

MAR 18 2026

HILLARY HAMILTON
AUDITOR

Tax year 2025 BOR no. 2025-146
County Clark Date received 3/18/2026

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 | VICKI LYNN McDANIEL | 2140 BODA ST, SPRINGFIELD, OHIO 45503 |
| 2. Complainant if not owner | | |
| 3. Complainant's agent | | |

4. Telephone number and email address of contact person
937-631-8181 937-631-8182

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 |
| 340-07-00024-112-023 | 2148 BODA ST, SPRINGFIELD, OHIO 45503 |
| | |
| | |

7. Principal use of property FAMILY OCCUPIED - NOT A RENTAL

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 |
|----------------------|---|--|-----------------------------|
| 340-07-00024-112-023 | \$23,533 ⁰⁰ | \$30,300 ⁰⁰ | \$6,767 ⁰⁰ |
| | | | |
| | | | |

9. The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values.

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

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 3/18/26 Complainant or agent (printed) Vicki L. McDaniel Title (if agent) _____

Complainant or agent (signature) Vicki Lynn McDaniel

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

(Date) (Month) (Year)

Notary _____

MAR 18 2026

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|-----------------------------|----------------------|---------------------------------------|
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| 2. Complainant if not owner | | |
| 3. Complainant's agent | | |

4. Telephone number and email address of contact person
937-631-8181 937-631-8182

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 |
|---------------------------------|---------------------------------------|
| 340-07-00024-113-011 | 0 BODA ST. SPRINGFIELD, OHIO 45503 |
| 340-07-00024-113-012 | 0 BODA ST. SPRINGFIELD, OHIO 45503 |
| 340-07-00024-113-013 | 2204 BODA ST. SPRINGFIELD, OHIO 45503 |

7. Principal use of property EMPTY LOTS

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 |
|----------------------|---|--|-----------------------------|
| 340-07-00024-113-011 | \$3743 ⁰⁰ | \$4000 ⁰⁰ | \$257 ⁰⁰ |
| 340-07-00024-113-012 | \$3743 ⁰⁰ | \$4000 ⁰⁰ | \$257 ⁰⁰ |
| 340-07-00024-113-013 | \$3743 ⁰⁰ | \$4000 ⁰⁰ | \$257 ⁰⁰ |

9. The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values.

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

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.

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- 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 3/18/26 Complainant or agent (printed) Vicki L. McDaniel Title (if agent) _____

Complainant or agent (signature) Vicki Lynn McDaniel

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

Notary _____

FILED
CLARK COUNTY AUDITOR

MAR 18 2026

HILLARY HAMILTON
AUDITOR

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Original complaint Counter complaint
Notices will be sent only to those named below.

| | Name | Street address, City, State, ZIP code |
|-----------------------------|---------------------|---------------------------------------|
| 1. Owner of property | VICKI LYNN McDANIEL | 2140 BONA ST. SPRINGFIELD, OHIO 45503 |
| 2. Complainant if not owner | | |
| 3. Complainant's agent | | |

4. Telephone number and email address of contact person
937-631-8181 937-631-8182

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 |
|---------------------------------|--|
| <u>340-07-00024-113-014</u> | <u>2206 BONA ST. SPRINGFIELD, OHIO 45503</u> |
| <u>340-07-00024-113-015</u> | <u>0 BONA ST. SPRINGFIELD, OHIO 45503</u> |
| <u>340-07-00024-113-016</u> | <u>0 BONA ST. SPRINGFIELD, OHIO 45503</u> |

7. Principal use of property Empty Lots

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 |
|-----------------------------|---|--|-----------------------------|
| <u>340-07-00024-113-014</u> | <u>\$ 3743⁰⁰</u> | <u>\$ 4000⁰⁰</u> | <u>\$ 257⁰⁰</u> |
| <u>340-07-00024-113-015</u> | <u>\$ 3743⁰⁰</u> | <u>\$ 4000⁰⁰</u> | <u>\$ 257⁰⁰</u> |
| <u>340-07-00024-113-016</u> | <u>\$ 3743⁰⁰</u> | <u>\$ 4006⁰⁰</u> | <u>\$ 257⁰⁰</u> |

9. The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values.

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

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.

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- A substantial improvement was added to the property.
- The property lost value due to a casualty.
- 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)(8)(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 3/18/26 Complainant or agent (printed) Vicki McDaniel Title (if agent) _____

Complainant or agent (signature) Vicki Lynn McDaniel

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

Notary _____

FILED
CLARK COUNTY AUDITOR

MAR 18 2026

HILLARY HAMILTON
AUDITOR

Tax year 2025 BOR no. 2025-146
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Attach additional pages if necessary.

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Original complaint Counter complaint

Notices will be sent only to those named below.

| Name | | Street address, City, State, ZIP code | |
|--|---|--|---------------------------------------|
| 1. Owner of property | VECKI LYNN MCDANIEL | | 2140 BODA ST, SPRINGFIELD, OHIO 45503 |
| 2. Complainant if not owner | | | |
| 3. Complainant's agent | | | |
| 4. Telephone number and email address of contact person | | | |
| 937-631-8181 | | 937-631-8182 | |
| 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 | |
| 340-07-00024-113-017 | | 0 BODA ST, SPRINGFIELD, OHIO 45503 | |
| 340-07-00024-118-009 | | 0 WOOD DATE AVE SPRINGFIELD, OHIO 45503 | |
| 340-07-00024-118-010 | | 0 WOOD DATE AVE, SPRINGFIELD, OHIO 45503 | |
| 7. Principal use of property <u>Empty Lots</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 |
| 340-07-00024-113-017 | \$ 3743 ⁰⁰ | \$ 4000 ⁰⁰ | \$ 257 ⁰⁰ |
| 340-07-00024-118-009 | \$ 3743 ⁰⁰ | \$ 4000 ⁰⁰ | \$ 257 ⁰⁰ |
| 340-07-00024-118-010 | \$ 3743 ⁰⁰ | \$ 4000 ⁰⁰ | \$ 257 ⁰⁰ |
| 9. The re The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values. | | | |

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

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.
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Date 3/18/26 Complainant or agent (printed) Vicki L. McDaniel Title (if agent) _____

Complainant or agent (signature) Vicki Lynn McDaniel

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

Notary _____

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Original complaint Counter complaint
Notices will be sent only to those named below.

| | | |
|-----------------------------|-----------------------------------|---------------------------------------|
| | Name | Street address, City, State, ZIP code |
| 1. Owner of property | John Richard + Vick Lynn McDaniel | |
| 2. Complainant if not owner | | 2140 BODA ST. SPRINGFIELD, OHIO 45503 |
| 3. Complainant's agent | | |

4. Telephone number and email address of contact person
937-631-8181 937-631-8182

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 |
|---------------------------------|---------------------------------------|
| 340-07-00024-112-021 | 2142 BODA ST. SPRINGFIELD, OHIO 45503 |
| 340-07-00024-112-022 | 2140 BODA ST. SPRINGFIELD, OHIO 45503 |

7. Principal use of property PRIMARY RESIDENCE

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 |
|----------------------|---|--|-----------------------------|
| 340-07-00024-112-021 | \$3712 ⁰⁰ | \$3960 ⁰⁰ | \$248 ⁰⁰ |
| 340-07-00024-112-022 | \$59322 ⁰⁰ | \$70,900 ⁰⁰ | \$11578 ⁰⁰ |

9. The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values.

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

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.

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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.

John Richard McDanel

Date 3/18/26 Complainant or agent (printed) Vicki L McDanel Title (if agent) _____

Complainant or agent (signature) *Vicki Lynn McDanel*

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

Notary _____

MAR 18 2026

HILLARY HAMILTON
AUDITOR

Tax year 2025 BOR no. 2025-146
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| | | | | | |
|---|---|--|---------------------------------------|---------------------------------------|--|
| 1. Owner of property | | Name | | Street address, City, State, ZIP code | |
| | | John & VECKI MCDANIEL | | 2140 BODA ST. SPRINGFIELD, OHIO 45503 | |
| 2. Complainant if not owner | | | | | |
| 3. Complainant's agent | | | | | |
| 4. Telephone number and email address of contact person | | | | | |
| 937-631-8181 937-631-8182 | | | | | |
| 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 | | |
| 340-07-00024-112-020 | | | 2130 BODA ST. SPRINGFIELD, OHIO 45503 | | |
| 7. Principal use of property <u>Rental</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 | | |
| 340-07-00024-112-020 | \$34283 ⁰⁰ | \$43880 ⁰⁰ | \$9597 ⁰⁰ | | |
| 9. The neighborhood has not seen any noticeable improvements in recent years. In contrast it has been deteriorating. Many houses have become rentals and are not maintained by the occupants. The streets are in need of repair and continue to deteriorate after being reported to the city. These properties are close or adjacent to HUD houses which many times are also not maintained. A HUD house and a private dwelling had caught fire in the past and are still in need of repair. Several properties have been empty for extend time and are in need of repair and are overgrown. Junk cars are also located through out the neighborhood on private properties. Pictures can be submitted upon request to substantiate neighborhood conditions affecting the property values. | | | | | |

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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

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.

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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.

John McDANIEL

Date 3/18/26 Complainant or agent (printed) Vicki McDANIEL Title (if agent) _____

Complainant or agent (signature) *Vicki McDaniel*

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

Notary _____



Other pictures of current conditions of the neighborhood are available upon request.

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2148 BODA ST

Map ID: 340-07-00024-112-023

LUC: 510-SINGLE FAMILY, PLATTED

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 021-00
 Class Residential
 Living Units 1
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



3400700024112023 12/12/2023

Land Information

| Type | Size | Influence Factors | Influence % | Value |
|---------------|----------|-------------------|-------------|-------|
| F-Regular Lot | F 40 123 | | | 7,920 |

Total Acres: .1129

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|---------------|---------------|---------------|----------|---------------|
| Land | 2,770 | 7,920 | 7,920 | 0 | 7,920 |
| Building | 7,830 | 22,380 | 22,380 | 0 | 22,600 |
| Total | 10,600 | 30,300 | 30,300 | 0 | 30,520 |

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-----------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 11/21/17 | DXS | 10-Adv | 3-Other |
| 10/05/11 | JHC | 2-Information At Door | 1-Owner |
| 03/22/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity |
|---------------|--------|-------------------|--------------|
| 07/24/18 | 17,000 | 2-Land & Building | 0-Valid Sale |
| 10/23/15 | | | |
| 10/23/15 | | | |
| 03/26/08 | | | |

Deed Reference

| Deed Reference | Deed Type | Grantor |
|--------------------|-----------|------------------------|
| QC-Quit Claim Deed | | LVP OHIO LLC |
| QC-Quit Claim Deed | | ROARK ESSIE |
| QC-Quit Claim Deed | | NORMAN PATRICIA ANN |
| QC-Quit Claim Deed | | VALENTE PAUL R TRUSTEE |

Property Factors

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

2-Above Street

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 146

Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Map ID: 340-07-00024-113-011

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 011-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|--------------|--------------|--------------|----------|----------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Obv Only | 3-Other |
| 03/16/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE E & ESSIE |

Property Factors

Topo: 1-Level
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 144

Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Parcel Id: 340-07-00024-113-011

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|-----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional |
| % Complete | Economic |
| Cost & Design 0 | % Good Ovr |
| | NBHD Fact |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

Misc Building No
1995 BD OF REV.

Misc Adjusted Value

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|-------------------------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
| Outbuilding Data | | | | | | | | | | | | |

Condominium / Mobile Home Information

Complex Name
Condo Model
Unit Number
Unit Level

Number
Unit Type
Unit View
Model (MH)
Model Make (MH)

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : BODA ST

Map ID : 340-07-00024-113-012

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02-012-012
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Scsd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

Type F Undeveloped Lot F Size 40 124 Influence Factors Influence % Value 4,000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|----------|----------|-----------|-------|--------|--------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/16/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE E & ESSIE |

Property Factors

Topo: 4-Rolling
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 143
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Parcel Id: 340-07-00024-113-012

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|-----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional |
| % Complete | Economic |
| Cost & Design 0 | % Good Ovr |
| | NBHD Fact |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adi Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

| | |
|------------------|---------------------|
| Misc Building No | Misc Adjusted Value |
| 1995 BD OF REV. | |

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

Outbuilding Data

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|

Condominium / Mobile Home Information

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

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2204 BODA ST

Map ID: 340-07-00024-113-013

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 013-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Scsd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|--------------|--------------|--------------|----------|----------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Obv Only | 3-Other |
| 03/15/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity |
|---------------|-------|--------|----------|
| 08/31/15 | 5,100 | 1-Land | |
| 11/04/03 | | | |
| 12/01/83 | 2,000 | | |

| Deed Reference | Deed Type | Grantor |
|-------------------|-----------|---|
| FD-Fiduciary Deed | | ROARK ESSIE ROARK LAWRENCE E & ESSIE |

Property Factors

Topo: 1-Level
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 142
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : 2204 BODA ST

Parcel Id: 340-07-00024-113-013

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|----------------|----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Add. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |

| | |
|----------------|-----------------|
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |

Grade D+
 CDU FR-FAIR
 Market Adj
 % Complete 0
 Cost & Design 0

Functional Economic
 % Good Ovr
 NBHD Fact

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

Misc Building No
 1995 BD OF REV.

Misc Adjusted Value

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bld | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

Outbuilding Data

| Type | Yr Bld | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
| | | | | | | | | | | | | |

Condominium / Mobile Home Information

Complex Name
 Condo Model
 Unit Number
 Unit Level

Number
 Unit Type
 Unit View
 Model (MH)
 Model Make (MH)

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2206 BODA ST

Map ID : 340-07-00024-113-014

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 014-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

Type F Undeveloped Lot F Size 40 124 Influence Factors Influence % 4,000 Value

Assessment Information

| Assessed | Appraised | Cost | Income | Market |
|-------------|-----------|-------|--------|--------|
| Land 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building 0 | 0 | 0 | 0 | 0 |
| Total 1,400 | 4,000 | 4,000 | 0 | 0 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/16/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE E & ESSIE |

Property Factors

Topo: 1-Level
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 141
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2206 BODA ST

Parcel Id: 340-07-00024-113-014

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|----------------|----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |

| | |
|----------------|-----------------|
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |

Stacks
Pre-Fab

Misc

Qty

Grade D+
CDU FR-FAIR
Market Adj
% Complete 0
Cost & Design 0

Functional Economic
% Good Ovr
NBHD Fact

Dwelling Computations

| | |
|----------------|------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |

Ground Floor Area
Total Living Area
Building Notes

Dwelling Value

Misc & Gross Building Values

Misc Building No
1995 BD OF REV.

Misc Adjusted Value

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|

Additions

| Type | Yr Bit | Eff Yr | Size | Area | Gr Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|--------|-------|----|----|----|-------|-------|
|------|--------|--------|------|------|--------|-------|----|----|----|-------|-------|

Outbuilding Data

Condominium / Mobile Home Information

Complex Name
Condo Model
Unit Number
Unit Level

Number
Unit Type
Unit View
Model (MH)
Model Make (MH)

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Map ID : 340-07-00024-113-015

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 015-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Influence Factors | Influence % | Value |
|-------------------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | 4,000 |

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|--------------|--------------|--------------|----------|----------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|--------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Obly Only | 3-Other |
| 03/07/06 | PJ | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE E & ESSIE |

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:
 OAK CREST ALL & VAC ALLEY N
 140
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Parcel Id: 340-07-00024-113-015

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|-----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional |
| % Complete | Economic |
| Cost & Design 0 | % Good Ovr |
| | NBHD Fact |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

Misc Building No
1995 BD OF REV.

Misc Adjusted Value

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|

Additions

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|

Outbuilding Data

Condominium / Mobile Home Information

Complex Name
Condo Model
Unit Number
Unit Level

Number
Unit Type
Unit View
Model (MH)
Model Make (MH)

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : BODA ST

Map ID: 340-07-00024-113-016

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 016-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Scsd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|----------|----------|-----------|-------|--------|--------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

Value Flag 1-COST APPROACH

Manual Override Reason
 Base Date of Value
 Effective Date of Value
 Owner Occupied

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/07/06 | PJ | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|--------------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | ROARK LAWRENCE E & ESSIE |

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:
 OAK CREST ALL & VAC ALLEY N
 139
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Parcel Id: 340-07-00024-113-016

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|----------------|----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |

| | |
|----------------|-----------------|
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |

| | |
|-----------------|------------|
| Grade D+ | Functional |
| CDU FR-FAIR | Economic |
| Market Adj | % Good Ovr |
| % Complete | NBHD Fact |
| Cost & Design 0 | |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features 0 | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

| | |
|------------------|---------------------|
| Misc Building No | Misc Adjusted Value |
| 1995 BD OF REV. | |

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|-------------------------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
| Outbuilding Data | | | | | | | | | | | | |

Condominium / Mobile Home Information

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

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Map ID: 340-07-00024-113-017

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 017-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|--------------|--------------|--------------|----------|----------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/07/06 | PJ | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|--------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE E & ESSIE |

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:
 OAK CREST ALL & VAC ALLEY N
 138
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : BODA ST

Parcel Id: 340-07-00024-113-017

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|----------------|----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |

| | |
|----------------|-----------------|
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |

| | |
|-----------------|------------|
| Grade D+ | Functional |
| CDU FR-FAIR | Economic |
| Market Adj | % Good Ovr |
| % Complete | NBHD Fact |
| Cost & Design 0 | |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Buiding Values

| | |
|------------------|---------------------|
| Misc Building No | Misc Adjusted Value |
| 1995 BD OF REV. | |

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|-------------------------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
| Outbuilding Data | | | | | | | | | | | | |

Condominium / Mobile Home Information

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

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : WOOD DALE AVE

Map ID: 340-07-00024-118-009

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 003-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Scsd

CAUV
 Field Review Flag:

Property Notes

Note Codes:



Assessment Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |
| Land | 1,400 | 4,000 | 4,000 | 0 |
| Building | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 |

Manual Override Reason
 Base Date of Value
 Effective Date of Value
 Owner Occupied

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

Value Flag 1-COST APPROACH

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|--------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Obly Only | 3-Other |
| 03/20/06 | MH | | |

Permit Information

| Date Issued | Number | Price | Purpose | Note | Status |
|-------------|--------|-------|---------|------|--------|
| | | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE |
| 11/04/03 | | | | | | ROARK LAWRENCE & ESSIE |

Property Factors

Topo: 4-Rolling
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - - -
 Legal Descriptions:
 OAK CREST ALL
 179
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : WOOD DALE AVE

Parcel Id: 340-07-00024-118-009

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|-----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Add. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional |
| % Complete | Economic |
| Cost & Design 0 | % Good Ovr |
| | NBHD Fact |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

Misc Building No
1995 BD OF REV.

Misc Adjusted Value

Additions

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
|------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|

Outbuilding Data

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
|------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|

Condominium / Mobile Home Information

Complex Name
Condo Model
Unit Number
Unit Level

Number
Unit Type
Unit View
Model (MH)
Model Make (MH)

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : WOOD DALE AVE

Map ID : 340-07-00024-118-010

LUC : 500-RESIDEN VAC, PLATTED V

Card : 1 of 0

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 002-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 124 | | | 4,000 |

Total Acres: .1139

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|----------|----------|-----------|-------|--------|--------|
| Land | 1,400 | 4,000 | 4,000 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,400 | 4,000 | 4,000 | 0 | 0 |

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/20/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|-------|--------|----------|-------------------|-----------|---------------------------------------|
| 08/31/15 | 5,100 | 1-Land | | FD-Fiduciary Deed | | ROARK ESSIE ROARK LAWRENCE & ESSIE |
| 11/04/03 | | | | | | |

Property Factors

Topo: 4-Rolling
 Utilities: 7-None
 Street/Road: 1-Paved
 Traffic: 1-Light

Legal Description

Parcel Tieback:
 Range - Township - Section: - - -
 Legal Descriptions:
 OAK CREST ALL
 180
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : WOOD DALE AVE

Parcel Id: 340-07-00024-118-010

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 0

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|---------------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional Economic |
| % Complete | % Good Ovr |
| Cost & Design 0 | NBHD Fact |

Dwelling Computations

| | |
|-------------------|---------------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional Economic |
| Heating | % Complete |
| Attic | C&D Factor |
| Other Features | Adj Factor |
| Subtotal | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

| | |
|------------------|---------------------|
| Misc Building No | Misc Adjusted Value |
| 1995 BD OF REV. | |

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

| Type | Yr Bit | Eff Yr | Size | Area | Gr Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|--------|--------|------|------|--------|-------|----|----|----|-------|-------|
|------|--------|--------|------|------|--------|-------|----|----|----|-------|-------|

Outbuilding Data

Condominium / Mobile Home Information

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

| Pricing Info | | Market Adj: | | Cost & Design: | | Physical Condition: A | |
|--------------------|-------------|-------------|-------------|----------------|--------|-----------------------|-------------|
| R C N: | 61,080 | | | | | | |
| Dep% Good: | 35 | | | | | | |
| R C N L D: | 22,380 | | | | | | |
| Land Value: | 7,920 | | | | | | |
| Building Value: | 22,380 | | | | | | |
| O B Y Value: | 0 | | | | | | |
| Dwelling Value: | 22,380 | | | | | | |
| Cost Value: | 30,300 | | | | | | |
| Sale Date: | 18-JUN-2024 | | | | | | |
| Sale Price: | 65,000 | | | | | | |
| Valuation | | | | | | | |
| Adj Price: | 44,770 | | | | | | |
| M R A Estimate: | 26,400 | | | | | | |
| Distance: | 81 | | | | | | |
| Weighted Estimate: | 57,450 | | | | | | |
| Market Value: | 30,520 | | | | | | |
| F C C: | 12 | | | | | | |
| MKT / SF: | 42.87 | | | | | | |
| COST / SF: | 42.56 | | | | | | |
| R C N: | 100,800 | | | | | | |
| EXCESS ADJ | 152,34 | | | | | | |
| EXCESS ADJ | 36,85 | | | | | | |
| EXCESS ADJ | 36,36 | | | | | | |
| EXCESS ADJ | 58,69 | | | | | | |
| 106,790 | 151,410 | 52,000 | 18-MAY-2022 | 64,930 | 45,190 | 03-APR-2023 | 13-JUN-2023 |
| 35 | 35 | 240 | 0 | 37,980 | 38,180 | 0 | 12,870 |
| 37,980 | 37,980 | 54,790 | 55,030 | 37,980 | 38,180 | 37,270 | 24,400 |
| 8,650 | 8,650 | 9,900 | 7,010 | 37,980 | 38,180 | 10,240 | 24,400 |
| 0 | 0 | 240 | 0 | 37,980 | 38,180 | 37,270 | 24,400 |
| 46,630 | 46,630 | 64,930 | 45,190 | 47,510 | 47,510 | 47,510 | 47,510 |
| 117,000 | 117,000 | 52,000 | 28,000 | 40,000 | 40,000 | 40,000 | 40,000 |
| 93,650 | 93,650 | 14,250 | 11,430 | 20,390 | 20,390 | 20,390 | 20,390 |
| 42,730 | 42,730 | 61,030 | 41,290 | 43,610 | 43,610 | 43,610 | 43,610 |
| 81 | 81 | 195 | 207 | 210 | 210 | 210 | 210 |
| 84,64 | 84,64 | 36,85 | 36,36 | 75,76 | 75,76 | 75,76 | 75,76 |
| 60,72 | 60,72 | 46,02 | 58,69 | 89,98 | 89,98 | 89,98 | 89,98 |

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : 2130 BODA ST

Map ID: 340-07-00024-112-020

LUC: 510-SINGLE FAMILY, PLATTED

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL JOHN & VICKI

GENERAL INFORMATION

Routing No. 0024-02 018-00
 Class Residential
 Living Units 1
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



3400700024112020 12/12/2023

Land Information

| Type | Size | Influence Factors | Influence % | Value |
|---------------|----------|-------------------|-------------|-------|
| F-Regular Lot | F 40 123 | | | 7,920 |

Total Acres: .1129

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|---------------|---------------|---------------|----------|---------------|
| Land | 2,770 | 7,920 | 7,920 | 0 | 7,920 |
| Building | 12,590 | 35,960 | 35,960 | 0 | 38,550 |
| Total | 15,360 | 43,880 | 43,880 | 0 | 46,470 |

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

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-----------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 11/21/17 | DXS | 10-Adv | 3-Other |
| 10/10/11 | RVT | 5-Occupant Not Home | 3-Other |
| 10/05/11 | JHC | 2-Information At Door | 1-Owner |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|--------|------|----------|----------------|-----------|---------------|
| 10/23/03 | 28,000 | | | | | POSEY LARRY D |
| 07/16/03 | 30,000 | | | | | |

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:
 OAK CREST ALL & VAC ALLEY N
 149
 Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

Sttus : 2130 BODA ST

Parcel Id: 340-07-00024-112-020

LUC: 510-SINGLE FAMILY, PLATTED L

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

CLARK COUNTY

Dwelling Information

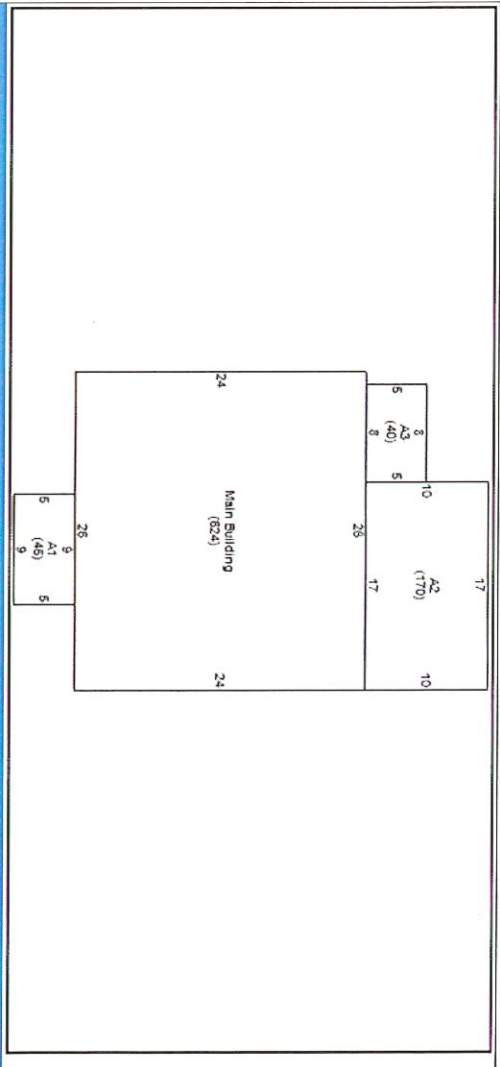
| | | | |
|----------------|---------------------|-----------------|---|
| Story height | 1 | Total Rooms | 4 |
| Exterior Walls | 6-AlV\m\l | Bedrooms | 2 |
| Style | 03-Ranch | Family Rooms | 0 |
| Year Built | 1948 | Full Baths | 1 |
| Eff Year Built | | Half Baths | 0 |
| Year Remodeled | | Addl. Fixtures | 2 |
| Kitchen Remod | | Total Fixtures | 5 |
| Bath Remod | | | |
| Basement | 2-Crawl | | |
| 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 | D | Functional | |
| CDU | FR-FAIR | Economic | |
| Market Adj | | % Good Ovr | |
| % Complete | 0 | NBHD Fact | 1 |
| Cost & Design | 0 | | |

Dwelling Computations

| | | | |
|-------------------|--------|----------------|--------|
| Base Price | 92,110 | % Good | 35 |
| Plumbing | | Market Adj | |
| Basement | -3,220 | Functional | |
| Heating | 3,280 | Economic | |
| Attic | 0 | % Complete | |
| Other Features | 0 | C&D Factor | 1 |
| Subtotal | 92,170 | Adj Factor | |
| | | Additions | 3,700 |
| Ground Floor Area | 624 | | |
| Total Living Area | 664 | Dwelling Value | 35,960 |
| Building Notes | | | |

Misc & Gross Building Values

Misc Building No
Gross Building: Misc Adjusted Value



Additions

Outbuilding Data

| Type | Yr Bilt | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|---------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
|------|---------|--------|------|------|----|-----|-------|----|----|----|-------|-------|

Condominium / Mobile Home Information

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

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : 2142 BODA ST

Map ID: 340-07-00024-112-021

LUC: 500-RESIDEN VAC, PLATTED V

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL JOHN RICHARD & VICKI LYNN

GENERAL INFORMATION

Routing No. 0024-02 019-00
 Class Residential
 Living Units
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Scsd

CAUV

Field Review Flag:

Property Notes

Note Codes:



Land Information

| Type | Size | Influence Factors | Influence % | Value |
|-------------------|----------|-------------------|-------------|-------|
| F-Undeveloped Lot | F 40 123 | | | 3,960 |

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|--------------|--------------|--------------|----------|----------|
| Land | 1,390 | 3,960 | 3,960 | 0 | 0 |
| Building | 0 | 0 | 0 | 0 | 0 |
| Total | 1,390 | 3,960 | 3,960 | 0 | 0 |

Total Acres: .1129

Legal Acres: 0.0000

NBHD Fact: 1.0000

Value Flag 1-COST APPROACH

Manual Override Reason
 Base Date of Value
 Effective Date of Value
 Owner Occupied

Entrance Information

| Date | ID | Entry Code | Source |
|----------|-----|-------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 10/05/11 | JHC | 0-Vac Or Oby Only | 3-Other |
| 03/15/06 | MH | | |

Permit Information

| Date Issued | Number | Price Purpose | Note | Status |
|-------------|--------|---------------|------|--------|
| | | | | |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor |
|---------------|--------|------|----------|----------------|-----------|--------------------------|
| 11/25/96 | 11,600 | | | 340/5876 | | ROARK LAWRENCE E & ESSIE |
| 06/01/83 | 15,700 | | | | | |

Property Factors

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

2-Above Street

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 148

Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2142 BODA ST

Parcel Id: 340-07-00024-112-021

LUC: 500-RESIDEN VAC, PLATTED VAC

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

| | |
|-----------------|-----------------|
| Story height | Total Rooms |
| Exterior Walls | Bedrooms |
| Style | Family Rooms |
| Year Built | Full Baths |
| Eff Year Built | Half Baths |
| Year Remodeled | Addl. Fixtures |
| Kitchen Remod | Total Fixtures |
| Bath Remod | |
| Basement | |
| Heat Type | Masonry Trim |
| Fuel Type | Unfinished Area |
| System Type | Rec Rm Size |
| Attic | FBLA Size |
| Phy. Condition | Openings |
| Int vs Ext | # Car Bsmt Gar |
| Stacks | |
| Pre-Fab | |
| Misc | Qty |
| Grade D+ | |
| CDU FR-FAIR | |
| Market Adj | Functional |
| % Complete | Economic |
| Cost & Design 0 | % Good Ovr |
| | NBHD Fact |

Dwelling Computations

| | |
|-------------------|----------------|
| Base Price | % Good |
| Plumbing | Market Adj |
| Basement | Functional |
| Heating | Economic |
| Attic | % Complete |
| Other Features | C&D Factor |
| Subtotal | Adj Factor |
| | Additions |
| Ground Floor Area | Dwelling Value |
| Total Living Area | |
| Building Notes | |

Misc & Gross Building Values

| | |
|------------------|---------------------|
| Misc Building No | Misc Adjusted Value |
| 0 | |

| Line | Low | 1st | 2nd | 3rd | Area | Yr Bit | Eff Yr | Grade | CDU | %Comp | Value |
|------------------|-----|-----|-----|-----|------|--------|--------|-------|-----|-------|-------|
| Additions | | | | | | | | | | | |

| Type | Yr Bit | Eff Yr | Size | Area | Gr | Qty | ModCd | PH | FV | MA | %Comp | Value |
|-------------------------|--------|--------|------|------|----|-----|-------|----|----|----|-------|-------|
| Outbuilding Data | | | | | | | | | | | | |

Condominium / Mobile Home Information

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

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Status : 2140 BODA ST

Map ID: 340-07-00024-112-022

LUC: 510-SINGLE FAMILY, PLATTED

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

CURRENT OWNER

MC DANIEL JOHN RICHARD & VICKI LYNN

GENERAL INFORMATION

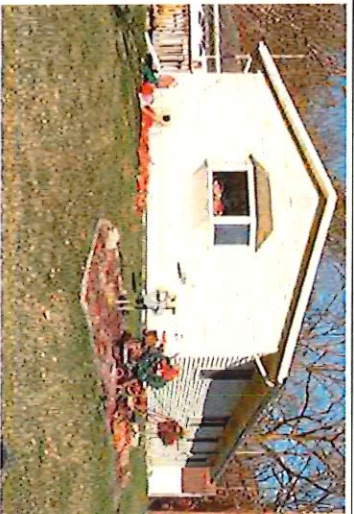
Routing No. 0024-02 020-00
 Class Residential
 Living Units 1
 Neighborhood 340R0056
 District
 Zoning
 Alternate Id
 Tax District Springfield Corp. Secd

CAUV

Field Review Flag:

Property Notes

Note Codes:



3400700024112022 12/12/2023

Land Information

| Type | Size | Influence Factors | Influence % | Value |
|---------------|------|-------------------|-------------|-------|
| F-Regular Lot | F | 40 123 | | 7,920 |

Total Acres: .1129

Legal Acres: 0.0000

NBHD Fact: 1.0000

Assessment Information

| | Assessed | Appraised | Cost | Income | Market |
|--------------|---------------|---------------|---------------|----------|---------------|
| Land | 2,770 | 7,920 | 7,920 | 0 | 7,920 |
| Building | 22,040 | 62,980 | 62,980 | 0 | 72,690 |
| Total | 24,810 | 70,900 | 70,900 | 0 | 80,610 |

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 |
|----------|-----|-----------------------|---------|
| 04/26/24 | KQ | 10-Adv | 3-Other |
| 06/19/18 | JHR | R-Review | 3-Other |
| 11/21/17 | DXS | 10-Adv | 3-Other |
| 10/10/11 | RVT | 5-Occupant Not Home | 3-Other |
| 10/05/11 | JHC | 2-Information At Door | 1-Owner |

Sales/Ownership History

| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantor | Status |
|---------------|--------|------|----------|----------------|-----------|--------------------------|--------|
| 11/25/96 | 11,600 | | | | | ROARK LAWRENCE E & ESSIE | |

Property Factors

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

2-Above Street

Legal Description

Parcel Tieback:
 Range - Township - Section: - -
 Legal Descriptions:
 OAK CREST ALL & VAC ALLEY N
 147

Addl. Tieback:

RESIDENTIAL PROPERTY RECORD CARD

CLARK COUNTY

Situs : 2140 BODA ST

Parcel Id: 340-07-00024-112-022

LUC: 510-SINGLE FAMILY, PLATTED L

Card: 1 of 1

Tax Year: 2025

Printed: 03/26/26

Dwelling Information

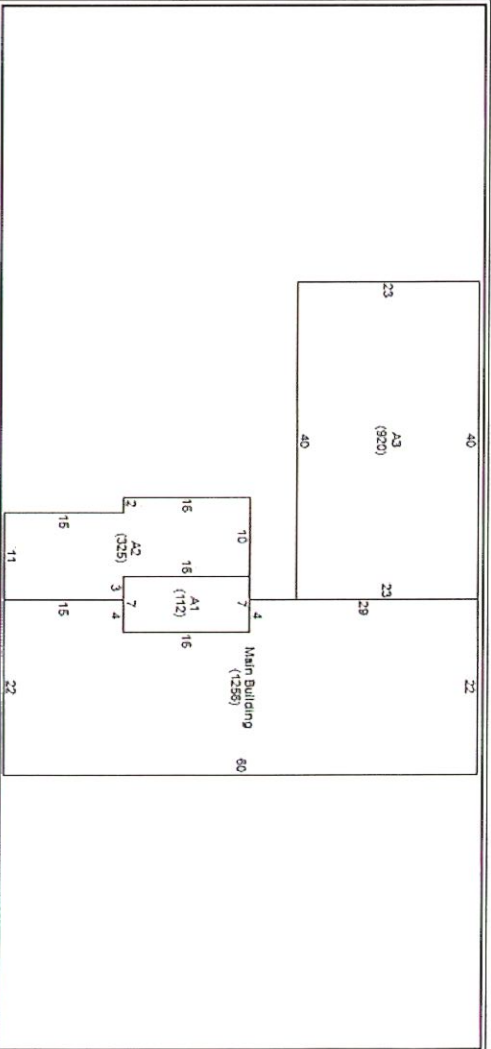
| | | | |
|----------------|----------------------|---------------------|---|
| Story height | 1 | Total Rooms | 5 |
| Exterior Walls | 6-AlVnryl | Bedrooms | 3 |
| Style | 03-Ranch | Family Rooms | 0 |
| Year Built | 1963 | Full Baths | 1 |
| Eff Year Built | 1986 | Half Baths | 0 |
| Year Remodeled | | Addl. Fixtures | 2 |
| Kitchen Remod | | Total Fixtures | 5 |
| Bath Remod | | | |
| Basement | 2-Crawl | | |
| 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 | G-Good Condition | Openings | |
| Int vs Ext | 2-Same | # Car Bsmt Gar | |
| Stacks | | | |
| Pre-Fab | | | |
| Misc | | Qty | |
| Grade | D | | |
| CDU | FR-FAIR | Functional Economic | |
| Market Adj | | % Good Ovr | |
| % Complete | 0 | NBHD Fact | 1 |
| Cost & Design | 0 | | |

Dwelling Computations

| | | | |
|-------------------|---------|---------------------|--------|
| Base Price | 143,300 | % Good | 35 |
| Plumbing | | Market Adj | |
| Basement | -5,020 | Functional Economic | |
| Heating | 5,100 | % Complete | |
| Attic | 0 | C&D Factor | 1 |
| Other Features | 0 | Adj Factor | 1 |
| Subtotal | 143,380 | Additions | 12,800 |
| Ground Floor Area | 1,256 | | |
| Total Living Area | 1,256 | Dwelling Value | 62,980 |
| Building Notes | | | |

Misc & Gross Building Values

Misc Building No
Gross Building: Misc Adjusted Value



| Line | Low | 1st | 2nd | 3rd | Area | Yr Bilt | Eff Yr | Grade | CDU | %Comp | Value |
|------|-----|-----|-----|-----|-------|---------|--------|-------|-----|-------|--------|
| 0 | | | | | 1,256 | | | | | | |
| 1 | | 3 | | | 112 | | | | | | 6,600 |
| 2 | | 25 | | | 325 | | | | | | 5,400 |
| 3 | | 59 | | | 920 | | | | | | 24,500 |

Outbuilding Data

| Type | Yr Bilt | Eff Yr | Size | Area | Gr Qty | ModCd | PH | FV | MA | %Comp | Value |
|------|---------|--------|------|------|--------|-------|----|----|----|-------|-------|
|------|---------|--------|------|------|--------|-------|----|----|----|-------|-------|

Condominium / Mobile Home Information

Complex Name
Condo Model
Unit Number
Unit Level

Number
Unit Type
Unit View
Model (MH)
Model Make (MH)