

JAN 22 2025

Tax year 2024 BOR no. 2024-005
County Clark Date received 1/22/2025

DTE 1
Rev. 12/22

HILLARY HAMILTON
AUDITOR

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	Twin Creeks Community Assn	PO Box 291 New Carlisle, OH 45344	
2. Complainant if not owner	Kim Griffith, President TCCA	" " " "	
3. Complainant's agent			
4. Telephone number and email address of contact person 937-478-9448 5072 president.twincreeks@gmail.com			
5. Complainant's relationship to property, if not owner President, TCCA HOA Board			
If more than one parcel is included, see "Multiple Parcels" instruction.			
6. Parcel numbers from tax bill		Address of property	
0300500029201038		909 McKees Mill Run New Carlisle, OH 45344	
7. Principal use of property Community park with an open shelter and 1/2 court basketball			
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
0300500029201038	\$20,000.00	\$17,060.00 (2023)	\$2,940 increase
	per notice of change from auditor	\$26,940 (2024)	\$6,940
9. The requested change in value is justified for the following reasons: The increase in value represents a 62% increase over the previous valuation. The improvement made to the park was an open air shelter and a half court basketball area. We don't feel this increases the value by 62%.			

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.
NA

12. If any improvements were completed in the last three years, show date Sept 2023 and total cost \$ 45,000

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 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. NA

- 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. NA

- 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 attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date Jan 14, 2025 Complainant or agent (printed) Kim Griffith Title (if agent) President

Complainant or agent (signature) *Kim Griffith* 937478-9448

Sworn to and signed in my presence, this 14th day of January 2025
(Date) (Month) (Year)

Notary *[Signature]*



ANGELA M ALBRIGHT
Notary Public
State of Ohio
My Comm. Expires
January 24, 2027