

STATE OF OHIO
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY BILL

PID 115989
PARCEL _____
C/R/S Muskingum 00376 5.090
BILL NO. 5 - 5164
PREPARED DATE 3/5/2024

PAYEE

WEST ERIE REALTY SOLUTIONS LTD
323 LAFAYETTE STREET
TOLEDO Ohio 43604

Bill Description		
Vendor No.	Address Code	Receipt Date
0000212599	001	3/5/2024
For Task Order Agreement # 36798 per Invoice # 1		

Bill Costs				
Par	Suf	Consultant	Description	Cost

Warrant Info					
Voucher	Warrant	Date Of Warrant	Date Mailed	Mailed To	Amount
				EFT	\$3,345.00

Bill Summary																						
Fd	Yr	SAC	SRC DIV.	RC PRG	Act	Object	Ref No.	Tra	Amount	Elig	State Job No	Federal No.	Encumb No	Doc Type	En Ln	H	I	J	K	L	M	N
7002	24	4PS7	0005	NOCC	0072	574 046 BT	5 - 5164	51	\$2,625.00	S	458880		623305	CNTE	1							
7002	24	4PS7	0005	NOCC	0072	574 086 DH	5 - 5164	51	\$720.00	S	458880		623305	CNTE	1							

The undersigned hereby certify that all supporting documents, including journal entries, deeds, easements, agreements, bills of sale, maps, plans descriptions resolutions, court entries, appraisals, memoranda, etc. necessary to substantiate the attached voucher are on file with the Department of Transportation and the amount shown does not contain allowance for any item contrary to Ohio law.

Distribution
State Auditor - Orig
Transp. Auditor - cc
District Real Estate Admin
ditto
Dist. Engineer
DOT-3289

APPROVED *John R. Wooldridge*
District Manager

POOS Posted: _____
By JOHN WOOLDRIDGE Date 3/5/2024

John R. Wooldridge, REA
 ODOT District 5 Real Estate
 9600 Jacksontown Rd.
 Jacksontown, OH 43030

Invoice and Progress Schedule
 Transmittal letter

Re: Invoice and Project Schedule West Erie Realty Solutions, Ltd.
 MUS SR 376-5.09 323 Lafayette Street
 Invoice No. 1 Toledo, Ohio 43604
 Encumbrance No. 623305 OAKS ID No. 0000212599
 Agreement No. 36798
 PID No.(s) 115989

CONSULTANT CERTIFICATION

This is to certify that the work as shown on the attached Invoice and Project Schedule (IPS) has been completed and in no way represents any degree of duplication of payments that have been or will be received and that all the work covered by this invoice has been performed in accordance with the referenced Agreement.

For: Consultant
 By:  Date: February 29, 2024
 (Officer's Signature)

Summary of Payment(s) Due this Invoice

Encumbrance No.	PID No.	Total Work Completed	Prior Amount Invoiced	Amount Due This Invoice
623305	115989	\$3,345.00	-\$0	=\$3,345.00
				TOTAL

Please Indicate Final Invoice by Initialing: Initial

STATE REVIEW

The District has reviewed this invoice in accordance with the Departments written procedures and recommends payment of the amounts shown above.

By: _____ Date: _____
 Contract Manager

SUMMARY OF SUBCONSULTANT INVOICES

Subconsultant	Agreement Amount	Amount Due This Invoice	Amount Previously Inv.	Total Invoiced	Percent Complete	EDGE	DBE
Sub Consultant Edge Subtotal							
Sub Consultant DBE Subtotal							
Sub Consultant Other Subtotal							

INVOICE & PROGRESS SCHEDULE

Company Name: West Erie Realty Solutions, Ltd.
 District: 5 Project CRS: MUS SR 376-5.09

PID NO. 115989

Contract Type:

- Personal Service Contract No. 36798 Addendum No.
- Task Order Programmatic Agreement No.
- Non-Task Order Programmatic Agreement No.

Pay Item	Fee Per Parcel	Number of Parcels Authorized	Total \$ Amount Authorized	Number of Parcels Completed this Invoice	Parcel Numbers Payable this Invoice	Amount Due this Invoice	Previously Invoiced Amount	Total Amount Invoiced (including this invoice)
1. Project Management-line items found in sections below								
2. Appraisal								
a. RE 95 Preparation			\$0.00			\$0.00		\$0.00
b1. Summary R/W Appraisal (RE 25-17)			\$0.00			\$0.00		\$0.00
b2. 17)			\$0.00			\$0.00		\$0.00
c. Limited Scope Summary Appraisal (RE 25-17)			\$0.00			\$0.00		\$0.00
d. Value Finding (RE 90)			\$0.00			\$0.00		\$0.00
e. Value Analysis	\$875.00	3	\$2,625.00	3	009, 011, 012	\$2,625.00		\$2,625.00
f. Approp Appraisal			\$0.00			\$0.00		\$0.00
g. Project Management	\$240.00	3	\$720.00	3	009, 011, 012	\$720.00		\$720.00
SECTION SUBTOTAL			\$3,345.00			\$3,345.00	\$0.00	\$3,345.00
3. Appraisal Review								
a. 16)			\$0.00			\$0.00		\$0.00
b. Limited Scope Summary Appraisal (RE 25-16)			\$0.00			\$0.00		\$0.00
c. Value Finding (RE 25-14)			\$0.00			\$0.00		\$0.00
d. Value Analysis (RE 25-13)			\$0.00			\$0.00		\$0.00
e. USPAP Review (RE 25-12)			\$0.00			\$0.00		\$0.00
f. Parcel Impact Note			\$0.00			\$0.00		\$0.00

g. Appraisal Problem Analysis							\$0.00						\$0.00		\$0.00		\$0.00
h. Project Management							\$0.00						\$0.00		\$0.00		\$0.00
SECTION SUBTOTAL																	
							\$0.00						\$0.00		\$0.00		\$0.00
Pay Item	Fee Per Parcel	Number of Parcels Authorized	Total \$ Amount Authorized	Number of Parcels Completed this Invoice	Parcel Numbers Payable this Invoice	Amount Due this Invoice	Previously Invoiced Amount	Total Amount Invoiced (including this invoice)									
4. Title Researches																	
a. Abbreviated Titles			\$0.00			\$0.00		\$0.00									
b. Full Title (42 year)			\$0.00			\$0.00		\$0.00									
c. Title Update			\$0.00			\$0.00		\$0.00									
d. Project Management			\$0.00			\$0.00		\$0.00									
SECTION SUBTOTAL																	
			\$0.00			\$0.00		\$0.00					\$0.00		\$0.00		\$0.00
SECTION TOTAL																	
			\$3,345.00			\$3,345.00		\$0.00					\$0.00		\$3,345.00		\$0.00

Table split for Federal Authorization for Right of Way Acquisition

5. Negotiation																		
a. Negotiation (includes letters, packets, negotiations, billings, document preparation, plan revision coordination. etc.)																		
b. Negotiation - package submission	\$1,260.00	4	\$5,040.00			\$0.00		\$0.00							\$0.00		\$0.00	
c. Bill of Sale Negotiation	\$1,260.00	4	\$5,040.00			\$0.00		\$0.00							\$0.00		\$0.00	
d. Negotiation Trainee	\$400.00	4	\$1,600.00			\$0.00		\$0.00							\$0.00		\$0.00	
e. Project Management	\$240.00	4	\$960.00			\$0.00		\$0.00							\$0.00		\$0.00	
SECTION SUBTOTAL																		
			\$12,640.00			\$0.00		\$0.00					\$0.00		\$0.00		\$0.00	
6. Closings																		
a. Mail Out	\$570.00	1	\$570.00			\$0.00		\$0.00							\$0.00		\$0.00	
b. Formal (includes forms RE 30, 31, 44, 45 & 57 and etc.)	\$780.00	2	\$1,560.00			\$0.00		\$0.00							\$0.00		\$0.00	
c. Formal - structure parcels	\$1,020.00	1	\$1,020.00			\$0.00		\$0.00							\$0.00		\$0.00	
d. Title Update for Appropriation	\$288.00	0	\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
e. Mortgage Release	\$480.00	0	\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
f. Project Management	\$240.00	4	\$960.00			\$0.00		\$0.00							\$0.00		\$0.00	
SECTION SUBTOTAL																		
			\$4,110.00			\$0.00		\$0.00					\$0.00		\$0.00		\$0.00	
7. Relocation Assistance Services																		
a. Residential offer made			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
b. Residential final billing			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
c. Commercial Offer made			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
d. Commercial final billing			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
e. Personal Property final billing			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
f. Pre-Acquisition Survey/Interview			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	
g. Pre-Acquisition Report			\$0.00			\$0.00		\$0.00							\$0.00		\$0.00	

h. Project Management for Relocation/Relocation Review						\$0.00				\$0.00			\$0.00		\$0.00
SECTION SUBTOTAL															
Pay Item	Fee Per Parcel	Number of Parcels Authorized	Total \$ Amount Authorized	Number of Parcels Completed this Invoice	Parcel Numbers Payable this Invoice	Amount Due this Invoice	Previously Invoiced Amount	Total Amount Invoiced (including this invoice)							
9. Relocation Review															
a. Residential Review			\$0.00			\$0.00		\$0.00							
b. Commercial Review			\$0.00			\$0.00		\$0.00							
c. Personal Property Review			\$0.00			\$0.00		\$0.00							
d. Project Management			\$0.00			\$0.00		\$0.00							
SECTION SUBTOTAL															
			\$0.00				\$0.00	\$0.00							
10. Asbestos															
a. Collection	\$4,350.00	1	\$4,350.00			\$0.00		\$0.00							
b. Testing	\$240.00	1	\$240.00			\$0.00		\$0.00							
			\$4,590.00				\$0.00	\$0.00							
SECTION SUBTOTAL															
			\$4,590.00				\$0.00	\$0.00							
11. Miscellaneous															
a. Red Books			\$0.00			\$0.00		\$0.00							
Meetings and Testimony for															
b. appropriations (Per Hour rate)	\$300.00	0	\$0.00			\$0.00		\$0.00							
c. Appraisal Upgrade to Summary	\$6,500.00	0	\$0.00			\$0.00		\$0.00							
d. Sign Estimate			\$0.00			\$0.00		\$0.00							
e. Property Management			\$0.00			\$0.00		\$0.00							
f. Specialty Appraisal Studies (Parking, Rent, Architectural etc.)			\$0.00			\$0.00		\$0.00							
g. Copies and Recording fees (reimbursable based on actual cost for Titles and Closings - receipts	\$150.00	4	\$600.00			\$0.00		\$0.00							
h. R/W Cost Estimate (RE-101)			\$0.00			\$0.00		\$0.00							
			\$600.00				\$0.00	\$0.00							
SECTION SUBTOTAL															
			\$21,940.00				\$0.00	\$0.00							
SECTION TOTAL															
			\$25,285.00				\$0.00	\$0.00							
TOTALS						\$3,345.00	\$0.00	\$3,345.00							



4192143743
323 Lafayette Street
Toledo, OH 43604

Billed To
John Wooldridge
ODOT, District 5
9600 Jacksontown Road, NE
Box 306
Jacksontown, OH 43030-0306

Date of Issue
02/29/2024

Due Date
03/30/2024

Invoice Number
COL0001493

Reference
MUS 375-5.09 PID
115989

Amount Due (USD)
\$3,345.00

Description	Rate	Qty	Line Total
Martin & Wood Appraisal Group, Ltd. Jan 8, 2024 - MUS-376-5.09 PID 115989	\$2,625.00	1	\$2,625.00
Project Management (Appraisals) Parcels: 009, 011, 012	\$240.00	3	\$720.00

Subtotal	3,345.00
Tax	0.00
Total	3,345.00
Amount Paid	0.00
Amount Due (USD)	\$3,345.00



Invoice

Martin + Wood Appraisal Group, Ltd.
43 S. Saint Clair Street
Toledo, Ohio 43604
(419) 241-4998
Federal ID #34-1936204

Invoice Date: 1/8/2024
Invoice #: 2
Terms: Net
Payment Due: Upon Receipt

To: Greg Vriezelaar
West Erie Realty Solutions, Ltd.
323 Lafayette Street
Toledo, OH 43604

Re: MUS-376-5.09 (PID 115989)

<u>Item or Parcel #</u>	<u>Fee</u>	<u>M+W File #</u>	<u>Report Type</u>
9	\$875.00	2023-10-119	VA
11	\$875.00	2023-10-120	VA
12	\$875.00	2023-10-121	VA
Invoice Total =	\$2,625.00		

Please Make Checks Payable to Martin + Wood Appraisal Group, Ltd.
THANK YOU FOR YOUR BUSINESS!