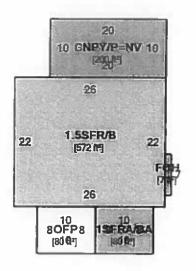


Parcel: 43-04379-000 Year: 2020

				real.	2020							
SUMMARY												
Deeded Name	KALF	MABEL IREN	NE							· -		
Owner	KALP MABEL IRENE 904 MAPLE ST NW								CALP MABEL IRENE 104 MAPLE ST NW			
	NEW	PHILADELPH	HA OH 44	663					PHILADELPHIA	OH 44663		
Tax District	43-NEW PHILA MUNI TWP - NEW PHILA C (NEW PHILA C.S.D.)			NEW PHILA CO	RP	Land Use 510-SINGLE FAMILY DWELL			DWELLING			
School District	NEW	PHIL. SD	9			Subdivisio	n					
Neighborhood	0241	0-NEW PHILA	DELPHIA	CORPORATION	l 10							
Location	904 1	W MAPLE AV	/E			Legal		WHOL	E 1785			
CD Year				Map Numbe	er	7.01		F	Routing Numbe	r 82000		
Acres	0.000	00		Sold		08/08/2000	6	5	Sales Amount	0.00		
VALUE						CURRE	NT CHARC	3ES				
District		EW PHILA MU V PHILA C.S.D		NEW PHILA CO	RP	Full Rate Effective R	?ate	69.600 45.884				
Land Use		SINGLE FAMIL		ING		Qualifying		36.839				
		Appraised		Assessed		Qualitying	Prior		First	Second	Total	
Land			15,770		5,520	Tax	1 1101	0.00	300.12	300.12	600.24	
Improvement			50,760		17,770	Special	T_I	0.00	3.00	3.00	6.00	
Total			66,530		23,290	Total		0.00	303.12	-	606.24	
CAUV	N		0		0	Paid		0.00	303.12	· · · · · · · · · · · · · · · · · · ·	303.12	
Homestead	Y		25,000		8,750	Due		0.00	0.00		303.12	
000	Υ		66,530		23,290					000.112	000.12	
Taxable			66,530		23,290							
FUTURE CHAR	GES											
Туре			Descrip	tion							Amount	
Special Assessment	ts		C98000	0000 MWCD							6.00	
TRANSFER HIS	TORY											
Date		Buyer		C	onveyanc	e De	eed Type	-	Sales A	mount Valid	# of Properties	
				_							ir or i ropordou	
	MABEL	RENE			90648		TIFICATE OF RANSFER			\$0.00 N	1	
LAND												
Туре						Dimensions	_	Des	cription		Value	
FR-FRONT LOT					40.0	00 X 180.000	Effec		rontage / Depth	1	15,770	
										Total	15,770	
DWELLING												
Card 1												
Style		01-SINGLE F	FAMILY	Family Rooms			0	Heati	ng		Y	
Stories			1.50	Dining Rooms			0	Cooli	ng		Y	
Rec Room Area			0	Year Built			1934	Grade	В		C+5	
Finished Basement			0	Year Remodele	đ			Firep	lace Openings		0	
Rooms			4	Full Baths			1		lace Stacks		0	
Bed Rooms			2	Half Baths			0	Living	Area		858	
				Other Fixtures			0	Total	Area		1,716	
								Value	•		48,210	
OTHER IMPRO	VEMEN'	Τ										
Card Type		-	Year Buil	t Year Remodeled	Соп	dition	Dimensions	Des	cription	Size	Value	
1 DFG-DETACI GARAGE	HED FRAI	ME	1934		F-F	FAIR	18 X 20		gth x Width	360	2,550	
CAIVOL								(Opt	ional)	Total	2,550	
UTILITIES									<u> </u>			
Water	N Sev	wer	N E	Electric	N	Gas	N	Weli		N Septic	N	
							**			· · · · · · · · · · · · · · · · · · ·		

SKETCH					
Card 1					
ID	Description	Size			
Α	1.5SFR/B (1.5 STORY FRAME / BASEMENT)	572			
В	OFP (OPEN FRAME PORCH)	80			
С	1SFRA/BA (ONE STORY FRAME ADDITION / BASEMENT ADDITION)	80			
D	FOH (FRAME OVERHANG 1S)	7			
E	CNPY/P=NV (CANOPY / PATIO (NO VALUE))	200			
1	DFG-DETACHED FRAME GARAGE	360			



1



March 8, 2021

80 ft

1:500

20

20 m

10

Tuscarawas County, OH



Division of Real Estate & Professional Licensing

AGENCY DISCLOSURE STATEMENT



ag	e real estate agent who is providing you with this form is ent or the agent's brokerage by merely signing this form vised of the role of the agent(s) in the transaction proposed by the term "buyer" includes a tenant.)	. Instead, the purpose of the	nis form is to confirm	that you have been					
Pro	Property Address: 904 Maple Are XW								
	yer(s):								
Sel	ler(s): <u>MAIR</u> ESTATE								
_									
	I. TRANSACTION INVOLVING TWO	AGENTS IN TWO DIFF	ERENT BROKERA	GES					
Th	e buyer will be represented by		, and	RAGE					
	e seller will be represented by	-	_, and	RAGE					
_									
Ift	II. TRANSACTION INVOLVING To wo agents in the real estate brokerage	WO AGENTS IN THE S.	AME BROKERAG	<u>c</u>					
гер	resent both the buyer and the seller, check the following rela	ationship that will apply:							
	Agent(s)		work(s) for the buye	r and					
	Agent(s) work(s) for the seller. Unless personally involved in the transaction, the principal broker and managers will be "dual agents," which is further explained on the back of								
	form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information.								
	Every agent in the brokerage represents every "client" of t	Every agent in the brokerage represents every "client" of the brokerage. Therefore, agents							
	and will be working for both the buyer and seller as "dual agents." Dual agency is explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information. Unless indicated below, neither the agent(s) nor the brokerage acting as a dual agent in this transaction has a personal, family or business relationship with either the buyer or seller. If such a relationship does exist, explain:								
				·					
Ag	ent(s) Hypen Market Community and i	NG ONLY ONE REAL E	STATE AGENT	will					
	be "dual agents" representing both parties in this transaction this form. As dual agents they will maintain a neutral position information. Unless indicated below, neither the agent(s) personal, family or business relationship with either the agent (s) and (s) are the content of the content	on in a neutral capacity. Do tion in the transaction and nor the brokerage acting as	ual agency is further of they will protect all p a dual agent in this to	explained on the back of arties' confidential ransaction has a					
4	represent only the (check one) A seller or D buyer in this represent his/her own best interest. Any information provi	transaction as a client. The	e other party is not re osed to the agent's cl	presented and agrees to ient.					
		CONSENT							
	I (we) consent to the above relationships as we enter into the (we) acknowledge reading the information regarding dual	his real estate transaction. agency explained on the ba	If there is a dual agen	ncy in this transaction, I					
	BUYER/TENANT DATE	SELLERZANDLORD	vyraux	DATE					
	BUYER/TENANT DATE	SELLER/LANDLORD		DATE					

			nformation on Lead-Ba						
J	Property A	ddress 90	4 Maple	Ave	NW	New	Phila		
1	ead Warni	ad Warning Statement							
i d ii F r ii	notified that so of developing nouding lead poisoning also required to pa n the seller's	such property ma g lead poisoning. Irning disabilities, so poses a partici rovide the buyer v possession and no	t in residential real prop y present exposure to lea Lead poisoning in you reduced intelligence qual alar risk to pregnant wo with any information on otify the buyer of any kno azards is recommended	nd from lead-bas ung children ma uotient, behavio men. The selle lead-based pain own lead-based	ed paint that may produce penderal problems, or any interest that are the paint that are the paint hazards from the paint hazards.	nay place young manent neurolo and impaired m t in residential n risk assessments	children at risk gical damage, nemory. Lead eal property is or inspections		
	seller's Disc	iosura							
_			paint and/or lead-base	ed paint hazar	ds (check (i) or	· (ii) helow)·			
			ased paint and/or lead				using		
ſ	(ii) Records		mowledge of lead-bas			paint hazards in	the housing.		
,,	 (i) Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below). 								
	(ii)	Seller has no i	reports or records pert housing.	aining to lead-	based paint a	nd/or lead-base	ed paint		
F	Purchaser's	Acknowledgme	ent (initial)						
(0	c)	_ Purchaser has	received copies of all	information lis	ted above.	15			
(0									
(6			or (ii) below):	3					
	(i)	received a 10-	day opportunity (or mi	utually agreed of lead-based p	upon period) i paint and/or le	to conduct a risead-based paint	k assess- hazards; or		
	(ii) <u></u>	waived the op lead-based pa	portunity to conduct a int and/or lead-based	a risk assessme paint hazards.	ent or inspecti	on for the pres	ence of		
A	lgent's Ack	nowledgment (i	nitial)						
(f	- // / //	Agent has info	ormed the seller of the per responsibility to en	seller's obligat	tions under 42 ce.	2 U.S.C. 4852(d)	and is		
C	ertification	of Accuracy				22			
Т	he following	parties have revi	ewed the information al	oove and certify,	to the best of	their knowledge,	that the		
V	almer	ca Bain	3/6/202	/					
Λ\$	eller		Date	Seller		CAC	Date		
P —	urchaser	tul	Date / 3/16/2/	Purchaser			Date		
A	geor		Date	Agent			Date		