

Deadline March 31st

FEB 26 2026

HILLARY HAMILTON
AUDITOR

Tax year 2025 BOR no. 2025-099
County clark Date received 2/26/2026

DTE 1
Rev. 12/22

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	Virgil Anthony Thomas Shingler	3920 Delmarcircle, Springfield, OH 45503	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number and email address of contact person 937-471-0393			
5. Complainant's relationship to property, if not owner If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill		Address of property	
2200300020105041		3920 Delmarcircle, Springfield, OH 45503	
7. Principal use of property <u>Single Family</u>			
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
2200300020105041	\$160,000	220,990	\$60,990
9. The requested change in value is justified for the following reasons: <u>I have not made improvements other than new top for deck. My privacy fence is in terrible condition, even missing the whole back side. My roof needs replaced. My driveway needs redone.</u>			

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 7-30-25 and total cost \$ 700

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.

- 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.

- 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 2-25-26 Complainant or agent (printed) Virgil Shingler Title (if agent) _____

Complainant or agent (signature) 

Sworn to and signed in my presence, this _____ day of _____ (Date) (Month) (Year)

Notary _____

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 3920 DELMAR CIR

Map ID: 220-03-00020-105-041

LUC: 510-SINGLE FAMILY, PLATTED

Card: 1 of 1

Tax Year: 2025

Printed: 02/27/26

CURRENT OWNER

SHINGLER VIRGIL ANTHONY THOMAS

GENERAL INFORMATION

Routing No. FSW5-A2 003-00
 Class Residential
 Living Units 1
 Neighborhood 220R0024
 District
 Zoning
 Alternate Id
 Tax District Moorefield Township Neisd

CAUV

Field Review Flag:

Property Notes

Note Codes:



2200300020I05041 12/11/2023

Land Information

Type	Size	Influence Factors	Influence %	Value
F-Regular Lot	F 71 103			34,710

Total Acres: .1679

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	12,150	34,710	34,710	0	34,710
Building	65,200	186,280	186,280	0	178,620
Total	77,350	220,990	220,990	0	213,330

Value Flag 1-COST APPROACH
 Manual Override Reason
 Base Date of Value
 Effective Date of Value
 Owner Occupied Y

Entrance Information

Date	ID	Entry Code	Source
09/18/24	KQ	10-Adv	3-Other
08/24/18	TAS	R-Review	3-Other
12/19/17	GSK	10-Adv	3-Other
10/25/11	RVJT	5-Occupant Not Home	3-Other
10/21/11	JHC	5-Occupant Not Home	3-Other

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
02/14/17			0-Valid Sale			SHINGLER FOREST W & VIRGIL ANTHONY
12/29/10			0-Valid Sale		SD-Sheriff's Deed	SECRETARY OF HOUSING & URBAN DEV
05/17/10			0-Valid Sale		SV-Survivorship Deed	SMITH BENJAMIN D & JENNIFER L
11/21/06	148,000		0-Valid Sale			OGDEN MELISSA J

Property Factors

Topo: 1-Level
 Utilities: 1-All Public
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 NORTH RIDGE SUBD NO 16-A-3
 710

Addl. Tieback:

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Parcel Id: 220-03-00020-105-041

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Card: 1 of 1

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Dwelling Information

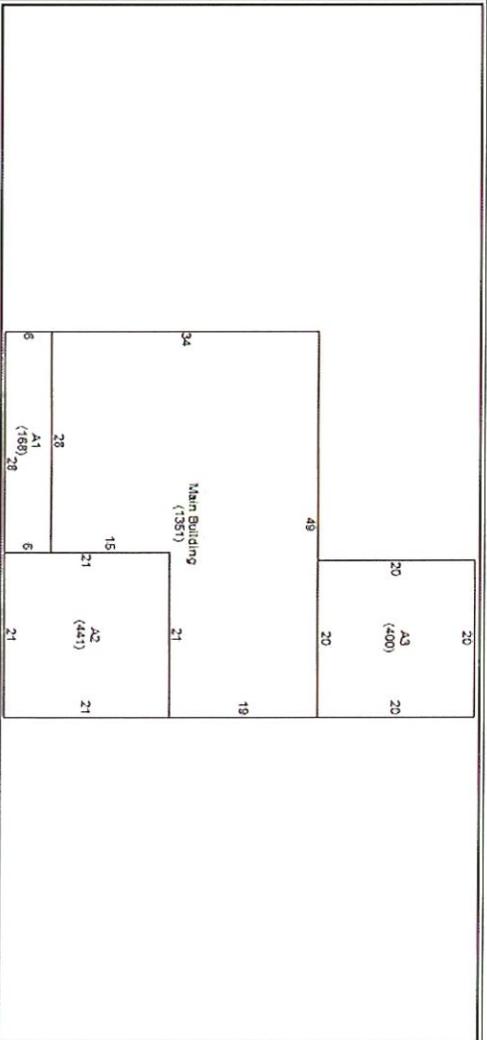
Story height	1	Total Rooms	5
Exterior Walls	3-Mas&Fr	Bedrooms	3
Style	03-Ranch	Family Rooms	0
Year Built	1993	Full Baths	2
Eff Year Built		Half Baths	0
Year Remodeled		Addl. Fixtures	2
Kitchen Remod		Total Fixtures	8
Bath Remod			
Basement	4-Full Bsmt		
Heat Type	3-Central Heat W/ Ac	Masonry Trim	
Fuel Type	2-Gas	Unfinished Area	
System Type	1-Hot Air	Rec Rm Size	
Attic	1-None	FBLA Size	
Phy. Condition	A-Average Condition	Openings	
Int vs Ext	2-Same	# Car Bsmt Gar	
Stacks			
Pre-Fab			
Misc		Qty	
Grade	C		
CDU	GD-GOOD	Functional	
Market Adj		Economic	
% Complete		% Good Ovr	
Cost & Design	0	NBHD Fact	1

Dwelling Computations

Base Price	182,890	% Good	82
Plumbing	4,300	Market Adj	
Basement	0	Functional	
Heating	6,320	Economic	
Attic	0	% Complete	
Other Features	0	C&D Factor	1
Subtotal	193,510	Adj Factor	1
		Additions	27,600
Ground Floor Area	1,351		
Total Living Area	1,351	Dwelling Value	186,280

Misc & Gross Building Values

Misc Building No
Gross Building: Misc Adjusted Value



Additions

Line	Low	1st	2nd	3rd	Area	Yr Bit	Eff Yr	Grade	CDU	%Comp	Value
0					1,351						
1		1			168						7,500
2		59M			441						18,300
3		25			400						7,800

Outbuilding Data

Type	Yr Bit	Eff Yr	Size	Area	Gr	Qty	ModCd	PH	FV	MA	%Comp	Value
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Condominium / Mobile Home Information

Complex Name	Number
Condo Model	Unit Type
Unit Number	Unit View
Unit Level	Model (MH)
	Model Make (MH)