

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.

HAMILTON COUNTY

JAN 16 2024

Tax year 2023

BOR no. 2023-08022 DTE 1 Rev 12/22

County Hamilton

Date received \_\_\_\_\_

BOARD OF REVISION

**Complaint Against the Valuation of Real Property**

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

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	Hawkstone Associates, Inc.	9171 Dry Fork Road, Harrison, OH 45030	
2. Complainant if not owner	Same as Owner		
3. Complainant's agent	Thomas M. Tepe, Jr.	One E. Fourth Street, Suite 1400, Cincinnati, OH 45202	
4. Telephone number and email address of contact person: (513) 639-3947/ttepe@kmlaw.com			
5. Complainant's relationship to property, if not owner: Complainant is Owner If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill	Address of property		
210-0077-0010-00	3200 Harrison Avenue		
7. Principal use of property: Gas Station/c-store			
8. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
210-0077-0010-00	\$420,000	\$565,550	-\$145,550
9. The requested change in value is justified for the following reasons: See attached appraisal.			

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