

Downtown Transfers, January 2022

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

| Parcel Number | Parcel Address | Parcel Municipality | Parcel Zip | Statistical Planning Area | 2014 Ward | 2009 Ward | 2010 Census Tract | Land Use Type | Deed Type | Conveyance Price | Conveyance Flag | Transfer Date | Receipt Number | Auditor Filing Number | Number of Parcels Combined (\$) |
|---------------|------------------------|---------------------|------------|---------------------------|-----------|-----------|-------------------|--|-----------|------------------|-----------------|---------------|----------------|-----------------------|---------------------------------|
| 101-08-354 | 1133 W 9 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Residential condominiums | SUR | 167500 | | 26-Jan-22 | | | 1 |
| 101-08-366 | 1133 W 9 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Residential condominiums | WAR | 175000 | | 19-Jan-22 | | | 1 |
| 101-09-415 | 701 WEST LAKESIDE AVE | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Residential condominiums | QTC | 0 | | 28-Jan-22 | | | 1 |
| 101-09-420 | 701 LAKESIDE AVE | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Residential condominiums | WAR | 0 | | 18-Jan-22 | | | 1 |
| 101-13-001 | 1215 W 10 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Apartments 40 or more units (elevator) | LIM | 0 | | 3-Jan-22 | | | 1 |
| 101-13-001 | 1215 W 10 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Apartments 40 or more units (elevator) | QTC | 0 | | 4-Jan-22 | | | 1 |
| 101-13-003 | 1278 W 9 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Apartments 40 or more units (elevator) | LIM | 0 | | 3-Jan-22 | | | 1 |
| 101-13-003 | 1278 W 9 ST | Cleveland | 44113 | Downtown | 3 | 3 | 107101 | Apartments 40 or more units (elevator) | QTC | 0 | | 4-Jan-22 | | | 1 |
| 101-16-035 | 1720 FALL ST | Cleveland | 44113 | Cuyahoga Valley | 3 | 3 | 107701 | Manufacturing and assembly, light | WAR | 0 | | 20-Jan-22 | | | 1 |
| 101-26-380 | 140 PUBLIC SQUARE ST | Cleveland | 44114 | Downtown | 3 | 3 | 107701 | Residential condominiums | WAR | 0 | | 24-Jan-22 | | | 1 |
| 102-17-001 | 2604 ST CLAIR AVE | Cleveland | 44114 | Downtown | 7 | 3 | 107802 | Commercial warehouse (under 75,000 sq. f | LIM | 0 | | 18-Jan-22 | | | 1 |
| 102-17-002 | 2622-2630 ST CLAIR AVE | Cleveland | 44114 | Downtown | 7 | 3 | 107802 | Commercial warehouse (under 75,000 sq. f | LIM | 352000 | | 18-Jan-22 | | | 1 |
| 102-23-007 | 1471 LINDAZZO AVE | Cleveland | 44114 | Downtown | 7 | 3 | 107802 | Single family dwelling | WAR | 380000 | | 19-Jan-22 | | | 1 |
| 102-23-085 | SUPERIOR AVE | Cleveland | 0 | Downtown | 7 | 3 | 107802 | Residential vacant land | WAR | 654365 | EMV* | 31-Jan-22 | | | 1 |
| 103-01-030 | 1621 EUCLID AVE | Cleveland | 44115 | Downtown | 3 | 3 | 107802 | Office buildings - 3 or more stories (el | LIM | 3400000 | | 18-Jan-22 | 1068632 | | 2 |
| 103-01-030 | 1621 EUCLID AVE | Cleveland | 44115 | Downtown | 3 | 3 | 107802 | Office buildings - 3 or more stories (el | LIM | 0 | | 18-Jan-22 | 1068637 | | 2 |
| 103-01-053 | E 17 ST | Cleveland | 0 | Downtown | 3 | 3 | 107802 | Office buildings - 3 or more stories (el | LIM | 3400000 | | 18-Jan-22 | 1068632 | | 2 |
| 103-01-053 | E 17 ST | Cleveland | 0 | Downtown | 3 | 3 | 107802 | Office buildings - 3 or more stories (el | LIM | 0 | | 18-Jan-22 | 1068637 | | 2 |

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| Parcel Number | Parcel Address | Property Class | Taxable Assessed Building Value | Taxable Assessed Land Value | Taxable Assessed Total Value | Taxable Estimated Market Value | Total EMV Mult. Recpt. Est. Mkt. Val. | Ratio Price to Est. Mkt. Val. | Buyer Name |
|---------------|------------------------|-----------------|---------------------------------|-----------------------------|------------------------------|--------------------------------|---------------------------------------|-------------------------------|-------------------------------------|
| 101-08-354 | 1133 W 9 ST | Residential | \$62,335 | \$6,930 | \$69,265 | \$197,900 | | 0.85 | KOCI, KEITH & MAYBERRY-KOCI, KALYA |
| 101-08-366 | 1133 W 9 ST | Residential | \$73,745 | \$8,190 | \$81,935 | \$234,100 | | 0.75 | WATER STREET 413, LLC |
| 101-09-415 | 701 WEST LAKESIDE AVE | Residential | \$136,500 | \$12,355 | \$148,855 | \$425,300 | | 0 | OCRAN, YOOFI |
| 101-09-420 | 701 LAKESIDE AVE | Residential | \$0 | \$13,055 | \$13,055 | \$37,300 | | 0 | ENGLEHART, JEFFREY TRUSTEE |
| 101-13-001 | 1215 W 10 ST | Commercial | \$3,587,325 | \$1,644,720 | \$5,232,045 | \$14,948,700 | | 0 | MWA 1 LLC ETAL |
| 101-13-001 | 1215 W 10 ST | Commercial | \$3,587,325 | \$1,644,720 | \$5,232,045 | \$14,948,700 | | 0 | ARCHER APARTMENTS, LLC |
| 101-13-003 | 1278 W 9 ST | Commercial | \$10,609,585 | \$1,829,555 | \$12,439,140 | \$35,540,400 | | 0 | BINGHAM 1, LLC, ETAL |
| 101-13-003 | 1278 W 9 ST | Commercial | \$10,609,585 | \$1,829,555 | \$12,439,140 | \$35,540,400 | | 0 | BINGHAM APARTMENTS LLC |
| 101-16-035 | 1720 FALL ST | Industrial | \$84,140 | \$64,995 | \$149,135 | \$426,100 | | 0 | FALL STREET PROPERTY HOLDINGS LLC |
| 101-26-380 | 140 PUBLIC SQUARE ST | Residential | \$100,555 | \$17,570 | \$118,125 | \$337,500 | | 0 | HANLON, NICOLE ANGELA & MARCO JOSEP |
| 102-17-001 | 2604 ST CLAIR AVE | Commercial | \$41,475 | \$57,750 | \$99,225 | \$283,500 | | 0 | JHR REAL ESTATE, LLC |
| 102-17-002 | 2622-2630 ST CLAIR AVE | Commercial | \$29,400 | \$37,555 | \$66,955 | \$191,300 | | 1.84 | JHR REAL ESTATE, LLC |
| 102-23-007 | 1471 LINDAZZO AVE | Residential | \$0 | \$20,370 | \$20,370 | \$58,200 | | 6.53 | NORTON, LAWRENCE R JR |
| 102-23-085 | SUPERIOR AVE | Residential | \$0 | \$20,370 | \$20,370 | \$58,200 | | 11.24 | FARES, MORAD A |
| 103-01-030 | 1621 EUCLID AVE | Commerc.-Exempt | \$2,122,890 | \$722,925 | \$2,845,815 | \$8,130,900 | \$8,520,100 | 0.4 | PLAYHOUSE SQUARE FOUNDATION |
| 103-01-030 | 1621 EUCLID AVE | Commerc.-Exempt | \$2,122,890 | \$722,925 | \$2,845,815 | \$8,130,900 | \$8,520,100 | 0 | PLAYHOUSE SQUARE FOUNDATION |
| 103-01-053 | E 17 ST | Commercial | \$0 | \$136,220 | \$136,220 | \$389,200 | \$8,520,100 | 0.4 | PLAYHOUSE SQUARE FOUNDATION |
| 103-01-053 | E 17 ST | Commercial | \$0 | \$136,220 | \$136,220 | \$389,200 | \$8,520,100 | 0 | PLAYHOUSE SQUARE FOUNDATION |

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| Parcel Number | Parcel Address | Seller Name | Tax Mailing Name | Tax Mailing Address | Tax Mailing Municipality | Tax Mailing State | Tax Mailing Zip code | Old SPA Name |
|---------------|------------------------|-------------------------------------|-------------------------------------|----------------------|--------------------------|-------------------|----------------------|------------------------|
| 101-08-354 | 1133 W 9 ST | MANGANO, WILLIAM J (TRUSTEE) | KEITH KOCI & KALYA MAYBERRY KOCI | 140 PUBLIC SQ | CLEVELAND | OH | 44114 | Downtown |
| 101-08-366 | 1133 W 9 ST | SNIDER, KENNETH J & JEANNE H | WATER STREET 413, LLC | 17416 LAKE AVE | LAKESIDE | OH | 44107 | Downtown |
| 101-09-415 | 701 WEST LAKESIDE AVE | OCRAN, YOOFI EFEOSA TRUSTEE | OCRAN, YOOFI | 701 W LAKESIDE AVE | CLEVELAND | OH | 44113 | Downtown |
| 101-09-420 | 701 LAKESIDE AVE | ENGLEHART, ALEXIS LYN | ENGLEHART, JEFFREY TRUSTEE | 701 LAKESIDE AVE | CLEVELAND | OH | 44113 | Downtown |
| 101-13-001 | 1215 W 10 ST | MORGAN WAREHOUSE APARTMENTS DE LLC | ARCHER APARTMENTS, LLC | 3330 DUNDEE RD | NORTHBROOK | IL | 60062 | Downtown |
| 101-13-001 | 1215 W 10 ST | MWA 1 LLC ETAL | ARCHER APARTMENTS, LLC | 3330 DUNDEE RD | NORTHBROOK | IL | 60062 | Downtown |
| 101-13-003 | 1278 W 9 ST | RRE VIP BINGHAM, LLC, | BINGHAM APARTMENTS LLC | 3330 DUNDEE RD | NORTHBROOK | IL | 60062 | Downtown |
| 101-13-003 | 1278 W 9 ST | BINGHAM 1, LLC, ETAL | BINGHAM APARTMENTS LLC | 3330 DUNDEE RD | NORTHBROOK | IL | 60062 | Downtown |
| 101-16-035 | 1720 FALL ST | 1720 FALL STREET, LLC | FALL STREET PROPERTY HOLDINGS LLC | 3500 LORAIN | CLEVELAND | OH | 44113 | Downtown |
| 101-26-380 | 140 PUBLIC SQUARE ST | HANLON, MARCO JOSEPH-TRUSTEE & HANL | NICOLE ANGELA & MARCO JOSEPH HANLON | 1446 BLUE HERON AVE | ENCINITAS | CA | 92024 | Downtown |
| 102-17-001 | 2604 ST CLAIR AVE | REILLY, JOHN H III | JHR REAL ESTATE, LLC | 11401 ROOSEVELT BLVD | PHILADELPHIA | PA | 19154 | Goodrich/Kirtland Park |
| 102-17-002 | 2622-2630 ST CLAIR AVE | V F HOLDINGS , AN OHIO | JHR REAL ESTATE, LLC | 11401 ROOSEVELT BLVD | PHILADELPHIA | PA | 19154 | Goodrich/Kirtland Park |
| 102-23-007 | 1471 LINDAZZO AVE | GRAMC, JOSEPH J | NORTON, LAWRENCE R JR | 1471 LINDAZZO AVE | CLEVELAND | OH | 44114 | Downtown |
| 102-23-085 | SUPERIOR AVE | B R KNEZ CONSTRUCTION, INC | FARES, MORAD A | 1411 SUPERIOR AVE | CLEVELAND | OH | 44114 | Downtown |
| 103-01-030 | 1621 EUCLID AVE | 1621 KEITH EUCLID, LTD | PLAYHOUSE SQUARE FOUNDATION | 1500 EUCLID AVE | CLEVELAND | OH | 44115 | Downtown |
| 103-01-030 | 1621 EUCLID AVE | PLAYHOUSE SQUARE FOUNDATION | PLAYHOUSE SQUARE FOUNDATION | 1500 EUCLID AVE | CLEVELAND | OH | 44115 | Downtown |
| 103-01-053 | E 17 ST | 1621KEITH EUCLID, LTD | PLAYHOUSE SQUARE FOUNDATION | 1621 EUCLID AVE | CLEVELAND | OH | 44115 | Downtown |
| 103-01-053 | E 17 ST | PLAYHOUSE SQUARE FOUNDATION | PLAYHOUSE SQUARE FOUNDATION | 1621 EUCLID AVE | CLEVELAND | OH | 44115 | Downtown |

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| Parcel Number | Parcel Address | Taxable + Non-Taxable Est.Mkt.Val. | 2000 Census Tract | Dupl. Flag |
|--------------------------|---------------------------|---|----------------------------------|-----------------------|
| 101-08-354 | 1133 W 9 ST | 166300 | 107100 | 0 |
| 101-08-366 | 1133 W 9 ST | 196800 | 107100 | 0 |
| 101-09-415 | 701 WEST LAKESIDE AVE | 425300 | 107100 | 0 |
| 101-09-420 | 701 LAKESIDE AVE | 446900 | 107100 | 0 |
| 101-13-001 | 1215 W 10 ST | 21706300 | 107100 | 0 |
| 101-13-001 | 1215 W 10 ST | 21706300 | 107100 | 0 |
| 101-13-003 | 1278 W 9 ST | 35540400 | 107100 | 0 |
| 101-13-003 | 1278 W 9 ST | 35540400 | 107100 | 0 |
| 101-16-035 | 1720 FALL ST | 387300 | 107600 | 0 |
| 101-26-380 | 140 PUBLIC SQUARE ST | 462000 | 107600 | 0 |
| 102-17-001 | 2604 ST CLAIR AVE | 257700 | 107500 | 0 |
| 102-17-002 | 2622-2630 ST CLAIR AVE | 173900 | 107500 | 0 |
| 102-23-007 | 1471 LINDAZZO AVE | 332100 | 107200 | 0 |
| 102-23-085 | SUPERIOR AVE | | 107800 | 0 |
| 103-01-030 | 1621 EUCLID AVE | 8097900 | 107800 | 0 |
| 103-01-030 | 1621 EUCLID AVE | 8097900 | 107800 | 0 |
| 103-01-053 | E 17 ST | 389200 | 107800 | 0 |
| 103-01-053 | E 17 ST | 389200 | 107800 | 0 |