

Tax year 2025 BOR no. 3605-5-2025
County Highland Date received Feb 2025

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 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	Gary & Elaine Magie	4115 St Rt 134, Mt Orab, OH 45154
2. Complainant if not owner		
3. Complainant's agent		
4. Telephone number and email address of contact person	513-218-1964 gary.magie84@gmail.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
41-998 38-18-000-457.00	4115 St Rt 134 Mt Orab, OH 45154
38-18-000-451.01	4115 St Rt 134 Mt Orab, OH 45154

7. Principal use of property Farm

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
38-18-000-457.00			
38 11	211,800	264,800	
38-18-000-451.01	489,000	583,200	

9. The requested change in value is justified for the following reasons:

1) Inflation from 2021-2024 was around 19-20%, not 43%!
 2) I don't have a Mobile Home + Bldg dimension is over stated. Newest born is 30x36
 3) Doesn't seem fair, compared to Neighbors. Harning 36A, similar sized House + 2 Bids
 I'm paying 52% more in taxes w/ 8 less acres! Wang has a 900 sq ft Bigger house
 in ground pool, more Buildings + more Squarefoot + Sold for \$630,000 last year and I'm paying 58%

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

in taxes?
 Miller/Wang 6.63 A 105T 1370 in Value while, my acreage increased by 5070 ac
 according to auditor's website?

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 3/20/25 Complainant or agent (printed) Gary Magie Title (if agent) _____

Complainant or agent (signature) Gary Magie

Sworn to and signed in my presence, this March 20th day of March 2025
(Date) (Month) (Year)

Notary Amber Rose Kasper



AMBER ROSE KASPER
Notary Public, State of Ohio
My Commission Expires
Aug. 19, 2026

RECEIVED

MAR 21 2025

HIGHLAND COUNTY AUDITOR