

Please be advised that, occasionally, a Complainant may amend the Complainant's Opinion of Value prior to or during the hearing. To request the entire BOR file, please contact the Public Records Officer at 513-946-4048.

DTE FORM 1 (Revised 01/02)

COMPLAINT AGAINST THE VALUATION OF REAL PROPERTY

ORC 5715.13, 5715.19

ANSWER ALL QUESTIONS AND TYPE OR PRINT ALL INFORMATION
READ INSTRUCTIONS ON SECOND PAGE BEFORE COMPLETING FORM
ATTACH ADDITIONAL PAGES IF NECESSARY

HAMILTON COUNTY

DATE RECEIVED

MAR 20 2012

BOARD OF REVISION

TAX YEAR 2011 COUNTY Hamilton

☒ ORIGINAL COMPLAINT ☐ COUNTER-COMPLAINT

510
001

BOR NO

11-503146

NOTICES WILL BE SENT ONLY TO THOSE NAMED BELOW

1) Owner of Property Daniel Ahrens + Daniel Costello Address, City, State, Zip _____
Mailing Address 1990 Berkshire Club City, State, Zip Cincinnati OH 45230
5) Complainant's relationship to property owner Self

2) Complainant if not owner _____
3) Complainant's agent Dennis Risch, Attorney Heis & Wenstrup
817 Main Street, 8th Floor Cincinnati, OH 45202
4) _____
5) _____

If more than one parcel is included, see "Mult

6) Parcel number from tax bill 030-0001-0091 3310 Walworth Ave 45226
7) Principal use of property: 510 - 3FR

8) The increase or decrease in taxable value sought. Counter-complaints supporting auditor's value may have zero in Column D.

Parcel Number	Complainant's Opinion of Value		Column C Current Taxable Value (From Tax Bill)	Column D Change in Taxable Value (+or-) (Column B minus Column C)
	Column A True Value (Fair Market Value)	Column B Taxable Value (35% of Column A)		
030-0001-0091	35,000	12,250	24,995	-12,745

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

Recent arm's lengths sale price is best evidence of FMV

10) Was property sold within the last 3 years? ☒ Yes ☐ No ☐ Unknown If yes, show date of sale 1-11-12 and sale price 35,000; and attach information explained in "Instructions for Question 10" on back.

11) If property was not sold but was listed for sale in the last 3 years, attach a copy of listing agreement or other available evidence.

12) If any improvements were completed in the last 3 years, show date _____ and total cost _____

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

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

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

☐ The property lost value due to casualty;

☐ A substantial improvement was added to the property;

☐ Occupancy change of at least 15% had a substantial economic impact on the property;

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

Date: 3/20/12 Complainant or Agent _____

Sworn to and signed in my presence, this _____ day of _____

Notary public _____



Notary Public, State of Ohio
My Commission Expires 06-12-2015

Title (If Agent) Attorney

20 12

[Signature]