

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 06 2022

BOARD OF REVISION

Tax year 2021

BOR no. 2021-060003

DTE 1
Rev. 08/21

County HAMILTON

Date received _____

Complaint Against the Valuation of Real Property

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

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

☒ Original complaint ☐ Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	VEREGATE RACE STREET LLC	6248 DAVON CT, LOVELAND, OH 45140	
2. Complainant if not owner	WILLIAM E LEAVITT JR	1514 RACE ST., CINCINNATI OH 45202	
3. Complainant's agent			
4. Telephone number of contact person			
5. Email address of complainant			
6. Complainant's relationship to property, if not owner		NEIGHBOR	
If more than one parcel is included, see "Multiple Parcels" on back.			
7. Parcel numbers from tax bill	Address of property		
081-0004-0010-00	1518 RACE ST., CINCINNATI, OH 45202		
8. Principal use of property	VACANT LOT		
9. 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
081-0004-0524-00	250,000	45,310	204,690
081-0004-0525-00	081-0004-0010-00		
081-0004-0526-00	WEL		
10. The requested change in value is justified for the following reasons: PARCEL 081-0004-0010-00 IS A VACANT LOT WHOSE FOOTPRINT IS EXACTLY THE SAME AS THE 3 PARCELS NEXT TO IT (3 CONDOMINIUMS ON ONE LOT). THE REPORTED VALUE IS \$204,690 LESS. THE ADJACENT LOTS WERE SOLD FOR \$250,000 IN SEP 2015. THE OWNER OF THIS IDENTICAL PARCEL IS CLAIMING TO HAVE PAID \$15,657 IN MAR18			

11. 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 11" on back.

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

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

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

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

☐ The property lost value due to a casualty.

☐ A substantial improvement was added to the property.

☐ Occupancy change of at least 15% had a substantial economic impact on my property.

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

Date 01/06/2022 Complainant or agent [Signature]

Signature

Title (if agent) HOWARD S. MANDELL

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

Notary Public, State of Ohio

My Commission Expires 03-27-2024

Notary [Signature]

Signature