

Tax year 2024  
County Highland

BOR no. 3604-21-2025  
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 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	National Retail Properties LP	Attn: James Roberts; 8111 Smith's Mill Road, New Albany, OH 43054	
2. Complainant if not owner			
3. Complainant's agent	Nicholas M.J. Ray & Lindsay Doss Spillman	Vorys, Sater, Seymour and Pease LLP, 52 E. Gay Street, Columbus, OH 43215	
4. Telephone number and email address of contact person	(216) 479-6198	cebuchner@vorys.com	
5. Complainant's relationship to property, if not owner			
<b>If more than one parcel is included, see "Multiple Parcels" in instruction.</b>			
6. Parcel numbers from tax bill	Address of property		
25-10-200-249.02	609 Harry Sauner Road, Hillsboro, OH 45133		
7. Principal use of property:	Restaurant		
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
25-10-200-249.02	\$1,050,000	\$1,601,000	-\$551,000
9. The requested change in value is justified for the following reasons: County's value is greater than market value using generally accepted appraisal techniques.			

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 Question 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**

MAR 31 2025

HIGHLAND COUNTY AUDITOR

075384/0492 - 609 Harry Sauner Rd

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 3/27/25 Complainant or agent (printed) Lauren Johnson Title (If agent) Attorney for Complainant

Complainant or agent (signature) Lauren Johnson

State of Ohio County of Franklin

Sworn to and signed in my presence by the above Attorney for Complainant, the 27 day of MARCH 2025  
(Date) (Month) (Year)

This is a jurat certificate. An oath or affirmation was administered by the signer and signed in my presence.

Notary Veronica Lees



Veronica Lees  
Notary Public, State of Ohio  
My Commission Expires 09-03-25

# VORYS

52 East Gay Street  
P.O. Box 1008  
Columbus, Ohio 43216-1008

614.464.6400 | vorys.com

Founded 1909

Veronica B. Lees  
Direct Dial (614) 464-8293  
Email vbles@vorys.com

March 28, 2025

**RECEIVED**

MAR 31 2025

HIGHLAND COUNTY AUDITOR

**VIA CERTIFIED U.S. MAIL DELIVERY**

**Tracking #: 9414 7266 9904 2977 2054 90**

Highland County Auditor  
119 Governor Foraker Place  
P.O. Box 822  
Hillsboro, Ohio 45133

Dear Board of Revision:

Enclosed please find one (1) 2024 Real Estate Tax Complaint(s) to be filed with the Board of Revision. In addition please find one copy of each complaint to be time-stamped and returned to our office in the enclosed, self-addressed, stamped envelope.

The complaints enclosed for filing are as follows:

1. National Retail Properties LP, 25-10-200-249.02

I appreciate your time and attention to this matter.

Very truly yours,



Veronica B. Lees

VBL/vbl

Enclosure

Mailed 3/31/2025