

Tax year 2025 BOR no. 26-018
County CARROLL Date received 01/14/2024

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		1160 LAKE DR NW	
2. Complainant if not owner		CARROLLTON OHIO 44615	
3. Complainant's agent			
4. Telephone number and email address of contact person		330-832-0203 PAMTRAVIS@TWC.COM	
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	
10-0001674.053 (12 DIGIT NUMBER)		1160 LAKE DR NW	
		CARROLLTON, OHIO 44615	
7. Principal use of property <u>RESIDENTIAL</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
10-0001674.053	<u>217,300</u>	271,730	<u>54,430</u>
9. The requested change in value is justified for the following reasons: EXAMPLES: CERTIFIED APPRAISAL ATTACHED PHOTOS OR QUOTES OF DAMAGE TO INTERIOR/EXTERIOR			



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

RECEIVED
JAN 14 2026
AUDITOR'S OFFICE
CARROLL COUNTY OH

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 _____ Complainant or agent (printed) PAMELLA K. TRAVIS Title (if agent) OWNER

Complainant or agent (signature) *Pamella K. Travis*

Sworn to and signed in my presence, this January 14, 2026 day of January 2026
(Date) (Month) (Year)

Notary *Abigail Rose Yekel*



Abigail Rose Yekel

NOTARY PUBLIC
STATE OF OHIO

My Commission Expires
August 08, 2027

RECEIVED
JAN 14 2026
AUDITOR'S OFFICE
CARROLL COUNTY OH

January 14, 2026

CARROLL COUNTY AUDITOR
119 S Lisbon Street
Carrollton, Ohio 44615

ATTN: BOARD OF REVISION

RE: VALUATION OF PROPERTY
1160 LAKE DR NW
CARROLLTON, OHIO 44615



Sirs;

Enclosed please find the evidence to support my claim that my property is not worth the value applied to it by an out of area appraiser. It is apparent to me that this appraiser couldn't have pulled a comparison to justify placing the valuation of my property at \$54,430.00 more than the property 2 doors down.

The property that I have used as a comparison to mine is only 2 doors down and exactly the same as mine except it has better flooring. (see attached auditor property cards.) It sold for \$215,00.00 15 months ago.

At the end of the day Real Estate is only worth what someone is willing to pay.

I feel I have proven that my property is worth the same amount or maybe a little less than \$217,300.

Thank you for your kind attention to this matter.

Pamella K Travis
Owner

STACY BRADY

MY HOME



Carroll County Auditor | Carroll County, Ohio

SUMMARY

Deeded Name	TRAVIS PAMELLA K	Taxpayer	TRAVIS PAMELLA K
Owner	TRAVIS PAMELLA K 1160 LAKE DRIVE CARROLLTON OH 44615		1160 LAKE DRIVE CARROLLTON OH 44615
Tax District	10-CARROLLTON CORP-CARROLLTON EVSD	Land Use	550-CONDOMINIUM RESIDENTIAL UNIT
School District	CARROLLTON EVSD	Class	Residential
Neighborhood	00010C-COUNTRYSIDE ESTATES	Subdivision	
Location	1160 LAKE DR	Legal	6 15 2 NE1/4 EX COAL .856/50% COUNTRYSIDE ESTATES CONDO 4A
CD Year		10084-03.000	Routing Number 84
Acres	0.0000	Map Number Sold	08/19/2014 Sales Amount 0.00

VALUE

District	10-CARROLLTON CORP-CARROLLTON EVSD	
Land Use	550-CONDOMINIUM RESIDENTIAL UNIT	
Enrolled Programs	-Homestead--Owner Occupancy-	
	Appraised	Assessed
Land	17,250	6,040
Improvement	254,480	89,070
Total	271,730	95,110
CAUV	N 0	0
Homestead	Y 29,000	10,150
OOC	Y 254,480	89,070
Taxable	271,730	95,110

CURRENT CHARGES

Full Rate	.000000			
Effective Rate	--			
Qualifying Rate	--			
	Prior	First	Second	Total
Tax	0.00	0.00	0.00	0.00
Special	0.00	1.00	1.00	2.00
Total	0.00	1.00	1.00	2.00
Paid	0.00	0.00	0.00	0.00
Due	0.00	1.00	1.00	2.00

TRANSFER HISTORY

Date	Deed Type Volume / Page	Sales Amount Conveyance #	Valid Exempt	# of Properties
08/19/2014	Buyer: TRAVIS PAMELLA K Seller: TRAVIS PAMELLA K ???	0.00	N *	1
08/12/2014	Buyer: TRAVIS PAMELLA K Seller: POTTS ELINOR J WARRANTY DEED	150,000.00 438	Y	1
10/18/2001	Buyer: POTTS ELINOR J Seller: * NOT ON FILE * UN	155,500.00 1	N	1

LAND

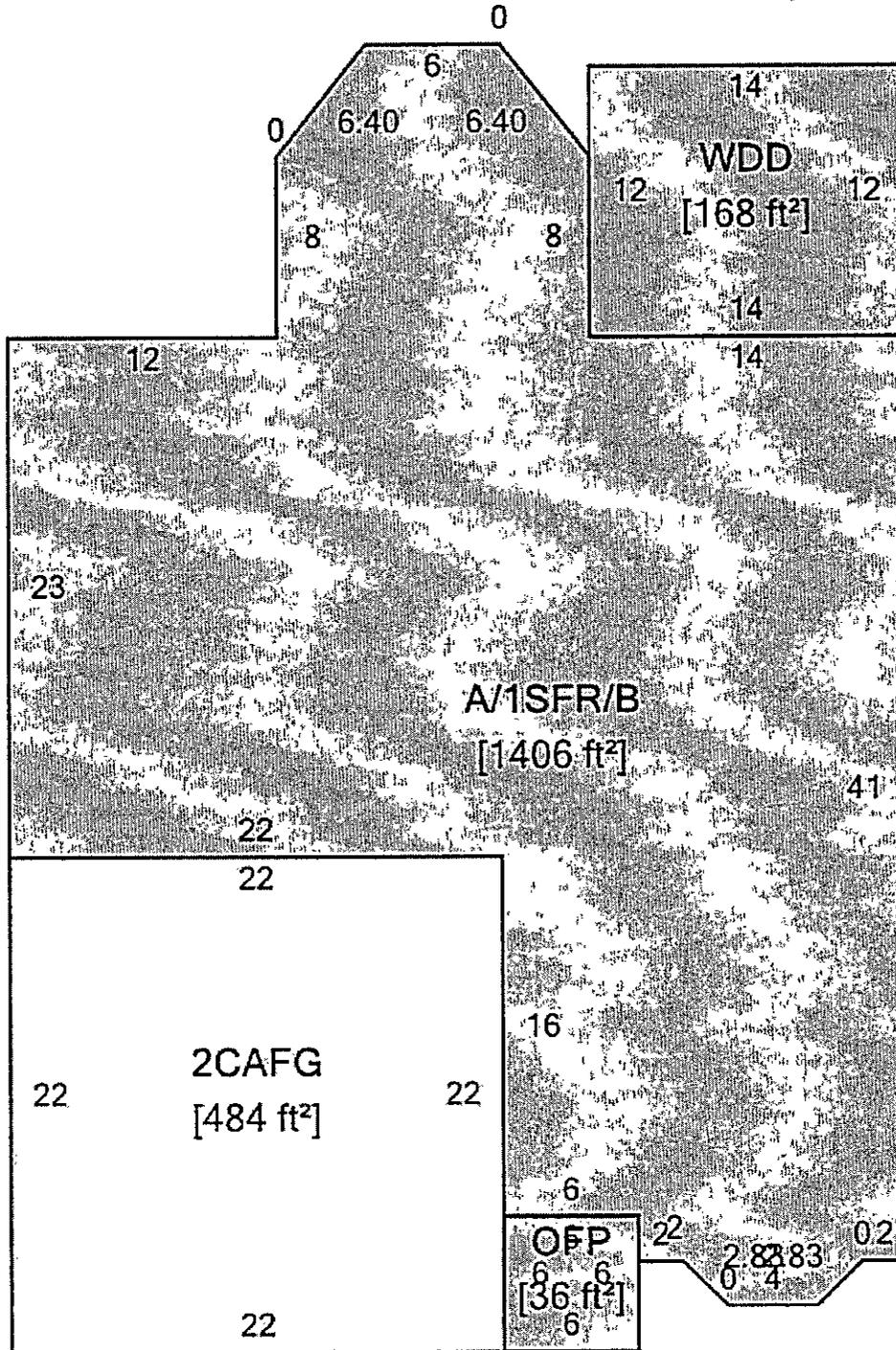
Type	Dimensions	Description	Value
CONDO	1.0000	Units	17,250
		Total	17,250

DWELLING

Card 1	Style	Stories	Rec Room Area	Finished Basement	Rooms	Bed Rooms	Dining Rooms	Other	Value
5-CONDOMINIUM	Family Rooms	1.00	0	703	5	2	0	0	254,480
Condition	GD-GOOD	Year Built	Year Remodeled	Full Baths	Half Baths	Other Fixtures			
0	2000	2	0	2	0				
Heating	Cooling	Grade	Fireplace Openings	Fireplace Stacks	Living Area	Total Area	Value		
Y	Y	110%	1	0	2,812	4,218			



ID	Description	Size	Floor	Floor Area (ft ²)	Living Area (ft ²)
A	A/1SFR/B (ATTIC / 1 STORY FRAME / BASEMENT)	1,406	First Floor	1,406	1,406
B	2CAFG (2 CAR ATTACHED FRAME GARAGE)	484	Attic	1,406	703
C	OFF (OPEN FACED PORCH)	36	Basement	1,406	703
D	WDD (WOOD DECK)	168	Total	4,218	2,812



[Back to listing](#)



Parcel: 10-0001674.005

Year: 2025

STACI BRADY

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2 DOORS DOWN



SUMMARY

Table with property details: Deeded Name, Taxpayer, Tax District, Land Use, School District, Neighborhood, Location, CD Year, Acres, Map Number, Legal, Routing Number, Sales Amount.

VALUE

Table with value breakdown: District, Land Use, Enrolled Programs, Appraised, Assessed, Land, Improvement, Total, CAUV, Homestead, OOC, Taxable.

CURRENT CHARGES

Table with current charges: Full Rate, Effective Rate, Qualifying Rate, and a detailed charge breakdown table with columns: Tax, Special, Total, Paid, Due.

TRANSFER HISTORY

Table with transfer history: Date, Buyer/Seller, Deed Type, Volume/Page, Sales Amount, Valid Exempt, # of Properties.



LAND

Table with land details: Type, Dimensions, Description, Value.

DWELLING

THIS UNIT IS IDENTICAL TO MINE

Card 1.						
Style	1-SINGLE FAMILY	Family Rooms	0	Heating		Y
Stories	1.00	Condition	AV-AVERAGE	Cooling		Y
Rec Room Area	0	Year Built	2002	Grade	110%	
Finished Basement	0	Year Remodeled		Fireplace Openings	0	
Rooms	5	Full Baths	2	Fireplace Stacks	0	
Bed Rooms	2	Half Baths	2	Living Area	2,103	
Dining Rooms	0	Other Fixtures	0	Total Area	4,206	
				Value	200,050	



\$215,000

1170 Lake Dr NW, Carrollton, OH 44615

2 beds 4 baths 2,323 sqft

Est. refi payment: \$1,489/mo Refinance your loan

Condominium, Duplex, Multi Family

Built in 2002

-- sqft lot

\$224,300 Zestimate®

\$102/sqft

\$2,323 Estimated rent

Home value

Zestimate® \$224,300

Estimated sales range Not available

Rent Zestimate® \$2,323/mo

Zestimate[®] history Table view

+34% in last 10 years

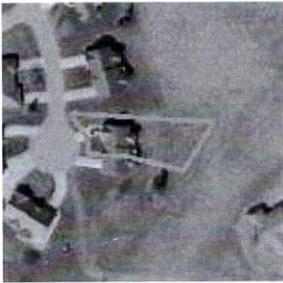
 Home values

 Rent Zestimate

 Tax paid

\$224.2K

Parcel

**Parcel Number**

10-0001674.053 (website)

Legal6 15 2 NE1/4 EX COAL .856/50% COUNTRYSIDE ESTATES
CONDO 4A**Owner**

TRAVIS PAMELLA K

Location 📍

1160 LAKE DR

Acres

0.0000

Programs

Homestead



Date ▲	Public	Style	Attached To	Notes
10/19/2021	N	Auditor	Parcel	10/15/2021 MAILED WARRANT #43848 #289.08 REFUND TY20 DUE TO QUALIFYING FOR LATE HOMESTEAD. KY
09/29/2021	N	General	2020 Homestead Exemption	APPROVE HOMESTEAD LATE TY20 AND CURRENT TY21. KY
09/29/2021	N	General	2021 Homestead Exemption	APPROVE HOMESTEAD LATE TY20 AND CURRENT TY21. KY
01/08/2020	N	General	2020 Owner Occupancy Credit	OOO TO HOMESTEAD LATE TY20. KY
08/19/2014	N	General	Transfer on 08/19/2014	Transfer from TRAVIS PAMELLA K to TRAVIS PAMELLA K New Ownership: No
08/19/2014	N	General	Parcel	OWNER: TRAVIS PAMELLA K T.O.D.D., 1160 LAKE DR, CARROLLTON OHIO 44615
08/12/2014	N	General	Transfer on 08/12/2014	Transfer from POTTS ELINOR J to TRAVIS PAMELLA K New Ownership: No

Date ▲	Public	Style	Attached To	Notes
02/11/2014	N	General	Parcel	<p>CONDO 100% 2002 9/03 CORRECTED ATTIC ERROR LABEL/ATTIC SIZE VALUE WAS 61820 NOW 61100 EQ04AGRES: 8% LAND 8% IMP 0 LAND 14980 IMP 2/11/14 ADD 2 -.5 BATH & PART FIN BSMNT PER SALE AD, REMOVE 2.5% REDUCTION TY 14 TK 10/15/14 APPLIED 2.5% REDUCTION WILL REMOVE TY15 LF 3/18/15 REMOVE HOMESTEAD TY15 BT 04/28/17 DO#16-093 REDUCE VAL TO 165000 PER BOR 17-046 TY16 2ND SB 2/25/19 REAPP 19 CW-SF *THIS DWLG HAS A DIRECT VENT FP-REASON FOR OPENING & NO STACK* SF **** TRUE CASH VALUE **** **** ASSESSED VALUE **** YEAR REASON CODE LAND BUILDING TOTAL LAND BUILDING TOTAL 2001 ANN. EQUAL 80040 80040 28010 28010 2002 NEW BUILD. 176630 176630 61820 61820 2003 MISCELLANE 174570 174570 61100 61100 2003 MISCELLANE 187270 187270 65540 65540 2004 ANN EQUAL 202250 202250 70790 70790 2007 ANN. EQUAL 162670 162670 56930 56930</p>