

Tax year 2023 BOR no. 24-051 DTE 1 Rev. 12/22

County Lorain Date received _____

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing this form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE 1000.

Original complaint Counter complaint

Notices will be sent only to those named below.



1. Owner of property		Name: <u>Michelle Laniel Gittleman</u>		Street address, City, State, ZIP code: <u>5610 Bettencourt Dr. Clayton, CA 94517</u>	
2. Complainant if not owner					
3. Complainant's agent					
4. Telephone number and email address of contact person <u>925-768-0352 michellegittleman@yahoo.com</u>					
5. Complainant's relationship to property, if not owner <u>Rental</u>					
If more than one parcel is included, see "Multiple Parcels" Instruction.					
6. Parcel numbers from tax bill			Address of property		
<u>06-24-010-104-052</u>			<u>573 Irondale St., Elyria OH 44035</u>		
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		
9. The requested change in value is justified for the following reasons: <u>See enclosed documents.</u>					

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale 8-2-23 and sale price \$ 78,500. ; 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.

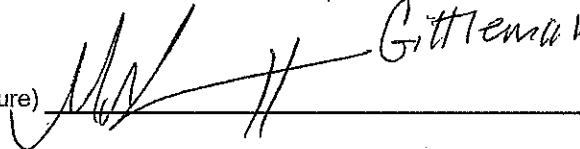
- The property was sold in an arm's length transaction.
- The property lost value due to a casualty.
- A substantial improvement was added to the property.
- Occupancy change of at least 15% had a substantial economic impact on my property.

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 2-28-24 Complainant or agent (printed) Monelle Laurel Gittman Title (if agent) Owner

Complainant or agent (signature) 

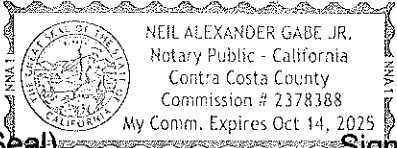
Sworn to and signed in my presence, this _____ day of _____ (Date) (Month) (Year)

Notary See Attached Notary

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of CONTRA COSTA

Subscribed and sworn to (or affirmed) before me on this 28
day of 02, 2024, by Michelle
haniet Giffelman
proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



(Seal) Signature Neil Alexander Gabe Jr.

LORAIN COUNTY
BOARD OF REVISION
2024 MAR 11 AM 8:19

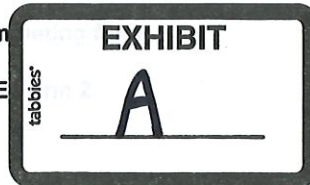
Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing.
Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE 1.

Original complaint Counter complaint

Notices will be sent only to those named below.



1. Owner of property		Owner as of 1/1/2023 Jane L. Strauss Trustee and ESK Associates; Owner as of 1/30/2024 T.V.P. Enterprises, Ltd., an Ohio limited liability company	Street address, City, State, ZIP code Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143	
2. Complainant if not owner		Owner		
3. Complainant's agent		Karen H Bauernschmidt and Kelly Bauernschmidt	6700 Beta Drive, Suite 100 Mayfield Village, OH 44143	
4. Telephone number and email address of contact person (216) 243-2500 Karen@khtaxlaw.com and Kelly@khtaxlaw.com				
5. Complainant's relationship to property, if not owner <u>Owner</u> If more than one parcel is included, see "Multiple Parcels" Instruction.				
6. Parcel numbers from tax bill		Address of property		
06-24-030-000-101		West River Road, Elyria, Ohio 44035		
7. Principal use of property. <u>Vacant Land</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	
06-24-030-000-101	\$50,000	\$111,200	-\$61,200	
9. The requested change in value is justified for the following reasons: Recent sale at \$50,000. See attached sale documents.				

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale January 30, 2024 and sale price \$50,000; 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.
- 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. **NOT APPLICABLE TO PROPERTY OWNERS.**


- 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 ^{02/27/2024 01:51 PM EST} Complainant or agent (printed) Karen Bauernschmidt (6774) and Kelly Bauernschmidt (99661)
Title (if agent) Attorneys

Complainant or agent (signature) *Kelly Bauernschmidt* 

Sworn to and signed in my presence, on ^{02/27/2024 02:07 PM EST} _____

Notary *Jennifer Hardy* 



Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

LORAIN COUNTY BOARD OF REVISION
2024 MAR 11 AM 8:20

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before
Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use

Original complaint Counter complaint

Notices will be sent only to those named below.



1. Owner of property		T.V.P. Enterprises, Ltd., an Ohio limited liability company		Bauernschmidt Law Firm 6700 Beta Drive, Suite 100 Mayfield Village, OH 44143	
2. Complainant if not owner		Owner			
3. Complainant's agent		Karen H Bauernschmidt and Kelly Bauernschmidt		6700 Beta Drive, Suite 100 Mayfield Village, OH 44143	
4. Telephone number and email address of contact person (216) 243-2500 Karen@khtaxlaw.com and Kelly@khtaxlaw.com					
5. Complainant's relationship to property, if not owner <u>Owner</u>					
If more than one parcel is included, see "Multiple Parcels" Instruction.					
6. Parcel numbers from tax bill			Address of property		
06-24-030-000-095			1490 West River Road, Elyria, Ohio 44035		
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		
06-24-030-000-095	\$100,000	\$199,620	-\$99,620		
9. The requested change in value is justified for the following reasons: <u>Recent Arm's Length Sale for \$100,000. See attached sale documents.</u>					

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale June 12, 2023 and sale price \$100,000; 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.
- 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. **NOT APPLICABLE TO PROPERTY OWNERS.**

- 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.


02/27/2024 01:51 PM EST

Date _____ Complainant or agent (printed) Karen Bauernschmidt (6774) and Kelly Bauernschmidt (99661)
Title (if agent) Attorneys

Complainant or agent (signature) *Kelly Bauernschmidt* 

02/27/2024 02:07 PM EST

Sworn to and signed in my presence, on _____

Notary *Jennifer Hardy* 



Jennifer Hardy
Comm Expires 11/13/2026

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNIX®

LORAIN COUNTY
BOARD OF REVISION
2024 MAR 11 AM 11:20

Tax year _____ BOR no. 24-054
County _____ Date received _____

DTE 1
Rev. 12/22

Complaint Against the Valuation of Real Property

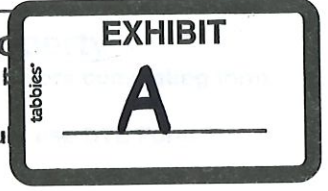
Answer all questions and type or print all information. Read instructions on back of form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use Form 100.

Original complaint Counter complaint

Notices will be sent only to those named below.



1. Owner of property		Name CHARLES J. + PATRICIA J. EHRBAR		Street address, City, State, ZIP code 36471 APPIAN WAY N. RIDGEVILLE 44039	
2. Complainant if not owner					
3. Complainant's agent					
4. Telephone number and email address of contact person CHARLES EHRBAR: 440-821-6770 KATES MARK@SBCGLOBAL.NET					
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		
0700029000435			36471 APPIAN WAY NORTH RIDGEVILLE 44039		
7. Principal use of property RESIDENTIAL					
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		
0700029000435	\$472,000.00	\$504,680.00	\$32,680.00		
9. The requested change in value is justified for the following reasons: NEWLY CONSTRUCTED HOME IN NORTH RIDGE POINT DEVELOPMENT. IN PROPERTY VALUES AND THE BOARD OF REVISION "NEW BUILDINGS ARE VALUED AT COST". BUILDING CONTRACT PROVIDED WITH TOTAL COST.					

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale _____ and sale price \$ 472,000.00 ; 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 \$ -0-.

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.
- 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)(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 3/11/2024 Complainant or agent (printed) CHARLES J. EHRBAR Title (if agent) _____

Complainant or agent (signature) Charles J Ehrbar

Sworn to and signed in my presence, this 11th day of March 2024
(Date) (Month) (Year)

Notary Sue Whitt



SUE WHITT
NOTARY PUBLIC
STATE OF OHIO
My Commission Expires
March 30, 2029

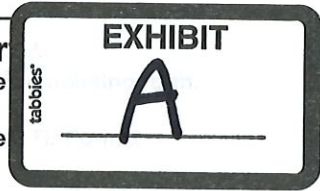
LORAIN COUNTY BOARD OF REVISION 2024
 2024 MAR 11 PM 1:03

Tax year 2024 BOR no. 24-055
 County Lorain Date received _____

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
 Attach additional pages if necessary.

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



1. Owner of property		Name <u>Tim + Kelly Matthews</u>		Street address, City, State, ZIP code <u>1710 1700 Grafton RD</u>	
2. Complainant if not owner					
3. Complainant's agent					
4. Telephone number and email address of contact person <u>Kelly Matthews 440-666-5912 Timberlake Kelly @ i cloud.com</u>					
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>1000004131028</u>		<u>1710 Grafton RD</u>			
<u>1000004131027</u>		<u>1700 Grafton RD</u>			
7. Principal use of property <u>HOME</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		
<u>100004131028</u>	<u>\$ 150,000⁰⁰</u>	<u>\$ 213,550</u>	<u>\$ 63,550⁰⁰</u>		
<u>100004131027</u>	<u>\$ 50,000⁰⁰</u>	<u>\$ 77,550</u>	<u>\$ 27,550⁰⁰</u>		
9. The requested change in value is justified for the following reasons: <u>various comparable property sales 1744 Grafton RD \$322,000 Taxes \$3138.15</u> <u>169 Plas DR \$216,140 Taxes \$3681.18 comparable land Home - MUCH Better Building</u> <u>1823 Grafton RD sold Sept 2023 \$215,000 2734 sqft 5.84 Acres</u>					

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale 10.28.22
 and sale price \$ 150,000.00 ; 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 on going and total cost \$ 50,000⁰⁰.
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 3.11.24 Complainant or agent (printed) Kelley Matthews Title (if agent) _____

Complainant or agent (signature) Kelley Matthews

Sworn to and signed in my presence, this 3/11/2024 day of March 11, 2024

Notary Vickie L Owens



VICKIE L. OWENS
Notary Public, State of Ohio
My Comm. Expires 01/20/2025

Tax year _____ BOR no. _____

County _____ Date received _____

Complaint Against the Valuation of Real Property
 Answer all questions and type or print all information. Read instructions on back before completing.
 Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DT

2024 MAR 11 PM 1:36

Original complaint Counter complaint

Notices will be sent only to those named below.



	Name	Street address, City, State, ZIP code
1. Owner of property	Valer Cozma	1110 Gore Orphanage Rd
2. Complainant if not owner		Wadsworth OH 44889
3. Complainant's agent		
4. Telephone number and email address of contact person		
440 522-2937 valecozma@yahoo.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
0900011000006	48460 Russi Rd Amherst Oh 44001
0500030000022	109 Annis Rd. South Amherst Oh 44001
0900086103016	65 East Vine Oberlin Oh 44074

7. Principal use of property *All rentals, 109 Annis n ot ready to rent (rehab)*

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
0900011000006	120,000	143,190	23,190
0500030000022	100,000	130,860	30,860
0900086103016	50,000	69,330	19,330

9. The requested change in value is justified for the following reasons: *0900011000006 - Has major foundation issues, high tension wire which cuts value, needs roof, cannot sell to your excessive value. 0500030000022 Need complete rehab, roof, basement, foundation issue (pics attached). Market value purchase of 50,000, Needs complete rehab unable to work due to tenant 0900086103016 - 8-23*

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale *0500030000022 - 11-23* 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.

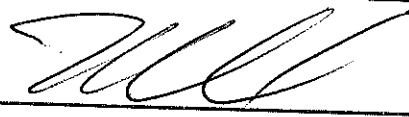
- The complainant has complied with the requirements of R.C. section 5715.19(A)(6)(b) and (7) and provided notice prior to the adoption of the resolution required by division (A)(6)(b) of that section as required by division (A)(7) of that section.

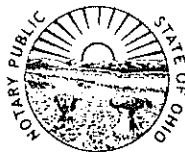
I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 3-11-24 Complainant or agent (printed) VALER COZMA Title (if agent) _____

Complainant or agent (signature) 

Sworn to and signed in my presence, this 11th (Date) day of MARCH (Month) 2024 (Year)

Notary 



MATTHEW VAN WORMER
Notary Public
State of Ohio
My Comm. Expires
October 25, 2026

Tax year _____ BOR no. _____

County _____ Date received _____

**LOKAIN COUNTY
BOARD OF REVISION**

Complaint Against the Valuation of Real Property

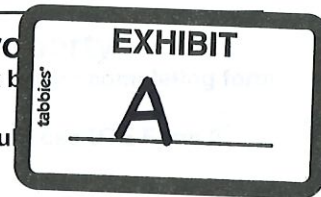
Answer all questions and type or print all information. Read instructions on back of form.

Attach additional pages if necessary.

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Original complaint Counter complaint

Notices will be sent only to those named below.



2024 MAR 17 PM 1:35

1. Owner of property		Name <i>Gabriela Gambulut</i>		Street address, City, State, ZIP code <i>35337 Crystal Creek Ct, Grafton</i>	
2. Complainant if not owner				<i>OH, 44044</i>	
3. Complainant's agent					
4. Telephone number and email address of contact person <i>440-506-3326 gabriela.gambulut@yahoo.com</i>					
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		
<i>0900085101008</i>			<i>45 N Prospect st, Oberlin OH 44074</i>		
<i>0900085101009</i>			<i>47 N Prospect st, Oberlin OH 44074</i>		
			<i>49 N Prospect st, Oberlin OH 44074</i>		
7. Principal use of property					
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		
<i>0900085101009</i>	<i>100,000</i>	<i>138,480</i>	<i>38,480</i>		
<i>0900085101008</i>					
9. The requested change in value is justified for the following reasons: <i>It needs total rehab.</i>					

10. Was property sold within the last three years? Yes No Unknown If yes, show date of sale *1-08-2024*
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.
- 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)(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 3-11-24 Complainant or agent (printed) Gabriela Gombulut Title (if agent) _____

Complainant or agent (signature) 

Sworn to and signed in my presence, this 11th day of MARCH 2024
(Date) (Month) (Year)

Notary 



MATTHEW VAN WORMER
Notary Public
State of Ohio
My Comm. Expires
October 25, 2026