

Tax year 2023 BOR no. 24-11
 County Carroll Date received 3/29/2024

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	Hope Sound Corporation	4661 Charger Pl. Chantilly, VA 20151-2137	
2. Complainant if not owner	Carrollton Exempted Village School District Board of Education	205 Scio Rd. SW Carrollton, OH 44615	
3. Complainant's agent	Carly Sherman, Esq. Arthur Schoulties, Esq.	Bricker Graydon LLP 100 S. Third St. Columbus, OH 43215	
1. Telephone number and email address of contact person: 937-535-3907 ; 937-535-3949 csherman@brickergraydon.com ; aschoulties@brickergraydon.com			
2. Complainant's relationship to property, if not owner: Board of Education of the School District in which the Subject Property is located with authority to file under R.C. 5715.19.			
If more than one parcel is included, see "Multiple Parcels" Instruction.			
3. Parcel numbers from tax bill	Address of property		
09-0000500.000	3022 Scio Rd. SE		
4. Principal use of property: Other Retail Structures			
5. 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
09-0000500.000	\$1,850,000	\$479,100	\$1,370,900
6. The requested change in value is justified for the following reasons: The fair market value of the Subject Property exceeds the Auditor's valuation; the \$1,850,000 sale price for which the Subject Property sold on July 20, 2022, in an arms-length transaction, constitutes the best evidence of the Subject Property's value; other reasons to be presented at hearing.			

7. Was property sold within the last three years? Yes No Unknown If yes, show date of sale July 20, 2022
 and sale price \$1,850,000; and attach information explained in "Instructions for Line 10" on back.
8. 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.
9. If any improvements were completed in the last three years, show date Unknown and total cost \$ Unknown
10. Do you intend to present the testimony or report of a professional appraiser? Yes No Unknown

11. 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.

12. 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.

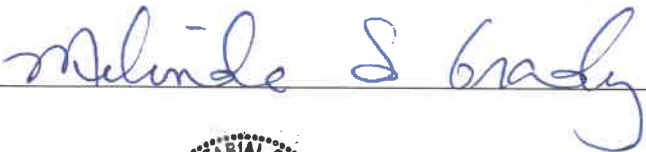
- See attachment

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 3-28-2024 Complainant or agent (printed) Carly Sherman Title (if agent) Attorney

Complainant or agent (signature) 

Sworn to and signed in my presence, this 28th day of March 2024
(Date) (Month) (Year)

Notary 



MELINDA S. GRADY
Notary Public, State of Ohio
My Commission Expires August 4, 2024