

## Greene County Ohio URECA - Property Search Results Export - David A Graham, Auditor

PARCEL ID	OWNER NAME	LOCATION	SALE DATE	SALE PRICE
B41000200370000500	DOUBLE BOWLER PROPERTIES CORP	2555 UNIVERSITY BLVD	12/12/14	\$4,122,500.00
B41000200370000501	DOUBLE BOWLER PROPERTIES CORP	2555 UNIVERSITY BLVD		
B41000200370000700	DOUBLE BOWLER PROPERTIES CORP	3100 PRESIDENTIAL DR	12/12/14	\$1,425,000.00
B41000200370000900	DOUBLE BOWLER PROPERTIES CORP	3040 PRESIDENTIAL DR	10/22/14	\$5,763,200.00
B41000200370000901	DOUBLE BOWLER PROPERTIES CORP	3040 PRESIDENTIAL DR		
B41000200370001000	DOUBLE BOWLER PROPERTIES CORP	3040 PRESIDENTIAL DR	10/22/14	\$5,763,200.00
B41000200370002700	DOUBLE BOWLER PROPERTIES CORP	UNIVERSITY BLVD	12/12/14	\$4,122,500.00
B41000200380003300	DOUBLE BOWLER PROPERTIES CORP	2455 EXECUTIVE PARK BLVD	10/22/14	\$5,763,200.00

Search Results Exported on: 10/10/2018 6:21:52 PM

[Click here to view neighborhood map](#)

### Owner

Name  
DOUBLE BOWLER PROPERTIES CORP

### Mailing

Name: DOUBLE BOWLER PROPERTIES CORP  
Mailing Address: 3640 COLONEL GLENN HWY  
250 UNIVERSITY HALL - ATTN: GREG SAMPLE  
City, State, Zip: DAYTON, OH 45434

### Legal

Legal Description: 8770  
Land Use Description: R - RESIDENTIAL, VACANT LAND, LOT  
Acres: .1008  
Deed:  
Tax District Name: DAYTON CITY

### Sales

Date	Sale Price	Deed Reference	Seller	Buyer
05-DEC-05		200500124374	FREEMAN CHERLYN F TRUSTEE	FREEMAN CHERLYN F TRUSTEE AND
08-FEB-13		201300010879	FREEMAN CHERLYN F TRUSTEE AND	DAYTON CITY OF
03-SEP-14		201400048036	DAYTON CITY OF	WRIGHT DUNBAR INC
16-DEC-14	\$3,000	201400068441	WRIGHT DUNBAR INC	GRIMES STREET LLC
12-MAY-16		201600024186	GRIMES STREET LLC	DOUBLE BOWLER PROPERTIES CORP

### Values

\*\*\*\*\* TENTATIVE VALUES CURRENTLY UPDATING \*\*\*\*\*

	35%	100%
Land	820	2,340
Improvements	0	0
CAUV	0	0
Total	820	2,340

\*\*\*\*\* TENTATIVE VALUES CURRENTLY UPDATING \*\*\*\*\*

### Current Year Special Assessments

31911-DAY LIGHT DISTRICT B	\$1.41
41000-M.C.D. MIAMI CONSERVANCY DIST	\$4.96
41001-MCD DAM SAFETY INITIATIVE FUND	\$1.62

### Current Year Rollback Summary

Non Business Credit	\$0.00
Owner Occupancy Credit	\$0.00
Homestead	\$0.00
City of Dayton Credit	\$0.00
Reduction Factor	\$0.00

### Tax Summary

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Year	Prior Year	Prior Year Payments	1st Half Due 2/16/2018	1st Half Payments	2nd Half Due 7/20/2018	2nd Half Payments	Total Currently Due
2018	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00



Sorry, no sketch available  
for this record

[Click here to view neighborhood map](#)

### Owner

Name  
DOUBLE BOWLER PROPERTIES CORP

### Mailing

Name: DOUBLE BOWLER PROPERTIES CORP  
Mailing Address: 3640 COLONEL GLENN HWY  
250 UNIVERSITY HALL - ATTN: GREG SAMPLE  
City, State, Zip: DAYTON, OH 45434

### Legal

Legal Description: 23833 PT  
84-3-30  
Land Use Description: R - RESIDENTIAL, VACANT LAND, LOT  
Acres: .1191  
Deed:  
Tax District Name: DAYTON CITY

### Sales

Date	Sale Price	Deed Reference	Seller	Buyer
26-DEC-13		<a href="#">201300087806</a>	BRUNS THOMAS W	DAYTON CITY OF
16-MAY-14		<a href="#">201400025543</a>	DAYTON CITY OF	WRIGHT DUNBAR INC
16-DEC-14	\$3,000	<a href="#">201400068441</a>	WRIGHT DUNBAR INC	GRIMES STREET LLC
12-MAY-16		<a href="#">201600024186</a>	GRIMES STREET LLC	DOUBLE BOWLER PROPERTIES CORP

### Values

\*\*\*\*\* TENTATIVE VALUES CURRENTLY UPDATING \*\*\*\*\*

	35%	100%
Land	880	2,520
Improvements	0	0
CAUV	0	0
Total	880	2,520

\*\*\*\*\* TENTATIVE VALUES CURRENTLY UPDATING \*\*\*\*\*

### Current Year Special Assessments

41000-M.C.D. MIAMI CONSERVANCY DIST	\$5.40
31911-DAY LIGHT DISTRICT B	\$1.52
41001-MCD DAM SAFETY INITIATIVE FUND	\$1.76

### Current Year Rollback Summary

Non Business Credit	\$0.00
Owner Occupancy Credit	\$0.00
Homestead	\$0.00
City of Dayton Credit	\$0.00
Reduction Factor	\$0.00

### Tax Summary

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Year	Prior Year	Prior Year Payments	1st Half Due 2/16/2018	1st Half Payments	2nd Half Due 7/20/2018	2nd Half Payments	Total Currently Due
2018	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00



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for this record

File# 2016-00024186

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**GENERAL WARRANTY DEED**

GRIMES STREET LLC, an Ohio non-profit limited liability company ("Grantor"), for good and valuable considerations paid, the receipt of which is hereby acknowledged, grants, with general warranty covenants, to DOUBLE BOWLER PROPERTIES CORP., an Ohio non-profit corporation ("Grantee"), whose tax mailing address is 3640 Colonel Glenn Highway, 250 University Hall, Attn: Greg Sample, Dayton, Ohio 45435, and its successors and assigns forever, the real property more particularly described in Exhibit A, attached hereto and incorporated by reference herein.

Subject to any and all real estate taxes and assessments not yet due and payable, zoning ordinances, legal highways and covenants, restrictions, conditions, encumbrances and easements of record, if any.

Auditor's Parcel Nos.: R72 08403 0032  
R72 08403 0029 and R72 08403 0030

Prior Instrument Reference: Instrument No. 2014-00068441, Recorder's Office, Montgomery County, Ohio

Executed this 11 day of May, 2016.

GRIMES STREET LLC, an Ohio non-profit limited liability company

*DBL*

By: *Greg Sample*  
Print Name: Greg Sample  
Title: President

10267738v1

*Chicago Box*

STATE OF OHIO )  
COUNTY OF Lucas ) ss.

The foregoing instrument was acknowledged before me this 17<sup>th</sup> day of May, 2016, by Greg Sample, the Owner of GRIMES STREET LLC, an Ohio limited liability company, for and on behalf of said company.

Frances E. Keeley  
Notary Public

My commission expires:  
**FRANCES E. KEELEY, Notary Public**  
In and for the State of Ohio  
My Commission Expires May 22, 2019

This Instrument prepared by Stephanie A. Dill, Bricker & Eckler LLP, 201 E. Fifth Street, Suite 1110, Cincinnati, Ohio 45202.

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**EXHIBIT A**

Legal Description

Parcel 1

*R72 08403 0032*

Situated in the City of Dayton, County of Montgomery and State of Ohio, and being Lot numbered 8,770 of the consecutive numbers of lots on the Revised Plat of the said City of Dayton, Ohio

Address: 15-17 Grimes Street, Dayton, Ohio 45405

Parcel 2

*R72 08403 0029,30*

Situate in the City of Dayton, County of Montgomery and State of Ohio, and being Lot numbered Twenty-Three Thousand Eight Hundred Thirty-Three (23,833) of the consecutive numbers of lots of the revised plat of said City of Dayton, Ohio.

Address: 23 & 25 Grimes Street, Dayton, Ohio 45402

