Line 10" on back. 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 N/A and total cost N/A. 13. Do you intend to present the testimony or report of a professional appraiser? ☐ Yes ☐ No X Unknown

• • • • • • • • • • • • • • • • • • • •	ast reappraisal or update of property values in the county, the reason
☐ The property was sold in an arm's length transaction	☐ The property lost value due to a casualty.
$\ensuremath{\square}$ 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 complair complainant, R.C. 5715.19(A)(8) requires this section to be cor	nt is an original complaint with respect to property not owned by the npleted. NOT APPLICABLE TO PROPERTY OWNERS.
	R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	g any attachments) has been examined by me and to the best of my
Date <u>03/17/2025 04:49 PM EQ</u> Complainant or agent (printed) <u>Karen</u> Title (if agent) <u>Attorneys</u>	Bauemschmidt (6774) and Kelly Bauemschmidt (99661)
Kelly Bauernsch Complainant or agent (signature)	hmidt STONED
Sworn to and signed in my presence, on03/17/2025 04:	57 PM EDT
Jennifer Hardy STREET	
Jennifer Hardy Comm Expires 11/13/2026	
Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNiX®	

)		
VV	SEE ATTACHMENT-159	7

			DTE 1
Tax year	2024	BQR no	Rev. 12/22

County Lorain

ORAIN COUNCOMPlaint Against the Valuation of Real Property

BOAMswer 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

M Original complaint

Counter complaint

Notices will be sent only to those named below.

County Lorain Date received

		Na	ıme		Street address,	City, State, ZIP code
1. Owner of property		Ltd.		Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143		
2. Complainant if not own	er	Ow	ner			
3. Complainant's agent		Karen H Bauernschmidt and Kelly Bauernschmidt		•	6700 Beta Drive, S Village, OH 44143	uite 100 Mayfield
4. Telephone number and	l email ac	dress of contact person	n			
(216) 702-6064 Kar	en@kh	btaxlaw.com and	Kelly@khbtax	law.	com	
5. Complainant's relations	ship to pr	operty, if not owner C	Owner			
	If mo	ore than one parcel is	included, see "l	Vlultip	ole Parcels" Instruction	•
6. Parcel numbers from ta	ax bill				Address of property	<i>y</i>
03-00-011-102-142			5248 Cobblest	tone	Road, Sheffield Villa	
	•					
7. Principal use of proper	y. Reta	il				
8. The increase or decrea			ter-complaints sup	porti	ng auditor's value may ha	ve -0- in Column C.
Parcel number	С	Column A omplainant's Opinior (Full Market Val		(Column B Current Value Full Market Value)	Column C Change in Value
03-00-011-102-142	2 \$6,000,000 \$7,972,110 -\$1,972,110		-\$1,972,110			
9. The requested change One or more of the		1. 1.1. 1	_).		
					If yes, show date of sale	back.
11. If property was not sold	but was	listed for sale in the last	three years, attach	a co	py of listing agreement or	other available evidence.
12. If any improvements v	vere com	pleted in the last three	years, show date	<u>N/A</u>	and total cost $\underline{\text{N/A}}$.	
13. Do you intend to prese	ent the te	stimony or report of a p	orofessional appra	iser?	☐ Yes ☐ No X Unk	nown

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. section 5715.19(A)(2) for a complete explanation. N/A	st reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be complained.	is an original complaint with respect to property not owned by the pleted. NOT APPLICABLE TO PROPERTY OWNERS.
	t.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the f that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date03/17/2025 04:49 PM © pmplainant or agent (printed)Karen E Title (if agent)Attorneys	auernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Bauernschm Complainant or agent (signature)	side sinke
Sworn to and signed in my presence, on	4:57 PM EDT
Jennifer Hardy SSAND	
Jennifer Hardy Comm Expires 11/13/2026 Online Notary Public. This notarial act involved the use of	

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

Bo	
W	SEE ATTACHMENT1598

			DTE 1
Tax year	2024	BOR no	Rev. 12/22

County Lorain

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

_ Date received _

2025 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.

		the state of the s				the state of the s
		Na	me			City, State, ZIP code
1. Owner of property		Ltd.		Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143		
2. Complainant if not own	er	Ow	ner			
3. Complainant's agent	-	Karen H Bauerns Bauernschmidt	chmidt and Ke		6700 Beta Drive, So Village, OH 44143	uite 100 Mayfield
4. Telephone number and	d email ac	ddress of contact perso	n			
(216) 702-6064 Kar	en@kh	btaxlaw.com and	Kelly@khbtax	law.	com	
5. Complainant's relation	ship to pr	operty, if not owner C	Owner			
	lf m	ore than one parcel is	included, see "N	/lulti	ple Parcels" Instruction.	· · · · · · · · · · · · · · · · · · ·
6. Parcel numbers from t	ax bill				Address of property	/
06-24-031-103-041			435 Midway Bl	lvd.,	Elyria, Ohio 44035	
						90.
7. Principal use of proper	ty. Reta	il				
			nter-complaints sup	porti	ng auditor's value may ha	ve -0- in Column C.
Parcel number	Column A		on of Value		Column B Current Value (Full Market Value)	Column C Change in Value
06-24-031-103-041	\$5,000	0,000	9	\$7,1	50,750	-\$2,150,750
9. The requested change in value is justified for the following reasons:						
One or more of the				€.		
10. Was property sold wi	thin the la	ast three years? Ye	s X No 🗆 Unkr	nown	If yes, show date of sale)
and sale price \$; and attach info	rmation explained	l in "li	nstructions for Line 10" or	n back.
11. If property was not sol	d but was	listed for sale in the last	t three years, attach	naco	ppy of listing agreement or	other available evidence.
12. If any improvements	were con	npleted in the last three	e years, show date	N/A	and total cost N/A.	
13. Do you intend to pres	ent the to	estimony or report of a	professional appra	aiser'	? □ Yes □ No X Unk	nown

	t reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be complained.	is an original complaint with respect to property not owned by the pleted. NOT APPLICABLE TO PROPERTY OWNERS.
	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the f that section as required by division (A)(7) of that section.
I declare under penaltles of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date O3/17/2025 04:49 PM EDT Complainant or agent (printed) Karen B. Title (if agent) Attorneys	auernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Bauerns Complainant or agent (signature)	chmidt Signed
Sworn to and signed in my presence, on	04:57 PM EDT
Notary	
Jennifer Hardy Comm Expires 11/13/2026	

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

ilo	
W	SEE ATTACHMENT1604

			DTE 1
Tax year _	2024	BOR no	Rev. 12/22
150			

County Lorain Date received

Answerall 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

2025 MAR 19 PM 2: Use Original complaint Counter complaint

Notices will be sent only to those named below.

	N	ame	Street address	, City, State, ZIP code	
1. Owner of property	Cobblestone Square II, Ltd.		Bauernschmidt Law Suite 100 Mayfield	v Firm 6700 Beta Drive, Village, OH 44143	
2. Complainant if not own	ner O\	wner			
3. Complainant's agent		schmidt and Kelly	6700 Beta Drive, S Village, OH 44143		
4. Telephone number an	d email address of contact person	on			
	ren@khbtaxlaw.com and		v.com		
		Owner			
	If more than one parcel i	s included, see "Mul	tiple Parcels" Instruction	n.	
6. Parcel numbers from t	tax bill		Address of proper	ty	
03-00-011-102-116		5320 Abbe Road	, Sheffield Village, Ol	NAME OF TAXABLE PARTY OF TAXABLE PARTY.	
03-00-011-102-117		5211 Cobblestor	e Road, Sheffield Vill	lage Ohio 44035	
33-00-011-102-117		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1 July 10 10 10 10 10 10 10 10 10 10 10 10 10		
03-00-011-102-118		5202 Cobblestor	5202 Cobblestone Road, Sheffield Village, Ohio 44035		
7. Principal use of prope	_{rty.} Retail				
	ase in market value sought. Cou	nter-complaints suppo	rting auditor's value may h	ave -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	
03-00-011-102-116	\$600,000	\$80	05,380	-\$205,380	
03-00-011-102-117	\$3,800,000	\$4,	805,110	-\$1,005,110	
03-00-011-102-118	\$1,000,000	\$1,	306,300	-\$306,300	
Totals	\$5,400,000		916,790	-\$1,516,790	
	e in value is justified for the follo One or more of the three		paches to value.		
10. Was property sold wi	ithin the last three years? □ Ye	es X No 🗆 Unknov	vn If yes, show date of sa	le	
and sale price \$; and attach inf	ormation explained in	"Instructions for Line 10" o	on back.	
11. If property was not sol	ld but was listed for sale in the las	st three years, attach a	∞py of listing agreement o	r other available evidence.	
12. If any improvements	were completed in the last thre	e years, show date <u>N</u>	/A and total cost N/A		
12 Do you intend to pres	sent the testimony or report of a	nrofessional appraise	or? □ Ves □ No X IIn	known	

· · · · · · · · · · · · · · · · · · ·	of those below. Please	ee check all that apply and explain on attached sheet. See R.C.
☐ The property was sold in an arm's length tra	ansaction The	ne property lost value due to a casualty.
☐ A substantial improvement was added to		Occupancy change of at least 15% had a substantial promic impact on my property.
		original complaint with respect to property not owned by the i. NOT APPLICABLE TO PROPERTY OWNERS.
		section 5715.19(A)(6)(b) and (7) and provided notice prior to the section as required by division (A)(7) of that section.
I declare under penalties of perjury that this com knowledge and belief is true, correct and comple		attachments) has been examined by me and to the best of my
Date 03/17/2025 04:49 PM EDT Complainant or agent (p Title (if agent) Attorneys	rinted) <u>Karen Bauerns</u>	nschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Complainant or agent (signature)	Bauernschmid	€ STORED
Sworn to and signed in my presence, on	03/17/2025 04:58 PM EU	EDT
Jennifer Hardy	SIGNED	
Jennifer Hardy Comm Expires 11/13/2026	5	
Online Notary Public. This notarial act involvention online audio/video communication technology. Notarization facilitated by SIGNIX®		

SEE ATTACHMENT1596)	
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			DTE 1
Tax year	2024	BOR no	Rev. 12/22

County Lorain	Date received	
inlaint Against the	Valuation of Real	Property

Answerall 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

2025 MAR 19 PM 2: 01

✓ Original complaint

Notices will be sent only to those named below.

		Na	ıme		Street address,	City, State, ZIP code
1. Owner of property	Georgia Properties l Partnership		es Lim	ited	Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143	
2. Complainant if not own	er	Ow	/ner			
3. Complainant's agent		Karen H Bauerns Bauernschmidt	chmid	t and Kelly	6700 Beta Drive, Sเ Village, OH 44143	uite 100 Mayfield
4. Telephone number and	d email ac	Idress of contact perso	n			
(216) 702-6064 Kar	en@kh	btaxlaw.com and	Kelly@	@khbtaxlaw.	.com	
5. Complainant's relation	ship to pr	operty, if not owner C	Owner			
	If mo	ore than one parcel is	includ	ed, see "Multip	ple Parcels" Instruction.	
6. Parcel numbers from to	ax bill				Address of property	
0400010111032			Colorac	do Avenue, Avo	n, Ohio 44011	
0400010111033			Colorac	do Avenue, Avo	n, Ohio 44011	
0400010111035			36976 I	Detroit Road, A	von, Ohio 44011	
0400010111101				Road, Avon, Ol	hio 44011	
7. Principal use of proper	_{ty.} Rest	aurant - Nemo G	rille			
				plaints supporti	ng auditor's value may hav	ve -0- in Column C.
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)		nt's			Column C Change in Value
0400010111032	\$10,000			\$11,140		-\$1,140
0400010111033	\$95,000			\$102,550		-\$7,550
0400010111035	\$545,000)		\$866,150		-\$321,150
0400010111101	\$50,000			\$55,700		-\$5,700
Totals	\$700,000)		\$1,035,540		-\$335,540
9. The requested change in value is justified for the following reasons: One or more of the three traditional approaches to value.						
10. Was property sold within the last three years? ☐ Yes X No ☐ Unknown If yes, show date of sale						
and sale price \$; and attach info	rmation	explained in "In	structions 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 $\underline{\text{N/A}}$ and total cost $\underline{\text{N/A}}$.						
12 Da vou intend to avec	ont the te	otimony or roport of a r	rofonsi	San annuaisea	□ Yes □ No X Linkn	1011/0

14. If you have filed a prior complaint on this parcel s for the valuation change requested must be one of th section 5715.19(A)(2) for a complete explanation. N	since the last reappraisal or update of property values in the county, the reason nose below. Please check all that apply and explain on attached sheet. See R.C.
☐ The property was sold in an arm's length transaction	ction ☐ The property lost value due to a casualty.
☐ A substantial improvement was added to the p	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 complainant, R.C. 5715.19(A)(8) requires this section	ne complaint is an original complaint with respect to property not owned by the n to be completed. NOT APPLICABLE TO PROPERTY OWNERS.
	ements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the n (A)(6)(b) of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complair knowledge and belief is true, correct and complete.	nt (including any attachments) has been examined by me and to the best of my
Date Complainant or agent (printed Title (if agent) Attorneys) Karen Bauernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Base Complainant or agent (signature)	wernschmidt (SIRNED)
Sworn to and signed in my presence, on	03/17/2025 04:58 PM EDT
Jennifer Hardy	STATE OF THE PROPERTY OF THE P
Jennifer Hardy Comm Expires 11/13/2026 Online Notary Public This potarial act involve	and the upp of

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

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Tax year	2024	BOR no	Re
Tax year	2024	BOR no	

County Lorain Date received

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

2025 MAR 19 PM 2: 0 M Original complaint

Notices will be sent only to those named below.

		y					
		Name			Street address, City, State, ZIP code		
1. Owner of property	Georgia Properties Partnership		es Limited	Bauernschmidt Law Firm 6700 Beta Suite 100 Mayfield Village, OH 4414			
2. Complainant if not own	ner	Ow	/ner				
3. Complainant's agent		Karen H Bauerns Bauernschmidt	chmidt and k	Celly	6700 Beta Drive, S Village, OH 44143	uite 100 Mayfield	
4. Telephone number and	d email ad	Idress of contact perso	n				
(216) 702-6064 Kar	en@kh	btaxlaw.com and	Kelly@khbta	xlaw.	com		
5. Complainant's relation	ship to pro	operty, if not owner C	Owner				
	lf mo	ore than one parcel is	included, see	"Multip	ole Parcels" Instruction.		
6. Parcel numbers from t	ax bill				Address of property		
04-00-026-108-035			Schwartz Ro	ad, A	von, Ohio 44011		
04-00-026-108-034			Schwartz Ro	ad, A	von, Ohio 44011		
04-00-026-108-025			Schwartz Ro	ad, A	von, Ohio 44011		
7. Principal use of proper	_{tv.} Vaca	nt Land		-			
8. The increase or decrea	•	ket value sought. Coun	ter-complaints s	upporti	ng auditor's value mav ha	ve -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	
04-00-026-108-035	\$191,6	00		\$719	,390	-\$527,790	
04-00-026-108-034	\$191,60	00		\$720),170	-\$528,570	
04-00-026-108-025	\$191,80	00		\$720	,560	-\$528,760	
Totals	\$575,0	00		\$2,10	60,120	-\$1,585,120	
9. The requested change	in value i	s justified for the follow	ving reasons:				
Recent sales, wetla	ands, a	nd other factors t	o be presen	ted w	hich impact value.		
10. Was property sold wit	hin the las	st three years? ☐ Yes	s X No □ Unk	known	If yes, show date of sale		
and sale price \$; and attach infor	mation explaine	d in "In	structions for Line 10" on	back.	
11. If property was not sold	but was I	isted for sale in the last	three years, attac	h a cop	py of listing agreement or c	other available evidence.	
12. If any improvements v	vere com	pleted in the last three	years, show dat	e <u>N/A</u>	and total cost N/A.		
13. Do you intend to prese	ent the tes	stimony or report of a p	rofessional appr	aiser?	☐ Yes ☐ No X Unkr	nown	

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. section 5715.19(A)(2) for a complete explanation. N/A	et reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be com-	is an original complaint with respect to property not owned by the pleted. NOT APPLICABLE TO PROPERTY OWNERS.
	t.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the f that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete. 03/17/2025 04:49 PM EDT	any attachments) has been examined by me and to the best of my
Date Complainant or agent (printed) _Karen B Title (if agent) _Attorneys	auernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Bauernsch	Emidt State
Sworn to and signed in my presence, on	7 PM EDT
Jennifer Hardy STANE	Jennifer Hardy Comm Expires 11/13/2026 Online Notary Public. This notarial act involved the use of

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

J.		
3		
V'	SEE ATTACHMENT-160	1

			DTE 1
Tax year	2024	BOR no	Rev. 12/22

County Lorain Date received _

EARSING Complaint Against the Valuation of Real Property

EARSING Complaint Against the Valuation of Real Property

EARSING Complaint Against the Valuation of Real Property

EARSING COMPLAINT AGAINST THE PROPERTY OF THE PR

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

		Na	me	Street addres	s, City, State, ZIP code	
Owner of property Georgia Propertie Partnership		es Limited		Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143		
2. Complainant if not own	ner	Ow	ner			
3. Complainant's agent		Karen H Bauerns Bauernschmidt	chmidt and Ke	elly 6700 Beta Drive, Village, OH 4414	Suite 100 Mayfield 3	
4. Telephone number an	d email ad	Idress of contact perso	n			
(216) 702-6064 Ka	ren@kh	btaxlaw.com and	Kelly@khbtax	law.com		
5. Complainant's relation	ship to pro	operty, if not owner C	Owner			
	If mo	ore than one parcel is	included, see "N	/lultiple Parcels" Instructi	on.	
6. Parcel numbers from	tax bill			Address of prop	erty	
04-00-026-110-037			Schwartz Road	d, Avon, Ohio 44011		
04-00-026-110-036			31671 Schwar	tz Road, Avon, Ohio 4	4011	
J4-00-020-110-030						
04-00-026-110-007			31741 Schwartz Road, Avon, Ohio 44011			
7. Principal use of prope	_{rty.} Vaca	nt Land				
			nter-complaints sup	porting auditor's value may	have -0- in Column C.	
Parcel number	С	Column A omplainant's Opinior (Full Market Va	n of Value lue)	Column B Current Value (Full Market Value)	Column C Change in Value	
04-00-026-110-037	\$203,0	00	9	\$357,450	-\$154,450	
04-00-026-110-036	\$51,75	0		\$91,670	-\$39,920	
04-00-026-110-007	\$485,0	00	9	1,082,820	-\$597,820	
Totals	\$739,7	50	\$	1,531,940	-\$792,190	
9. The requested change	e in value	is justified for the follow	wing reasons:			
Recent sales, floo	d zone	and other factors	to be present	ted that impact value).	
					· · · · · · · · · · · · · · · · · · ·	
10. Was property sold w	ithin the la	st three years? Ye	s X No 🗆 Unkr	nown If yes, show date of s	ale	
and sale price \$; and attach info	rmation explained	in "Instructions for Line 10"	on back.	
11. If property was not so	d but was	listed for sale in the last	three years, attach	a copy of listing agreement	or other available evidence.	

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. section 5715.19(A)(2) for a complete explanation. N/A	st reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be com	t is an original complaint with respect to property not owned by the pleted. NOT APPLICABLE TO PROPERTY OWNERS.
☐ The complainant has complied with the requirements of F adoption of the resolution required by division (A)(6)(b) of	R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date Complainant or agent (printed) Karen E Title (if agent) Attorneys	Bauernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Bauernschm Comptainant or agent (signature)	id strike
Sworn to and signed in my presence, on	4:58 PM EDT
Jennifer Hardy SORINI	
Jennifer Hardy Comm Expires 11/13/2026 Online Notary Public. This notarial act involved the use online audio/video communication technology. Notarization facilitated by SIGNiX®	of

SEE	ATTA	CHMEN	T1600

			DTE 1
Tax year	2024	BOR no	Rev. 12/22
		ASTRONO SECURITION	

County Lorain Date received _

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

2025 MAR 19 PM 2: 02 M Original complaint Counter complaint

Notices will be sent only to those named below.

		Na	ime	Street address	s, City, State, ZIP code
1. Owner of property		Hoagabbe Comp	Company II LLC Bauernschmidt Law Firm Drive, Suite 100 Mayfield 44143		
2. Complainant if not own	ner	Ow	/ner		
3. Complainant's agent		Karen H Bauerns Bauernschmidt	chmidt and Ke	elly 6700 Beta Drive, S Village, OH 44143	Suite 100 Mayfield
4. Telephone number and	d email ac	Idress of contact perso	n		
(216) 702-6064 Kar	en@kh	btaxlaw.com and	Kelly@khbtax	law.com	
5. Complainant's relation	ship to pr	operty, if not owner C	Owner		
	If mo	ore than one parcel is	included, see "l	/lultiple Parcels" Instructio	n.
6. Parcel numbers from to	ax bill			Address of proper	rty
03-00-001-000-203			5255 Abbe Ro	ad, Sheffield Village, O	hio 44035
				A.	
7. Principal use of proper	tv. Medi	cal Office			
			iter-complaints sur	porting auditor's value may h	ave -0- in Column C.
Parcel number		Column A omplainant's Opinion of Value (Full Market Value)		Column B Current Value (Full Market Value)	Column C Change in Value
03-00-001-000-203	\$6,000	,000		57,523,100	-\$1,523,100
9. The requested change	in value	is justified for the follow	ving reasons:		
One or more of the	three	traditional approa	aches to value		
10. Was property sold wit	hin the la	st three years? ☐ Yes	s X No 🗆 Unkr	own If yes, show date of sa	le
and sale price \$; and attach info	rmation explained	in "Instructions for Line 10" of	on back.
Pilot N					2000 Control (1900 Control (19
11. If property was not sold	but was	listed for sale in the last	three years, attach	a copy of listing agreement o	r other available evidence.
12. If any improvements v	were com	pleted in the last three	years, show date	N/A and total cost N/A.	
42 Danien leteral to corre		atimami, au researt et e	faaalal	inara a Van a Ne V II-	known
3 Do you intend to pres	ent the te	stimony or report of a r	rofessional annra	iser? □ Yes □ No X Un	known

	ist reappraisal or update of property values in the county, the reason . Please check all that apply and explain on attached sheet. See R.C.
☐ The property was sold in an arm's length transaction	☐ The property lost value due to a casualty.
$\hfill \square$ 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 complain complainant, R.C. 5715.19(A)(8) requires this section to be con	it is an original complaint with respect to property not owned by the npleted. NOT APPLICABLE TO PROPERTY OWNERS.
	R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	g any attachments) has been examined by me and to the best of my
Date ^{03/17/2025 04:49 PM EQ} Complainant or agent (printed) <u>Karen Bartille (if agent) Attorneys</u>	auernschmidt (6774) and Kelly Bauernschmidt (99661)
Kelly Bauernsch Complainant or agent (signature)	hmidt Store
Sworn to and signed in my presence, on03/17/2025 04	4:57 PM EDT
Jennifer Hardy STONED	
Jennifer Hardy Comm Expires 11/13/2026 Online Notary Public. This notarial act involved the use of	
online audio/video communication technology. Notarization facilitated by SIGNiX®	

Tax year 2024	BOR no	DTE 1 Rev. 12/22		
LORAIN COUNT County Lorain	Date received			
BOARD OF REVISION Lorain BOARD OF REVISION Against the Valuation of Real Property				

Complaint Against the Valuation of Real Property

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

2025 MAR 19 PM 2: 03 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		RiteOH LLC		c/o Peter Kraus, 1608 E Broward Blvd, Fort Lauderdale, FL 33301			
2. Complainant if not own	er	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.P.A.		23425 Commerce Park Drive, Suite 103, Cleveland, OH 44122			
Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com				eltax.com			
5. Complainant's relationship to property, if not owner N/A							
	If mo	ore than one parcel is	included, see "l	Multip	ole Parcels" Instruction.		
6. Parcel numbers from ta	ax bill				Address of property		
05-00-039-109-002		651	100 S Leavitt Rd	100 S Leavitt Rd, 07 Amherst City/Amherst EVSD			
						e	
7. Principal use of propert	y Small	(Under 10,000SF) Detach	ned Retail Store				
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	pportii	ng auditor's value may hav	ve -0- in Column C.	
Parcel number	Co	Column A omplainant's Opinion of Value (Full Market Value)		(Column B Current Value Full Market Value)	Column C Change in Value	
05-00-039-109-002		\$1,000,000			\$2,370,800	(\$1,370,800)	
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income. 10/5/2022 sale does not equal the fee simple as if unencumbered value of the real property.							
10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale 10/5/2022							
and sale price \$\$2,390,461 ; 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 \$ N/A				al cost \$ <u>N/A</u> .			
13. Do you intend to prese	13. Do you intend to present the testimony or report of a professional appraiser? Yes No Unknown						

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 i complainant, R.C. 5715.19(A)(8) requires this section to be comp	s an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of	C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date2/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) _ATTORNEY/AGENT
Complainant or agent (signature)	
Sworn to and signed in my presence, this	day of 2025 (Month) (Year)
Notary W A ROSTWO	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

024/CJH							TUVOJOB
Tax year 2024			. вс)R no		DTE 1 Rev. 12/22	
LURAIN COUNT County Lorain BOARD OF REVISION Against the Valuate Answer all questions and type or print all information. Read			Date received				
		2: 03 Attach ad Il market value comp		nece ther	ssary. complaints should use E		
			me		Street address, 0	City, State, ZIP co	de
1. Owner of property	Owner of property Noveon, Inc. nka Lubrizol Advanced Materials, Inc.			c/o Christopher Rosko, 29400 Lakeland Blvd., Wickliffe, OH 44092			
2. Complainant if not own	er	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive, Suite 103, Cleveland, OH 44122		
Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relations	hip to pro	operty, if not owner N	/A				
	If mo	re than one parcel is	included, see "N	lultip	le Parcels" Instruction.		
6. Parcel numbers from ta	x bill		Address of property				
04-00-005-000-116			33571 Walker Rd. & 550 Moore Rd., 11 Avon Lake City/Avon Lake CSD				
7. Principal use of propert	y Light	Manufacturing	Allessa				
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.							
Parcel number	Co	Column A omplainant's Opinion of Value (Full Market Value)		(Column B Current Value Full Market Value)	Column Change in \	55
04-00-005-000-116		\$5,500,000			\$7,076,260	(9	31,576,260)
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income.							
10. Was property sold with	nin the la	st three years?	es 🛛 No 🗌 Ui	nknov	vn If yes, show date of sa	leN/A	
and sale price \$		N/A ; and attach info	rmation explained	in "In	estructions 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 co	ence.		

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 2/24/2025 Complainant or agent (printed) Vic	tor Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature) Sworn to and signed in my presence, this	day of Hbunney 2025
Notary Notary Oct 12 Post Notary (Date)	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

2024/VVA							DTE 4
Tax year 2024 LORAIN COUNTY BOARD OF REVISION Against			во	R no		DTE 1 Rev. 12/22	
MANUJ O DRADA	F RF	//Scounty Lorain		Da	te received		
Answer all gues	omp	plaint Against	the Valuati	on nstru	of Real Property	/ ompleting form.	
Answer all questions and type or print all information. Read instructions on back before completing form. 2025 MAR 19 PM 2: 03 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					de		
1. Owner of property		Wal-Mart Real Estate Business T	Frust		c/o Moiz Mohammed, 2608 SE J S	t, Suite 2, Bentonville, Af	₹ 72716-0555
2. Complainant if not owne	r	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.	P.A.		23425 Commerce Park Drive, S	Suite 103, Cleveland, C)H 44122
4. Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relationsh	nip to pr	operty, if not owner N/	A				
If more than one parcel is included, see "Multiple Parcels" Instruction.							
6. Parcel numbers from tax bill					Address of property		
04-00-016-104-043			35901 Chester Ro	1, 10 -	Avon City-Avon LSD	****	
04-00-016-104-045							
7. Principal use of property	Disco	ount stores and junior depa	artment stores; Com	merc	ial Vacant Land		
8. The increase or decreas	e in mai	rket value sought. Coun	ter-complaints sur	oporti	ng auditor's value may hav	e -0- in Column C	· ·
Parcel number	С	Column A complainant's Opinior (Full Market Val		(Column B Current Value (Full Market Value)	Column Change in	1
04-00-016-104-043		\$1	3,744,140		\$16,347,660	(\$2,603,520)
04-00-016-104-045			\$5,860	100	\$6,980		(\$1,120)
Totals			3,750,000		\$16,354,640		\$2,604,640)
The requested change Physical economic, function							
10. Was property sold with	nin the la	ast three years? ☐ Ye	es 🛛 No 🗀 U	nkno	wn If yes, show date of sa	ale N/A	
10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale N/A and sale price \$N/A; 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.

13. Do you intend to present the testimony or report of a professional appraiser? \square Yes \square No $\boxed{\mathbf{X}}$ Unknown

_____ and total cost \$ N/A

12. If any improvements were completed in the last three years, show date N/A

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.			
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp				
☐ 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 knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my			
Date 3/14/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT			
Complainant or agent (signature) Sworn to and signed in my presence, this	day of 0 0 0 0 2025			
(Date)	(Month) (Year)			
Notary Office Andrews	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 16, 2026			

24/JL							
		Tax year 2024		ВС	R no		DTE 1 Rev. 12/22
LÜRA	IN CO	UNcounty Lorain		Da	te received of Real Propert		
BUARD	Comp	laint Against	the Valuati	on	of Real Propert	V	
ZUZJ MAK This form	is for fu	II market value comp	laints only. All of	nece ther	ssary. complaints should use E	TE Form 2	
		X Original o	complaint 🗌 Co	unter	complaint		
Notices will be sent only to those named below. Name Street address, City, State, ZIP code						de	
1. Owner of property		LJL Holdings Lorain LLC	Water Convention and the Convention of the Conve		5411 Leavitt Rd., Lorain,	OH 44053	
2. Complainant if not owner	er	Walgreen Co.			c/o Brian Grossman, 104 Wilmot	Rd - MS# 3301, Deerfie	eld, IL 60015
3. Complainant's agent		Siegel Jennings Co., L	.P.A.		23425 Commerce Park Drive, S	Guite 103, Cleveland, C)H 44122
4. Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relations	hip to pro	operty, if not owner To	enant				
If more than one parcel is included, see "Multiple Parcels" Instruction.							
6. Parcel numbers from tax bill		Address of property					
02-02-003-103-030			5411 Leavitt Rd., 43 - Lorain City-Amherst EVSD				
	,						
						2	
7. Principal use of propert	y Other	Retail Structures				9	
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints sup	porti	ng auditor's value may hav	e -0- in Column C	
Parcel number	Co		Column A mplainant's Opinion of Value (Full Market Value)		Column B Current Value Full Market Value)	Column Change in V	1
02-02-003-103-030		\$	1,800,000		\$4,633,420	(\$	2,833,420)
9. The requested change in value is justified for the following reasons: Recent sale(s) of comparable properties. Physical economic, functional depreciation or obsolescence. Economic valuation based on gross or net income.							
	0.72						
10. Was property sold with	nin the la	st three years?	es ⊠ No 🔲 Ur	ıknov	vn If yes, show date of sa	leN/A	
					nstructions for Line 10" on		
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 \$ N/A

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	t.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/13/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature) Sworn to and signed in my presence, this	day of MOVCU 2025
Notary Notary Presence, this	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

)24/VVA							
Tax year 2024				_ BC	OR no		DTE 1 Rev. 12/22
LORA	IN COL	JH County Lorain			te received		
BOARD Answer all que	Comp stions a	Dlaint Against nd type or print all in Attach ad Il market value comp	formation. Read	instro nece other ounte	complaints should use I r complaint	completing form.	
Name Street address, City, State, ZIP code						de	
1. Owner of property		Wal-Mart Real Estate Business	Trust		c/o Moiz Mohammed, 2608 SE J S	t, Suite 2, Bentonville, Al	R 72716-0555
2. Complainant if not own	er	same as owner					
3. Complainant's agent		Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive, S	Suite 103, Cleveland, C)H 44122
4. Telephone number and email address of contact person			n 216-763-1004 siegeljennings@	Dsiege	ltax.com		
5. Complainant's relations	hip to pro	operty, if not owner N/	'A				
X	If mo	re than one parcel is	included, see "l	Vlultip	le Parcels" Instruction.		
6. Parcel numbers from tax bill					Address of property		
14-00-015-000-018			46440 US RT 20, 60 - Oberlin City-Oberlin CSD				
7. Principal use of propert	y Disco	unt Store					
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.					•		
Parcel number	Co		Column A mplainant's Opinion of Value (Full Market Value)		Column B Current Value Full Market Value)	Column Change in \	
14-00-015-000-018		\$	7,100,000		\$11,653,720	(\$	4,553,720)
9. The requested change Physical economic, functi							
10. Was property sold with	nin the la	st three years? ☐ Ye	es 🛛 No 🗌 U	nknov	vn If yes, show date of sa	leN/A	
and sale price \$		N/A ; and attach info	rmation explained	l in "Ir	structions for Line 10" on	back.	
11. If property was not sold	but was	listed for sale in the last	three years, attac	h a co	py of listing agreement or o	other available evid	ence.

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.				
☐ 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 a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my				
Date 3/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) ATTORNEY/AGENT				
Complainant or agent (signature)	CM OM IN				
Sworn to and signed in my presence, this(Date)	day of 2025 (Year)				
Notary Meyel a Regularia	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026				

2024/VVA							DTE 4
					OR no		DTE 1 Rev. 12/22
LORAIN COUNTY Lorain BOARD OF REVISION Complaint Against			_ Da	te received			
DUAR	Comp	plaint Against	the Valuat	ion	of Real Propert	y	
Answer all que	stions a	nd type or print all int	formation. Read	instr	uctions on back before (completing form.	
This form	2025 MAR 19 PM 2: 0 LAttach 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. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below. ■ Counter complaint Notices will be sent only to those named below.						
			me			City, State, ZIP co	de
1. Owner of property		Wal-Mart Real Estate Business	Trust		c/o Moiz Mohammed, 2608 SE J St, Suite 2, Bentonville, AR 72716-0555		₹ 72716-0555
2. Complainant if not own	er	same as owner					
3. Complainant's agent	1	Siegel Jennings Co., L.	.P.A.		23425 Commerce Park Drive,	Suite 103, Cleveland, C)H 44122
4. Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com							
5. Complainant's relations	hip to pr	operty, if not owner N/	Ά				
	If mo	ore than one parcel is	included, see "l	Vlultip	le Parcels" Instruction.		
6. Parcel numbers from tax bill		Address of property					
11-00-091-000-220		1000 Chestnut Commons Dr., 34- Elyria City-Midview LSD					
7. Principal use of propert	y Disco	ount Store					
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	pporti	ng auditor's value may hav	/e -0- in Column C	
Parcel number	C	Column A Complainant's Opinion of Value (Full Market Value)		(Column B Current Value Full Market Value)	Column Change in \	
11-00-091-000-220		\$13,000,000			\$18,931,630	(0	\$5,931,630)
9. The requested change Physical economic, functi							
,							
10. Was property sold with	nin the la	st three years? ☐ Ye	es 🛛 No 🗌 U	Inknov	vn If yes, show date of sa	aleN/A	
and sale price \$		N/A ; and attach info	rmation explained	d in "Ir	nstructions for Line 10" on	back.	
11. If property was not sold	l but was	listed for sale in the last	t three years, attac	ch a co	ppy of listing agreement or	other available evic	lence.
12. If any improvements were completed in the last three years, show date N/A and total cost \$ N/A							

14. If you have filed a prior complaint on this parcel since the last r for the valuation change requested must be one of those below. Pl section 5715.19(A)(2) for a complete explanation.	reappraisal or update of property values in the county, the reason lease check all that apply and explain on attached sheet. See R.C.			
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be 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.				
I declare under penalties of perjury that this complaint (including at knowledge and belief is true, correct and complete.	ny attachments) has been examined by me and to the best of my			
Date 3/17/2025 Complainant or agent (printed) Victo	or Anselmo Title (if agent) ATTORNEY/AGENT			
Complainant or agent (signature)				
Sworn to and signed in my presence, this	day of (Year) CHERYL A. KOSTURA			
Notary Way A P J J W (NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026			

	DESCRIPTION OF THE PARTY OF THE	Tax year_ 20)24				KINIG/JB
BO BO	ARD OF	OUN County Lora	ain		Oate received Of Real Propructions on back he		DTE 1
Answer	Com	plaint Again	et the V		Date received		Rev. 12/22
7075	MAR LO	and type or print a	Il information.	luation Read in a	of Real Pro	Oerty fore completing form.	
This	form is for f	ull market value co	mple de	iges if nec	essarv	fore completing form.	
/		XI Origin	12/22-11	otilel	Complainte al	use DTF Form 2	
			The string to	those nar	ned below.	727011112	
 Owner of property 			····	Ct			
2. Complainant if not		Exchangeright Net Leased F Walgreen Co.	Portfolio 52 DST		1055 E Colorado Blvo	Suite out	le
3. Complainant's age	nt				c/o Brian Grossman, 104 v	I., Suite 310, Pasadena, C	:A 91106
4. Telephone number	and om -!!	Siegel Jennings Co.,	L.P.A.		23425 Commerce Party P	Vilmot Rd - MS# 3301, Deerfield	, IL 60015
4. Telephone number	and email add	dress of contact pers	son 216-763-10	004		ive, Suite 103, Cleveland, OH	44122
				ngs@siegelt	ax.com		
5. Complainant's relati	onship to proj	perty, if not owner	Tenant				
	If more	e than one parcel is	s included, se	e "Multiple	. D		
6. Parcel numbers from tax bill			1	- maniple	arcels" Instructio	n.	
02-01-003-194-030			2730 Prond		Address of proper	ty	
			2730 Broadway Ave., 42 - Lorain City-Lorain CSD				$\overline{}$
7. Principal use of prope	rty Other Re	tail Structures					$\overline{}$
8. The increase or decrea	ase in market	value					
	- Market	value sought. Counte	er-complaints s	upporting a	uditor's value man		
Parcel number	Comp	Column A			auditor's value may have -0- in Column C.		
	- Jan	lainant's Opinion ((Full Market Value	of Value	Cı	Column B urrent Value	Column C	
02-01-003-194-030		- Value	?)	(Full	Market Value)	Change in Value	
		\$1,6	600,000				- 1
					\$4,000,000	(\$2,400,0	200)
. The requested change in	a value is i						
Physical economic, functio	nal depreciati	fied for the following	reasons: Rec	ent cole/->			\dashv
The requested change in Physical economic, function	p. cold()	on or obsolescence.	. Economic val	uation base	of comparable prope	rties.	\dashv
					3, 303 Of Het INC	ome.	
). Was proport							
Was property sold within and sale price \$	the last three	years? Yes	XI No Du				
and sale price \$	N/A ;	and attach informati	3.10 U UNF	known If ye	es, show date of sale_	N/A	
and sale price \$ If property was not sold bu		andon mormati	on explained ir	"Instruction	ons for Line 10" on ha	ok.	
		sale in the last three	Woore -!!				
If property was not sold bu If any improvements were Do you intend to present to	Completed:		,, uttauri a	copy of list	ting agreement or othe	r available evidence	
			SHOW Mata NI	Λ			
Do you intend to present t	he testimony	Or report of a	2		and total co	st \$ N/A	
Do you intend to present t		-roll of a profes	sional appraise	r? 🗌 Yes	□ No 🗓 Unknow	vn	
					5 /11/10V	VII	

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.			
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp				
☐ 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 knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my			
Date 3/14/2025 Complainant or agent (printed) Vict	or Anselmo Title (if agent) ATTORNEY/AGENT			
Complainant or agent (signature) Sworn to and signed in my presence, this	day of MMMM 2025			
(Date)	(Monti) (Year)			
Notary Notary Old Notary	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026			

1/2/

-2024/VVA				KMG/TEP
	Tax year 2024 _	BC	OR no	DTE 1 Rev. 12/22
LORA	THE COLEPUNITY Lorain	Da	ate received	
BOA Coo	omplaint Against ons and type or print all int for full market value comp X Original of	the Valuation formation. Read instr	of Real Property uctions on back before cossary. complaints should use Do r complaint	ompleting form.
	Na	me	Street address, C	ity, State, ZIP code
1. Owner of property	Wal-Mart Real Estate Business	Trust	c/o Moiz Mohammed, 2608 SE J St	, Suite 2, Bentonville, AR 72716-0555
2. Complainant if not owner	same as owner			
3. Complainant's agent	Siegel Jennings Co., L.	P.A.	23425 Commerce Park Drive, S	uite 103, Cleveland, OH 44122
4. Telephone number and email address of contact person 216-763-1004 siegeljennings@siegeltax.com				
5. Complainant's relationship	to property, if not owner N/	A		
	If more than one parcel is	included, see "Multip	ole Parcels" Instruction.	
6. Parcel numbers from tax bill Address of property				
02-02-008-107-047		4380 Leavitt Rd., 42 - L	orain City-Lorain CSD	
7. Principal use of property	Discount Store			
8. The increase or decrease in	n market value sought. Coun	ter-complaints supporti	ng auditor's value may have	e -0- in Column C.
Parcel number		Column A mplainant's Opinion of Value (Full Market Value)		Column C Change in Value
02-02-008-107-047	\$1	2,400,000	\$15,857,840	(\$3,457,840)
9. The requested change in v	alue is justified for the follow	ving reasons: Recent s	sale(s) of comparable prope	erties.
Physical economic, functiona				
10. Was property sold within t	the last three years? Ye	es 🛛 No 🗌 Unknov	wn If yes, show date of sal	e N/A
and sale price \$	N/A ; and attach info	rmation explained in "lı	nstructions for Line 10" on I	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 \$ N/A

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3/17/2025 Complainant or agent (printed) Victor	or Anselmo Title (if agent) ATTORNEY/AGENT
Complainant or agent (signature)	
Sworn to and signed in my presence, this(Date)	day of 2025 (Month) (Year)
Notary Olyphology	CHERYL A. KOSTURA NOTARY PUBLIC • STATE OF OHIO My Commission Expires Dec. 18, 2026

		Tax year 2024		BOR no.	DTE 1 Rev. 12/22				
LURAIN	COUNT	10Gounty Lorain	to a self-to-ball	Date received	son in making oil plans and have				
	Camp	laint Against	the Valuation	on of Pool Proport	tv				
Answer all ques	stions an	d type or print all inf • Attach add I market value compl	ormation. Read in ditional pages if n	estructions on back before ecessary. ner complaints should use inter complaint	completing form.				
Last Joseph Last States	-10 A 10 A	Naı	ne	Street address,	City, State, ZIP code				
1. Owner of property		Rudolph & Re	enee Ringwall	31966 Center Ridge R	ld N. Ridgevile, OH 44039				
2. Complainant if not owne	er and the	one fatter and the side		me vocar sociltivi bailg mills	retinue, berooledt i i				
3. Complainant's agent	(Y(X), Y)	elytre on bedragen as re	time : failitie (d)(a)	(79) notebut ye bediepen nemi	locer in tom allocation				
4. Telephone number and	email add	dress of contact perso	Rudolph 440-4 rudyringwall@	76-0109 Renee 440-476- gmail.com reneeringwall@	∙0108 ⊉gmailcom				
5. Complainant's relations	hip to pro	perty, if not owner	ina aval e bas	nir audiosis veidi torr vienen	idensi na matara na matara ni				
4	If mor	e than one parcel is	included, see "Mı	ultiple Parcels" Instruction.	and arthibation eptologic				
6. Parcel numbers from ta	x bill			Address of property					
07-00-00	06-102-1	28 2000	31966 C	enter Ridge Road N. Ridg	jeville, OH 44039				
	mmg(r	n) silinday organi	M Base & S.	Chapterant of a jeun (pant)	anu 8/ 60 mm				
7. Principal use of property	MIX	ED USE RE	SIDENTIAL	AND COMMERCE	AL				
8. The increase or decreas	e in mark	et value sought. Coun	ter-complaints supp	orting auditor's value may ha	ve -0- in Column C.				
Parcel number	Со	Column A omplainant's Opinion of Value (Full Market Value)		Column B Current Value (Full Market Value)	Column C Change in Value				
07-00-006-102-128		\$250,000.00	War K.	\$426,930.00	\$176,930.00				
		338	33.3		0				
			The state of the s						
9. The requested change in the request is based on presented to the board, for the currant appraised	a profes Also, aft	ssional appraisal do	ne by Buckholz 0 real estate agent	Caldwell Commercial Appr c, it is his opinion that the p	aisals, which will be property can not be sold				
40 Was some after a literature									
* * *				known If yes, show date of sa n "Instructions for Line 10" on					
			• • • • • • • • • • • • • • • • • • • •	a copy of listing agreement or	•				
12. If any improvements w	ere comp	eleted in the last three	years, show date .	Sept '22 & Oct '25 and tot	al cost \$ <u>\$11,407.00</u>				

	Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complain complainant, R.C. 5715.19(A)(8) requires this section to be complained.	t is an original complaint with respect to property not owned by the opleted.
	R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	g any attachments) has been examined by me and to the best of my
Date 03 18 2025 Complainant or agent (printed)	NOOLPH RINGWALL Title (if agent)
Complainant or agent (signature)	Mani Pringuese
Sworn to and signed in my presence, this	day of <u>March</u> 2025
Notary(Date)	(Month) (Year)
	AND THE TIME TO TH
	willing.

Tax year	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.

		Nai	me	St	Street address, City, State, ZIP code		
1. Owner of property		Rita Canfield		15815	Diggonal 1	Cd. LaGrange 440	
2. Complainant if not owne	er				<u> </u>	. 0	
3. Complainant's agent							
4. Telephone number and Rita2003 P Wind				67.9574			
5. Complainant's relations							
•		re than one parcel is	included, see "	Multiple Parcels	s" Instruction.		
6. Parcel numbers from ta	x bill 16	.00.023.000.02	7	Addr	ess of property		
6. Parcel numbers from tax bill 16.00.023.000.02 Address of property 16-00-018-103.018 37349 Grafton Rd.						· · · · · · · · · · · · · · · · · · ·	
16-00-019-106			7	fton Oh			
16-00.020.000					44044		
7. Principal use of propert	11		e e				
8. The increase or decreas	,	, ,		pporting auditor	s value may have	-0- in Column C.	
Parcel number % ∙ 00 • 018 • <i>i</i> 03 • 018 °		Column A omplainant's Opinion of Value (Full Market Value)		Colur Current (Full Mark	nn B t Value	Column C Change in Value	
· 00 / 019: 000. 011	- "3c	0,000.0%		481,030,	00/2	181,030.xx	
6.00.010.000.053 6.00.023.000.02 9. The requested change Based on Cons Frontage, This	in value ditivi is far	is justified for the follow Husean, mland wi	ving reasons: d bwldin th soil t	so m pr pe y ma	operty an honing cla	d lack of y base through r	
10. Was property sold with		st three years? Ye					
11. If property was not sold	l but was	listed for sale in the last	three years, atta	ch a copy of listin	g agreement or ot	her available evidence.	
12. If any improvements v	vere com	pleted in the last three	years, show dat	e <u> </u>	and total	cost \$	
13. Do you intend to prese							

	:.	

	reappraisal or update of property values in the county, the reason lease check all that apply and explain on attached sheet. See R.C.
☐ 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 i complainant, R.C. 5715.19(A)(8) requires this section to be complained.	
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of	C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 03 19 2025 Complainant or agent (printed)	ACANPELD Title (if agent)
Complainant or agent (signature) Wita Caryllia	
Sworn to and signed in my presence, this(Date)	day of March 2025 (Year)
Notary Carrie Tilley	
Notary Public, State of Ohio My Commission Expires: 03/26/2028	

	•	

C	911	7011	1	

				505			DTE 1	
			BOR no.				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. This form is for full market value complaints only. All other complaints should use DTE Form 2 Original complaint Counter complaint								
			sent only to thos	se name		City State ZIP co	do	
			net Valentino	:	Street address, City, State, ZIP co 31728 Electric Blvd Avon Lake, OH			
Owner of property Complement if not own	^-	VIIICCIII Q GQ	rice valeriano		OTTEO Electric Bred	7tton Lake, Off	11014	
 Complainant if not own Complainant's agent 	ы				· · · · · · · · · · · · · · · · · · ·			
4. Telephone number and email address of contact person jvalen9@yahoo.com							,	
5. Complainant's relations	hip to pro	operty, if not owner						
	If mo	ore than one parcel is	included, see "	Multipl	e Parcels" Instruction.			
6. Parcel numbers from ta	ıx bill			Address of property				
04000	301140	46	31728 Electric Blvd Avon Lake, OH 44012					
7. Principal use of propert								
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	ipportin I	g auditor's value may ha	ve -0- in Column C I		
Parcel number	C	Column A omplainant's Opinior (Full Market Valı		(F	Column B Current Value Full Market Value)	Column Change in \		
0400030114046		\$600,000			\$885,830	-\$285,83	30	
9. The requested change in value is justified for the following reasons: Please see attachment A (appraisal) and attachment B (explanation and comparables) Please note that the appraisal includes homes in Legacy Point, which are not comparable								
10. Was property sold wit							·	
and sale price \$; and attach info	rmation explaine	d in "In:	structions for Line 10" or	n back.		
11. If property was not solo	l but was	listed for sale in the last	t three years, atta	ch a co	py of listing agreement or	other available evid	lence.	
12. If any improvements v	were com	pleted in the last three	years, show dat	e <u>Non</u>	e and to	tal cost \$ 0		

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. F 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 casualt	y.
A substantial improvement was added to the property.	Occupancy change of at least 15% had economic impact on my property.	a substantial
15. If the complainant is a legislative authority and the complaint i complainant, R.C. 5715.19(A)(8) requires this section to be comp		rty not owned by the
The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of		
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me	and to the best of my
DateComplainant or agent (printed)	net ValentinoTitle (if agent)	
Complainant or agent (signature)	no	
Sworn to and signed in my presence, this(Oate)	day of(Month)	2025 (Year)
Notary Katl O Dul	NOTAP, OLD STAP, AUG. SIGN.	
	SA EXP. AUG 1910	



		Tax yearFil	151	Half 202	H BC)R no			DTE 1 Rev. 12/22
. (313 6 18	1 0011	County LOR	191	N	_ Da	ite received _			
BOARD County LORAIN Date received BOARD 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.									
2 This formula for full market value complaints only. All other complaints should use DTE Form 2 Counter complaint Notices will be sent only to those named below.									
Name Street address, City, State, ZIP code									
1. Owner of property		Richard h.	Bla	ick + Bongik	K	36498	SUGAR	RIDGE RA	. #15
2. Complainant if not owne	er			1					
3. Complainant's agent									
4. Telephone number and									
440-465-5	719	RLBlack	5	j (3) yahoo	. Con	Μ			
5. Complainant's relations						10	1		
	If mo	re than one parce	l is i	ncluded, see "	Multip	ole Parcels" I	nstruction.		
6. Parcel numbers from tax	x bill			Address of property					
07-00-026	701	015		36498 SUGAR RIDGE RD. # 15					
*									
		1							
7. Principal use of property	, C	ar Storage	2						
8. The increase or decreas	e in mar	ket value sought. Co	ount	er-complaints su	pporti	ng auditor's va	alue may hav	e -0- in Column C).
Parcel number	Ce	Column A omplainant's Opinion of Value (Full Market Value)			Column B Current Value (Full Market Value)		lue	Column Change in	1000000
07-00-026701-0	15 9	30,000	and the sa		\$174,510			I.	
		188	n il	Mary and Mary		•	15 12	e Vereila .	
	/ S 1/32 W								
9. The requested change in value is justified for the following reasons: My unit was NO upgrades, Hitts or hofts. See Enclosed									
pictul.									
10. Was property sold within the last three years? ☐ Yes ເເັ No ☐ Unknown If yes, show date of sale									
and sale price \$; and attach i	nfor	mation explaine	d in "li	nstructions for	Line 10" on	back.	
11. If property was not sold	but was	listed for sale in the	last :	three years, atta	ch a co	opy of listing ag	greement or c	other available evi	dence.

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

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3 17 29 Complainant or agent (printed)	ichard L Black Title (if agent) NA
Complainant or agent (signature)	Et A
Sworn to and signed in my presence, this(Date)	day of March 2025 (Month) (Year)
Notary Sande Hall	SO CONTRACT OF THE PARTY OF THE
	AUGUONIO ONIO

1. Owner of property 2. Complainant if not owner 3. Complainant's agent 4. Telephone number and email address of contact person 4/4/0 2/5 8 02 45 2. CCHP 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 7. Principal use of property Ny hone 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Courrent Value (Full Market Value) COAD1-006 15/1003 60,000 50 56,260,00 73,270.00	Answer all questions a	County————————————————————————————————————	the Valuation Read	Dailon instru nece other o	complaints should use I complaint	y completing form.	
1. Owner of property 2. Complainant if not owner 3. Complainant's agent 4. Telephone number and email address of contact person 440 258 02 45	6	Na	me			. + -	
3. Complainant's agent 4. Telephone number and email address of contact person 440 258 02 45	1. Owner of property	2013. Car	vallo		831 West 21 St	. horain on	4455
4. Telephone number and email address of contact person 440 258 02 45	2. Complainant if not owner			6	r .		
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 O2DI-006-151-003 RBI W. 2IST STREET Lorain Oho- 44053 7. Principal use of property Ny home. 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column C Complainant's Opinion of Value (Full Market Value) Contract Value (Full Market Value)	3. Complainant's agent						
If more than one parcel is included, see "Multiple Parcels" Instruction. 6. Parcel numbers from tax bill Address of property 931 W. 21 St Street Lorain Oho. 440 5 J 7. Principal use of property My hone 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column C Complainant's Opinion of Value (Full Market Value) (Full Market Value)			D 1	MSN. Com.			
6. Parcel numbers from tax bill O2D 1-006-151-003 831 W. 21 St Street Lorain Oho 440 5 2 7. Principal use of property My home 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) Change in Value (Full Market Value)	5. Complainant's relationship to p	roperty, if not owner					
7. Principal use of property My home 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column B Column C Complainant's Opinion of Value (Full Market Value) Change in Value (Full Market Value)	If m	ore than one parcel is	included, see "l	Multip	le Parcels" Instruction.		
7. Principal use of property My home. 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column B Column C Complainant's Opinion of Value (Full Market Value) (Full Market Value)	6. Parcel numbers from tax bill				Address of property		li li
7. Principal use of property My home. 8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column B Column C Complainant's Opinion of Value (Full Market Value) (Full Market Value)	0201-006-151-	003	831 W. 215t STREET Lorain Oho.				
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column C Current Value (Full Market Value) (Full Market Value)							
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column C Current Value (Full Market Value) (Full Market Value)							
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C. Column A Column B Column C Current Value (Full Market Value) (Full Market Value)	7. Principal use of property	my home					
Parcel number Complainant's Opinion of Value Current Value Change in Value (Full Market Value)		,	iter-complaints su	pporti	ng auditor's value may hav	ve -0- in Column C.	
0201-006 151003 60,000 00 56,260,00 73,270,00	Parcel number C	Complainant's Opinior		(Current Value		i
	0201-006 15/003 6	0,000,00		56	,260,00	73,270,00	

2

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

My home. meeds many updated and The area 13 dryg
riden and no one will be willing To buy it for that much. 10. Was property sold within the last three years?

Yes

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 bu	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 \$ ___

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. section 5715.19(A)(2) for a complete explanation.	t reappraisal or up Please check all th	date of property values in at apply and explain on	n the county, the reason attached sheet. See R.C.
☐ The property was sold in an arm's length transaction.	☐ The property	lost value due to a casu	alty.
A substantial improvement was added to the property.	Occupancy of economic impac	change of at least 15% ha t on my property.	ad a substantial
15. If the complainant is a legislative authority and the complaint complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original comp pleted.	plaint with respect to pro	perty not owned by the
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	t.C. section 5715.1 that section as rec	9(A)(6)(b) and (7) and p quired by division (A)(7) o	rovided notice prior to the of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete. Date 31712 Complainant or agent (printed)			ne and to the best of my
Complainant or agent (signature)	rMb	_	
Sworn to and signed in my presence, this(Date)	day of	Mu((h (Month)	2025
Notary		(wonar)	(Year)
GILBERTO R NAVARRO Notary Public, State of Ohio My Commission Expires 05-10-2025			

	Tax year 2024		BOR no	Rev. 12/22
LORAIN	COUNTY Lorain		Date received	
Answer all ques	tions and type or print all inf 9 PA 2 Attach add s for full market value compl Original c	ormation. Read ditional pages if		ompleting form.
2.8	Nai	me	Street address, C	ity, State, ZIP code
1. Owner of property	Truongs Man	agement LLC	5181 Frenc	ch Creek Rd
2. Complainant if not owne	r			¥
3. Complainant's agent				
4. Telephone number and e	email address of contact perso	n 440-465-642 nancytruong	9 75@gmail.com	ŽI
5. Complainant's relationsh	nip to property, if not owner	- fi	1	
	If more than one parcel is	included, see "l	Multiple Parcels" Instruction.	
6. Parcel numbers from tax	c bill		Address of property	
100000	06121001	38	670 Butternut Ridge Rd, Elyr	ia OH 44035
41.2	4	# 2 #2 5		
7. Principal use of property	, multi-purpose use			
8. The increase or decreas	e in market value sought. Coun	ter-complaints su	pporting auditor's value may hav	e -0- in Column C.
Parcel number		Column A Complainant's Opinion of Value (Full Market Value)		Column C Change in Value
1000006121001	\$356,630.00	\$356,630.00		\$135,630.00
		79		
			,	
	n value is justified for the follov s \$230,000.00 building is in		d currently operate as conver	nience store, salon, living
10. Was property sold with and sale price \$ \frac{\$230}{}	nin the last three years? 🗹 Ye	es	Jnknown If yes, show date of sa	le
11. If property was not sold	but was listed for sale in the las	t three years, atta	ch a copy of listing agreement or o	other available evidence.
12. If any improvements w	vere completed in the last three	years, show dat	e N/A and tota	al cost \$
13. Do you intend to prese	ent the testimony or report of a	professional app	raiser? 🗌 Yes 🗌 No 🔳 Un	known

	·	

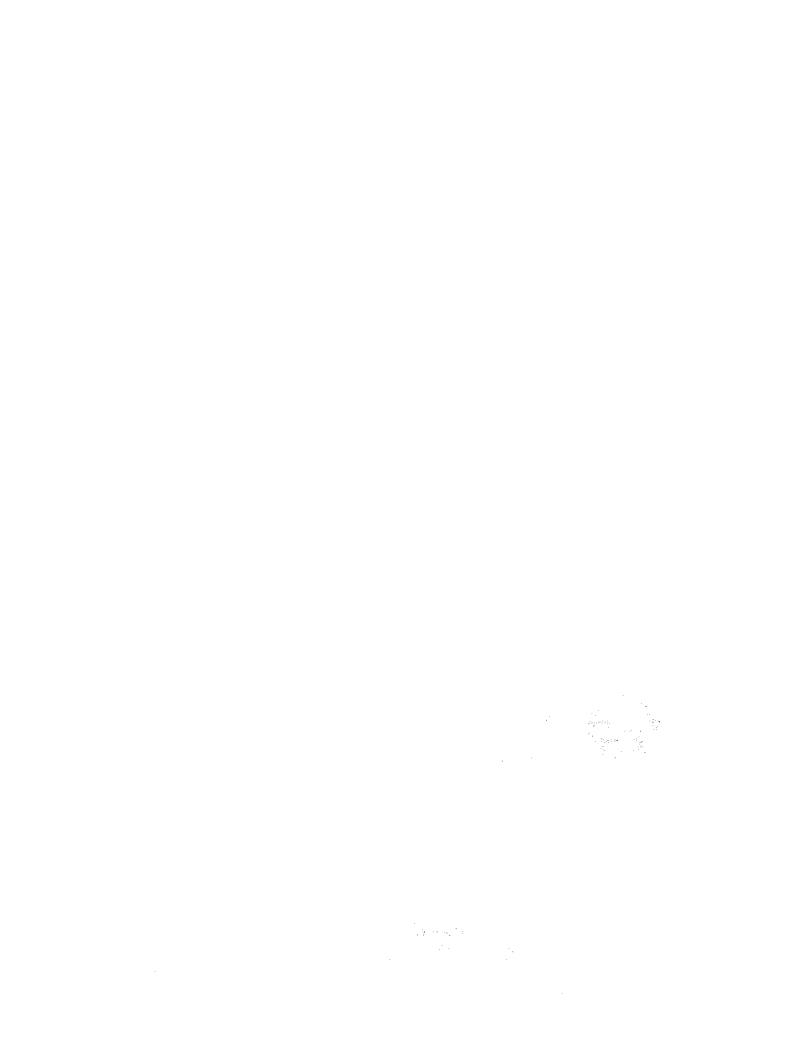
reappraisal of update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
The property lost value due to a casualty.
Occupancy change of at least 15% had a substantial economic impact on my property.
is an original complaint with respect to property not owned by the leted.
.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
i
any attachments) has been examined by me and to the best of my
oat Truong _ _{Title (if agent)} owner
JESSICA BERROCALES Notary Public State of Ohio My Comm. Expires November 15, 2028



LORAIN COUL BOARD OF REV	//S Tax year	BC	DR no	DTE 1 Rev. 12/22	
	County	Da	te received		
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.					
		me	Street address, City, State, ZIP code		
1. Owner of property	Arthur D Mean	I and Jennifer L	7740 W. Ridge R	d Elyria, Ohio 44035	
2. Complainant if not owner					
3. Complainant's agent					
4. Telephone number and email ad 440-309-3445 Fire					
5. Complainant's relationship to pro	operty, it not owner				
If mo	re than one parcel is	included, see "Multip	le Parcels" Instruction.		
6. Parcel numbers from tax bill			Address of property		
0500084000004		7760 N.Rid	740 N. Ridge Rd Elyria, Onio 44035 740 N. Ridge Rd Elyna, Onio 44035		
0500084000011		7740 W. Red	ge Rd Elyna, on	10 44035	
7. Principal use of property 0	wher occup	itd			
8. The increase or decrease in mar	ket value sought. Coun	ter-complaints supporti	ng auditor's value may ha	ve -0- in Column C.	
Parcel number Column A Column B Complainant's Opinion of Value (Full Market Value) Column B Current Value (Full Market Value) Change in Value			Column C Change in Value		
0500084000004 \ 1:	30000	\$3	40,340.00	1-87 930	
0500084000011	7-17000	\$ '	57,590.00		
				5	
9. The requested change in value is justified for the following reasons: Appraisal of property performed 1/2/12025. Appraisal for property \$ 390,000. Audutor appraisal \$ 397,000. Difference of \$ 7000.					
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.					
, and attach information explained in instructions for Line to 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					

ang a samu a

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. F section 5715.19(A)(2) for a complete explanation.	reappraisal or update of property values in the county, the reason rlease check all that apply and explain on attached sheet. See R.C.
☐ 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 i complainant, R.C. 5715.19(A)(8) requires this section to be complained.	s an original complaint with respect to property not owned by the eted.
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of	C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the hat section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	ny attachments) has been examined by me and to the best of my
Date 3/16/2025 Complainant or agent (printed)	Mifer L. Meaditle (if agent)
Complainant or agent (signature)	ad
Sworn to and signed in my presence, this(Date)	day of March 2025 (Year)
Notary Holly Balance	
HALEY B KARAS Notary Public State of Ohio My Comm. Expires October 3, 2026	



LORAIN COUN	Tax year		BOR no.	DTE 1 Rev. 12/22
BOARD OF REV	ISION County		Date received	retainment of the compression of
2025 Answerell quest	omplaint Again الأخرجة المجاونة المجاو	st the Valuat I information. Reac additional pages i	tion of Real Proper I instructions on back before f necessary. other complaints should use counter complaint	ty completing form.
		Namo		City, State, ZIP code
1. Owner of property	ALAN & K	ATHLEEN SZ	UCS 777 WILLOW CRE	EKDR OH 44001
2. Complainant if not owner		named at the University of the Parish of the American States of the		
3. Complainant's agent			***************************************	
4. Telephone number and er 440 785 934	mail address of contact pe 4 化EYBLU	rson @GMAIL	. com	
5. Complainant's relationship	p to property, if not owner	r _v , i		
	If more than one parce	l is included, see "	Multiple Parcels" Instruction	
6. Parcel numbers from tax	bill		Address of propert	/
05-00-005-10	01-072	717 WILL	OWCREEK DR AME	rst oflio Rst 44001
7. Principal use of property 8. The increase or decrease	in market value sought. C	ounter-complaints su	upporting auditor's value may ha	ive -0- in Column C.
Parcel number	Column Complainant's Opin (Full Market	ion of Value	Column B Current Value (Full Market Value)	Column C Change in Value
05-60.005.101.672	386,000		499,050	119,050
9. The requested change in PLEASE REFE	value is justified for the fo		М.	
and sale price \$ 11. If property was not sold but	; and attach in	nformation explained	Inknown If yes, show date of s d in "Instructions for Line 10" or th a copy of listing agreement or and to	other available evidence.
13. Do you intend to present	the testimony or report of	a professional appr	aiser? Yes No U	nknown

14. If you have filed a prior complaint on this parcet since the lafor the valuation change requested must be one of those below section 5715.19(A)(2) for a complete explanation.	st reappraisal or update of property values in the county, the reason. Please check all that apply and explain on attached sheet. See R.C.
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 complain complainant, R.C. 5715.19(A)(8) requires this section to be con	at is an original complaint with respect to property not owned by the apleted.
The complainant has complied with the requirements of adoption of the resolution required by division (A)(6)(b) (R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the of that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including knowledge and belief is true, correct and complete.	g any attachments) has been examined by me and to the best of my
Date $\frac{2}{1/25}$ Complainant or agent (printed) A	LAN F. SZUCS Title (if agent)
Complainant or agent (signature)	Suci
Sworn to and signed in my presence, this(Date)	day of March 2025 (Month) (Year)
Notary	SAVANNAH J PALMER Notary Public State of Ohio My Comm. Expires September 21, 2029

March 15, 2025

Alan F. and Kathleen A. Szucs 777 Willow Creek Dr. Amherst, Ohio. 44001

Board of Revision

J. Grant Keys Administration Building

226 Middle Avenue, 2nd floor

Elyria, Ohio. 44035

Sub: Complaint Against the Valuation of Real Property located at 777 Willow Creek Dr.
Amherst, Ohio 44001. PP No. 05-00-005-101-072

Dear Sir:

We are contesting the valuation of our home, which is currently \$499,050. Our previous valuation was \$358,150. The new evaluation has increased 140,900 or just over 39%.

In order to justify our request for a reduction I collected data from 15 very similar homes in surrounding neighborhoods to see how we compare to current evaluations. In comparing our home to the 15 other homes in the study, we looked at current appraised value, total square footage, size of lot, number of bedrooms, number of baths and total number of rooms overall.

The following is a summary of the data collected.

Summary of 15 homes (averages):

<u>Value</u>	Sq/Ft_	Acreage	Bedrooms	Baths	Total Rms
		 -			
\$363,261	2,681	0.68	3.3	2 ½	8

Summary of 777 Willow Creek Dr (current appraised value):

<u>Value</u>	Sq /Ft	Acreage	Bedrooms	Baths	Total Rms
	·				
\$499,050	2851	0.67	4	2 ½	11

The physical property data (sq/ft, acreage Br, baths) is pretty much the same, some a little higher and some a little lower. However, appraised value of \$499,050 is approximately 37% higher than the average value of 15 similar homes in our area.

We haven't added anything to our house except for upkeep and maintenance. We think an appraised value of \$380,000 for our property would be fair and would fall above the average appraisal price for the homes in our area.

Kathleen a Gues

Please contact me if additional information is required. Thank you.

Sincerely,

Alan F and Kathleen A. Szucs

440 785-9344. Keyblu@gmail.com

			Clear Form					
2027.11	coll	J⊺ Tax year		_ вс	OR no		DTE 1 Rev. 12/22	
	FRE	/IS baumty_		_ Da	te received			
	Camr	Jaint Against	the Valuat	ion	of Poal Proper	fre		
Answer all que	Answer all questions and type or print all information. Read instructions on back before completing form. Attach additional pages if necessary.							
		Il market value comp	laints only. All o	ther	complaints should use			
			complaint					
			me			City, State, ZIP co	ode	
1. Owner of property		BRADA LAUR	RIE SURM	AN	26518 CROC	KER LN.	DG.	
2. Complainant if not own	er				COLUMBIA	STA., OH	!	
3. Complainant's agent					water	7440	28	
4. Telephone number and SUAD SUA	email ad	dress of contact perso	n 640 a	01	.com 440.	213-460	3	
5. Complainant's relations								
	If mo	re than one parcel is	included, see "l	Vlultip	le Parcels" Instruction.	•		
6. Parcel numbers from ta	x bill		Address of property					
12-00-07	12-	000-064	26518 CROCKER LNDG. COLUMBIA STATION, OH 44028					
		•	COLUMBIA STATION, OH 44028					
7. Principal use of propert	y Re	ESIDENCE -	PERSON	AL	ie.		1	
8. The increase or decreas	se in mar	ket value sought. Coun	ter-complaints su	pporti	ng auditor's value may ha	ve -0- in Column C		
Parcel number	Co	Column A omplainant's Opinior (Full Market Valı		(Column B Current Value Full Market Value)	Column Change in '		
12-00-072-000-	.0	510,000	00	5	96,710	86,710	20	
064					,			
		-	9					
9. The requested change	in value i	is justified for the follow	ving reasons:	.1.	TE A. + a+ T	his Time		
			IMPROVE.	U/2 /C	TS THAT AT TO	773 7774		
WE CAN	1007	4 PT DICIO						
10. Was property sold with	nin the la	st three years?	es No No	nknóv	vn If yes, show date of s	ale		
and sale price \$; and attach info	rmation explained	d in "Ir	nstructions for Line 10" or	n back.		
11. If property was not sold	l but was	listed for sale in the last	three years, attac	h a co	ppy of listing agreement or	other available evid	dence.	

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

· · · · · · · · · · · · · · · · · · ·	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	
The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 5-17-2025 Complainant or agent (printed) Br	ad Surman_Title (If agent)
Complainant or agent (signature)	
Sworn to and signed in my presence, this(Date)	day of MARY\ (Month) (Year)
Notary Louro rock no ser	
LAURA BACZKOWSKI Notary Public State of Ohio My Comm. Expires January 26, 2029	

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DTE 1 Rev. 12/22

LADAB	COLIN	Tax year 202)4	ВО	R no.		DTE 1 Rev. 12/22	
BOARD O	FREVI	SI County Lan	イン	Da	R note received			
Answerallque	Comp estions a	Dlaint Against od type or print all ir Attach ac Il market value comp Original	the Valua formation. Readditional pages	tion d instru if neces other o	of Real Proper actions on back before ssary. complaints should use complaint	ty completing form.		
		Na	ame		Street address,	City, State, ZIP co	de	
1. Owner of property		Linda Jas	inski		151 Ambleside	Way Lorain	1. OH 440	ol
2. Complainant if not own	ier .							
3. Complainant's agent			-					
4. Telephone number and	email ad	dress of contact person	on					
5. Complainant's relations	ship to pro	operty, if not owner						
	If mo	re than one parcel is	included, see '	'Multipl	le Parcels" Instruction.	taganat 4.0 apit aurilant kin Disippo estern Sarinsanna sansari.		
6. Parcel numbers from ta		77		-	Address of property			
05-00-026-7	02-0	001	151 Ambl	eside	e Way Loro	in 04 440	∞	
					0		ntentrini di unui ipina arrepo	
	72	Second Project	2100 0	<u></u>	4.			
7. Principal use of proper			ene/			us. O in Column C		
8. The increase or decrea	se in mari		iter-complaints st	ipportin 			Makasapapanan danin ing kacam	
Parcel number	Co	Column A omplainant's Opinior (Full Market Val		(F	Column B Current Value ull Market Value)	Column (Change in V		
05-00-026-702-001	41	85,000		420	2,670	\$17,670	>	
					*			
9. The requested change in value is justified for the following reasons: I don't believe this property could sell for this								
See attached appraisal								
10. Was property sold with	nin the las	t three years? Ye	s 🔼 No 🗌 U	Jnknowr	n If yes, show date of sa	le		
and sale price \$; and attach information explained in "Instructions for Line 10" on back.								
11. If property was not sold	but was li	sted for sale in the last	three years, attac	ch a cop	y of listing agreement or o	other available evide	nce.	
12. If any improvements w	ere comp	leted in the last three	years, show date	ə	and tota	l cost \$	*	
13. Do you intend to prese	ent the tes	timony or report of a p	professional appr	aiser?	🔀 Yes 🗌 No 🔲 Un	known		

14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. F 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.	l.
15. If the complainant is a legislative authority and the complaint i complainant, R.C. 5715.19(A)(8) requires this section to be complained.		d by the
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of the complainant has complied with the requirements of R.		-
l declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the bo	est of my
Date 3/17/25 Complainant or agent (printed)	ad N Jas unsk title (if agent)	
Complainant or agent (signature) Juda K. Ja	Denski	
Sworn to and signed in my presence, this		025 (Year)
Notary Avistian Losse	ARYPUS	, roary
	CHRISTIAN LaBO' Notary Public, State of Gra. My Commission Expuss September 18, 2021	
· • • • • • • • • • • • • • • • • • • •	COMMISSION: 2024-RE-8	2

CHARTAINES (2014)

CATALLIANT PROPERTY (2014)

CATALLIANT PROPERTY (2014)

CATALLIANT PROPERTY (2014)

		Z024		BOI	R no		DTE 1 Rev. 12/22
LORAIN COUNTY Tax year 2024 BOARD OF REVISION County Lorain				Date	e 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		Truongs Man	agement LLC		5181 Fren	ch Creek Rd	
2. Complainant if not owner							
3. Complainant's agent							
4. Telephone number and e	mail ad	dress of contact perso	n 440-465-6429 nancytruong7	9 75@g	mail.com		
5. Complainant's relationsh	ip to pro	operty, if not owner					
	If mo	re than one parcel is	included, see "l	/lultip	le Parcels" Instruction.		
6. Parcel numbers from tax	bill				Address of property		
062406	71020	04		801	l Foster Ave. Elyria, Ol	1 44035	
7. Principal use of property							
8. The increase or decrease	in mar	ket value sought. Coun	ter-complaints su	pportir	ng auditor's value may hav	/e -0- in Column C	
Parcel number	C	Column A omplainant's Opinior (Full Market Val		(Column B Current Value Full Market Value)	Column Change in	CONT. SOC.
0624067102004	,	\$120,380.00			\$70,000.00	\$57,620	.00
19	70	2	14				
3	,	3					
9. The requested change in value is justified for the following reasons: Purchased as is: price is \$70,000.00 building is in good shape and currently operate as a bar. All we need to do is clean up, personal touch and ready for operation.							
10. Was property sold within the last three years? ✓ Yes ☐ No ☐ Unknown If yes, show date of sale							
and sale price \$	0.00	; and attach info	ormation explaine	d in "li	nstructions for Line 10" or	n back.	
11. If property was not sold							
12. If any improvements w	ere con	npleted in the last three	e years, show dat	e <u>N/</u>	and tot	al cost \$	
13. Do you intend to prese	nt the t	estimony or report of a	professional app	raiser	? Yes No U	nknown	

	Please check all that apply and explain on attached sheet. See R.C.
☐ 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 complainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date Complainant or agent (printed)	Title (if agent)
Complainant or agent (signature) Sworn to and signed in my presence, this	day of day of 20%
Notary	JESSICA BERROCALES Notary Public State of Ohio My Comm. Expires November 15, 2028

in the second		Clear Form			
LORA	Tax year		OR no.		DTE 1 Rev. 12/22
2025 MAR		Iditional pages if nec	r complaints should use Dercomplaints	omploting forms	
	Na	ame	Street address, C	ity, State, ZIP co	de
1. Owner of property	Kathy	G. Bailey	32730 Willow Brook LN	, N. Ridgeville (OH 44039
2. Complainant if not owner					
3. Complainant's agent					
Telephone number and e Telephone number and e Telephone number and e Telephone number and e	email address of contact personal address of contact personal pers	on (440) 781-5448 /	kbailey1464@gmail.com		
o. complainant o rolational	If more than one parcel is	included, see "Mult	iple Parcels" Instruction.		***************************************
6. Parcel numbers from tax	bill		Address of property		
07-00-005-702-009 32730 Willow Brook LN, N. Ridgeville OH 44039					
7. Principal use of property	Permanent residence				
8. The increase or decrease	in market value sought. Cou	nter-complaints suppoi	ting auditor's value may have	e -0- in Column C	
Parcel number		Column A omplainant's Opinion of Value (Full Market Value) (Column Change in \	
07-00-005-702-009	125,000.00	125,000.00		16,060.0	00
The parcel listing on your an improvement. It is rec	value is justified for the follo website shows a garage essed into the first floor of pump/furnace, replaced 8 y	under Improvements the unit. There hav	e been no improvements	made to this un	it, other

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.

the table to prove a final transfer and the second second

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

13. Do you intend to present the testimony or report of a professional appraiser?

Yes No Unknown

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14. If you have filed a prior complaint on this parcel since the last for the valuation change requested must be one of those below. F section 5715.19(A)(2) for a complete explanation.	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 i complainant, R.C. 5715.19(A)(8) requires this section to be comp	
☐ The complainant has complied with the requirements of R. adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
I declare under penalties of perjury that this complaint (including a knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 03/17/25 Complainant or agent (printed) Kai	thy G Bailey
Complainant or agent (signature)	ulia
Sworn to and signed in my presence, this	day of March 2025
Notary A Will Andre (Date)	(Month) (Year)
	LESLIE POPIEL Notary Public, State of Ohio My Comm. Expires 05/25/2027
	William.

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		complaint 🔲 Co	ınter complaint	DTE Form 2
	Notices will be	sent only to those		City, State, ZIP code
		2RIFFI	11 11 1-	19 H ST 106
1. Owner of property		SKITTI	711839 10031	10/0 0/1 0/1
2. Complainant if not owne	ir 10/h			34
3. Complainant's agent 4. Telephone number and 4 40 - 2	email address of contact perso	n Mana	dmothers are	et Yohoo, C
5. Complainant's relations	hip to property, if not owner	0		
	If more than one parcel is	included, see "M	ultiple Parcels" Instruction.	
6. Parcel numbers from ta	x bill		Address of property	1 2 -
<u> </u>	6-135-042	834 M	lest 18th &	treet forum
8. The increase or decreas	e in market value sought. Coun Column A Complainant's Opinior (Full Market Val	n of Value	corting auditor's value may ha Column B Current Value (Full Market Value)	ve -0- in Column C. Column C Change in Value
01-006-13	5-642 \$50,0 50,5	890, 00 890, 00	160,550,00	#50,000 plus
	in value is justified for the follow held to sell r	ving reasons:	e that I have	e lived in f.
I will /	sell my hor	afford Id	the marense	o topo sell
J. will / 30 plus y forced to 10. Was property sold with and sale price \$	Sell my homining the last three years? Years and attach info	rmation explained	known If yes, show date of s	n back.

Tax year_______ BOR no. _____

DTE 1 Rev. 12/22

14. If you have filed a prior complaint on this parcel since the for the valuation change requested must be one of those be section 5715.19(A)(2) for a complete explanation.	e last reappraisal or update of property values in the county, the reason low. Please check all that apply and explain on attached sheet. See R.C.
The property was sold in an arm's length transaction. A substantial improvement was added to the property	
A substantial improvement was added to the property	y. Occupancy change of at least 15% had a substantial economic impact on my property.
15. If the complainant is a legislative authority and the comp complainant, R.C. 5715.19(A)(8) requires this section to be	laint is an original complaint with respect to property not owned by the completed.
☐ The complainant has complied with the requirements adoption of the resolution required by division (A)(6)(s of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the b) of that section as required by division (A)(7) of that section.
knowledge and belief is true, correct and complete.	ding any attachments) has been examined by me and to the best of my
Date	Title (if agent) N/A Ath Sare Suffeth
Sworn to and signed in my presence, this (Date)	day of Month) (Year)
	EXP. OCT 29:0

DTE	1
Rev	12/

Tax year				BOR n	0		DTE 1 Rev. 12/22		
ARADA COUNTGounty				_ Date re	eceived				
BOARD 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. Attach additional pages if necessary. Original complaint Counter complaints should use DTE Form 2 Original complaint Notices will be sent only to those named below.									
		Nai		Chamed	Street address, C	City, State, ZIP co	ode		
Owner of property		Dreama L & Ra	ndall Workman		10063 M	itchell Rd.			
2. Complainant if not owne	er		e ·		Columbia Sta	tion, OH 44028			
3. Complainant's agent									
4. Telephone number and	email ad	dress of contact perso	n (440) 236-40	05					
5. Complainant's relations	hip to pro	operty, if not owner							
	lf mo	re than one parcel is	included, see "l	Multiple F	arcels" Instruction.				
6. Parcel numbers from tax bill					Address of property				
12-00-0	81-000-	075	1006	3 Mitche	ell Rd. Columbia Station, OH 44028				
7. Principal use of property	y Resid	ence							
8. The increase or decreas			ter-complaints su	pporting a	uditor's value may hav	e -0- in Column C) .		
Parcel number	C	Column A omplainant's Opinion of Value (Full Market Value)		С	Column B urrent Value I Market Value)	Column Change in			
12-00-081-000-075		300,000			300,000				
9. The requested change in value is justified for the following reasons: The Columbia War Machine. Requesting 50% reduction in taxes.									
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

,		

	reappraisal or update of property values in the county, the reason Please check all that apply and explain on attached sheet. See R.C.
☐ 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 icomplainant, R.C. 5715.19(A)(8) requires this section to be comp	is an original complaint with respect to property not owned by the leted.
☐ The complainant has complied with the requirements of R adoption of the resolution required by division (A)(6)(b) of	.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the that section as required by division (A)(7) of that section.
knowledge and belief is true, correct and complete.	any attachments) has been examined by me and to the best of my
Date 3-15-25 Complainant or agent (printed) Dra	eanal Workmann eanal Workmann agent)
Roudall U Complainant or agent (signature) <u>Oneame L'U</u>	Jorkmon-
Sworn to and signed in my presence, this	15 day of March 2055 (Month) (Year)
Notary Notary	TARIAL SCHILL STACI R. WORKMAN
	NOTARY PUBLIC STATE OF OHIO Comm. Expires 05-05-2025



LORAIN COUNTAX year_	2024	BOR no.	DTE 1 Rev. 12/22
BOARD OF REVESION L	ORAIN	Date received FEB, 2028	

Complaint Against the Valuation of Real Property

Answellal Augustions 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 tho	se nar	ned below.				
		Name		Street	Street address, City, State, ZIP code			
1. Owner of property	NORGEN	GERHARDING	R	8945.	DL	VEST	RIDGE	84035
2. Complainant if not owner					_			
3. Complainant's agent							7	
4. Telephone number and em								
440.322-401 noreenq@windsteen.NET								
5. Complainant's relationship to property, if not owner								
1	If more than one pa	rcel is included, see '	'Multip	ole Parcels" In	struction.			
6. Parcel numbers from tax bi	ill		Address of property					
06-24-602-70	1=001	8945-1)	WEST &	RIBUE	RD		
	,							
7. Principal use of property	RESIDENCE				-			
8. The increase or decrease in	n market value sough	t. Counter-complaints s	upporti	ing auditor's valu	ue may hav	/e -0- in Col	lumn C.	
Parcel number	Complainant's C	Column A Complainant's Opinion of Value (Full Market Value)		Column B Current Valu Full Market Va	ue		olumn C ge in Value	Э
	rprox. \$1	DO NOTO		G	7.			
/(1)	1010/11/1	00,000						
9. The requested change in v MY TAXES MOR	alue is justified for th と イイタル L	e following reasons: Doubしぞの ? い	sdy	, ?				
10. Was property sold within a								
11. If property was not sold but).
12. If any improvements were	e completed in the las	st three years, show da	te <u>w</u>	600 1-001	and tota	al cost \$		•
13. Do you intend to present								
? I LIVE IN NEW POOF BY \$100,00	A COND - BUT MY	O PONO	T 1 As.	KNOW TO	THEED EE A HIS AV	LACK VAS FEUR E	CUST INCRE EXPEN	ASE
1-CANNOT.	AFFORD TO	Live Here	An	YMORE.	HELP	/ •		

14. If you have filed a prior complaint on this parcel since the last re for the valuation change requested must be one of those below. Ple 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 conomic impact on my property.			
15. If the complainant is a legislative authority and the complaint is a 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 knowledge and belief is true, correct and complete.				
Date 3-19-15 Complainant or agent (printed)	Title (if agent)			
Complainant or agent (signature)	handerge			
Sworn to and signed in my presence, this(Date)	day of(Month) (Year)			
Notary				