

APR 16 2026

Tax year 2025 BOR no. 2025-217
County Clark Date received 4/16/26

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

HILLARY HAMMILLTON
AUDITOR
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.

1. Owner of Property		Rocce Investments, PO Box 3082, Springfield, OH 45501	
2. Complainant if not owner		Board of Education of the Springfield City Schools	
3. Complainant's agent		Rich & Gillis Law Group, LLC, 5747 Perimeter Dr., Ste 150, Dublin, OH 43017	
4. Telephone number and email address of contact person: (614) 228-5822; bor@richgillislawgroup.com			
5. Complainant's relationship to property if not owner: Section 5715.19, Ohio Revised Code			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
6. Parcel numbers from tax bill		Address of property	
See-attached.		See attached.	
7. Principal use of property: 510 Single family dwelling On Platted Lot			
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
See-attached.	1,177,630	1,177,630	0
9. The requested change in value is justified for the following reasons: Size, location and market analysis of similar type properties.			

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale N/A and sale price N/A 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 N/A and total cost \$ N/A

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;
- Property's occupancy changed by 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.

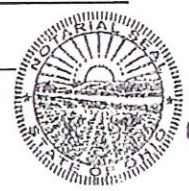
The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

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 4/14/2026 Complainant or agent (printed) KAROL FOX Title (if Agent) Attorney for Complainant

Complainant or agent (signature) [Signature]
Sworn to and signed in my presence, this 14 day of April, 2026

Notary [Signature]



Bobbi Jo Leitz
Notary Public, State of Ohio
My Commission Expires 01-18-2030

(6)

(8) Complainant's Opinion Of:

	Parcel Number	Address Of Property	(A) Market Value	(B) Current Value	(C) Change in Value
1	340-06-00003-210-006	549 Portage Path , OH	73,080	73,080	0
2	340-07-00027-105-021	918-920 Southfield Ave. , OH	71,640	71,640	0
3	340-07-00027-105-023	934-936 Southfield Ave. , OH	70,460	70,460	0
4	340-07-00027-111-010	1611-1613 Mansfield Ave. , OH	70,050	70,050	0
5	340-07-00027-113-014	733-735 Mansfield Ave. , OH	66,040	66,040	0
6	340-07-00027-403-023	1628 Memorial Drive , OH	93,360	93,360	0
7	340-07-00029-108-034	712-714 Rodgers Dr. , OH	112,010	112,010	0
8	340-07-00035-217-012	824-826 N. Olive St. , OH	141,180	141,180	0
9	340-07-00035-218-006	820-822 N. Murray St. , OH	151,080	151,080	0
10	340-07-00035-220-014	723-725 Mason St. , OH	154,610	154,610	0
11	340-07-00035-223-012	710-716 Olive St. , OH	174,120	174,120	0
	TOTALS		1,177,630	1,177,630	0