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| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| **Item** | | | | **Subject** | | | | **Comparable #2** | | | | **Comparable #3** | |
| Address | | | | 8895 Gaysport Hill Road  Gaysport, OH 43720 | | | | 1328 Richey Road  Unit B  Zanesville OH 43701 | | | | 633 Baker Street  Zanesville, OH 43701 | |
| Monthly Rental Rate | | | | 0 | | | | 900 | | | | 895 | |
| Data Source:  (newspaper, realtor, internet site) | | | |  | | | | Internet/Owner | | | | Internet/Owner | |
| Contact Information  (name/phone number) | | | |  | | | | Tami Passwaters | | | | Tami Passwaters | |
| **Item** | | | | **Subject** | | | | **Description** | **Adjustment** | | | **Description** | **Adjustment** |
| Type of Dwelling (single  family, duplex, multi- unit) | | | | Single/1 acre | | | | Multi/townhome |  | | | Single |  |
| Exterior Finish | | | | aluminum | | | | Brick/aluminum |  | | | aluminum |  |
| Age of Dwelling | | | | 1900 | | | | 1975 | -200 | | | 1901 |  |
| Lot size, if applicable | | | | 1 acre | | | | n/a |  | | | 40 x 60 |  |
| Off Street Parking (number of spaces available to renter) | | | | yes | | | | yes |  | | | yes |  |
| Garage (number of bays/attached or detached) | | | | Carport/lean to | | | | no |  | | | no |  |
| Number of rooms above grade | | | | 5 | | | | 5 |  | | | 7 |  |
| Number of finished rooms below grade | | | | 0 | | | | 0 |  | | | 0 |  |
| Total number of rooms in home | | | | 5 | | | | 5 |  | | | 7 |  |
| Basement (Full or Partial, Finished or Unfinished) | | | | no | | | | no |  | | | crawl |  |
| Number of Bathrooms | | | | 1 | | | | 1 |  | | | 1 |  |
| Gross Sq. Ft. | | | | 986 (c) | | | | 1000 |  | | | 1320 | -400 |
| Water: city water or well water | | | | well | | | | city | -100 | | | city |  |
| Heat: Gas, Oil, Electric, Propane | | | | wood pellets | | | | electric | -100 | | | gas |  |
| Cooking: electric, gas, other | | | | electric | | | | electric |  | | | electric |  |
| Air-conditioning | | | | n/a | | | | yes | -100 | | | window | -50 |
| School District | | | | Franklin | | | | Zanesville |  | | | Zanesville |  |
| Condition: (good, fair, poor) | | | | poor | | | | good |  | | | fair |  |
| Other: | | | | Non DS&S | | | |  |  | | |  |  |
| Indicated Rental Amount | | | | $0.00 | | | | $400.00 | | | | $445.00 | |
| 2023\_\_\_\_ | to be | $445.00 | | |  |
|  | | |  | | | |  | | |  |
| Signature of Preparer: | | |  | | | |  | | |  |
|  | | |  | | | |  | | |  |