

Commercial/Industrial Transfers, by Suburb, March 2020

Source: Cuyahoga County Fiscal Office

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

2010													Number of	Property
Parcel	Parcel	Parcel	Parcel	Census	Land	Deed	Transfer	Conveyance	Transfer	Receipt	Filing	Parcels	Class	
Number	Address	Municipality	Zip	Tract	Use Type	Type	Price	Flag	Date	Number	Number	Combined (\$)		
203-09-015	27401 WOLF RD	Bay Village	44140	130104	Commercial parking lot assoc. with other	QTC	\$0		16-Mar-20				1 Commercial	
742-20-031	25975 CENTRAL PKW	Beachwood	44122	131102	Automobile car sales and service	LIM	\$0		18-Mar-20				1 Commercial	
742-39-004	GREEN RD	Beachwood	0	131102	Commercial vacant land	QTC	\$0		20-Mar-20		AFN202003200384		1 Commercial	
742-39-004	GREEN RD	Beachwood	0	131102	Commercial vacant land	LIM	\$920,000		20-Mar-20		AFN202003200385		1 Commercial	
811-13-075	485 CENTER RD	Bedford	44146	132100	Apartments 1-6 units	WAR	\$0		24-Mar-20	967952	AFN202003240293		2 Commercial	
791-06-014	23524 MILES RD	Bedford Heights	44128	133103	Small shops (machine, tool and die, etc.	WAR	\$370,000		6-Mar-20				1 Industrial	
581-05-008	8090 BROADVIEW RD	Broadview Heights	44147	136101	Small (under 7500 sq. ft.) detached reta	LIM	\$0		20-Mar-20				1 Commercial	
344-13-031	5751 SMITH RD	Brook Park	44142	138109	Restaurant, cafeteria	CLA	\$0		3-Mar-20				1 Commercial	
531-11-020	1015 VALLEY BELT	Brooklyn Heights	44131	192300	Commercial truck terminal	SHF	\$296,000		4-Mar-20				1 Commercial	
531-20-070	GRANGER RD	Brooklyn Heights	44131	192300	Commercial vacant land	QTC	\$0		12-Mar-20				1 Commercial	
531-28-002	1000 RESOURCE DR	Brooklyn Heights	44131	192300	Commercial warehouse (under 75,000 sq. f	LIM	\$0		2-Mar-20		AFN202003020210		1 Commercial	
531-28-002	1000 RESOURCE DR	Brooklyn Heights	44131	192300	Commercial warehouse (under 75,000 sq. f	PLT	\$0		2-Mar-20	965170	AFN202003020214		4 Commercial	
531-28-006	990 RESOURCE RD	Brooklyn Heights	44131	192300	Commercial truck terminal	LIM	\$0		2-Mar-20		AFN202003020212		1 Commercial	
531-28-006	990 RESOURCE RD	Brooklyn Heights	44131	192300	Commercial truck terminal	PLT	\$0		2-Mar-20	965170	AFN202003020214		4 Commercial	
531-28-007	1200 RESOURCE RD	Brooklyn Heights	44131	192300	Multi-tenant warehouse (2+ units)	LIM	\$0		2-Mar-20		AFN202003020211		1 Commercial	
531-28-007	1200 RESOURCE RD	Brooklyn Heights	44131	192300	Multi-tenant warehouse (2+ units)	PLT	\$0		2-Mar-20	965170	AFN202003020214		4 Commercial	
531-28-009	1100 RESOURCE DR	Brooklyn Heights	44131	192300	Multi-tenant warehouse (2+ units)	LIM	\$0		2-Mar-20		AFN202003020213		1 Commercial	
531-28-009	1100 RESOURCE DR	Brooklyn Heights	44131	192300	Multi-tenant warehouse (2+ units)	PLT	\$0		2-Mar-20	965170	AFN202003020214		4 Commercial	
682-13-052	2487 NOBLE RD	Cleveland Heights	44121	140500	Apartments 20-39 units (garden)	WAR	\$0		12-Mar-20	966652			2 Commercial	
682-13-053	2481 NOBLE RD	Cleveland Heights	44121	140500	Apartments 20-39 units (garden)	WAR	\$0		12-Mar-20	966652			2 Commercial	
682-35-022	2360 NOBLE RD	Cleveland Heights	44121	140302	Apartments 20-39 units (walk-up)	EAS	\$390,000		20-Mar-20				1 Commercial	
684-11-021	1832 LEE RD	Cleveland Heights	44118	140600	Small (under 7500 sq. ft.) detached reta	AFF	\$0		3-Mar-20				1 Commercial	
684-11-021	1832 LEE RD	Cleveland Heights	44118	140600	Small (under 7500 sq. ft.) detached reta	SUR	\$172,500		3-Mar-20				1 Commercial	
685-18-023	12401 CEDAR RD	Cleveland Heights	44106	141200	Full service bank	LIM	\$525,000		10-Mar-20				1 Commercial	
687-06-002	2195 LEE RD	Cleveland Heights	44118	141602	Neighborhood tavern	LIM	\$290,000		20-Mar-20				1 Commercial	
671-17-008	15100 WOODWORTH A	East Cleveland	44112	151100	Commercial vacant land	QTC	\$0		10-Mar-20				1 Commercial	
672-23-025	1875 BELMORE AVE	East Cleveland	44112	151500	Apartments 1-6 units	COR	\$0		17-Mar-20				1 Commercial	
672-23-025	1875 BELMORE AVE	East Cleveland	44112	151500	Apartments 1-6 units	WAR	\$0		17-Mar-20				1 Commercial	
673-08-045	1814 PAGE AVE	East Cleveland	44112	151400	Apartments 7-19 units (walk-up)	QTC	\$0		4-Mar-20				1 Commercial	
641-32-004	4 GATEWAY DR	Euclid	44119	152501	Nursing home	LIM	\$0		4-Mar-20	965660			3 Commercial	
641-32-007	E 200 ST	Euclid	44119	152501	Commercial vacant land	LIM	\$0		4-Mar-20	965660			3 Commercial	
641-32-010	20600 CHEROKEE AV	Euclid	44119	152501	Nursing home	LIM	\$0		4-Mar-20	965660			3 Commercial	
646-25-004	EUCLID AVE	Euclid	44117	152701	Other industrial structures	LIM	\$1.580M		26-Mar-20				1 Industrial	
321-13-003	4342 W 222 ST	Fairview Park	44126	153104	General retail with walk-up apartments	QTC	\$0		4-Mar-20	965598			2 Commercial	
321-13-003	4342 W 222 ST	Fairview Park	44126	153104	General retail with walk-up apartments	WAR	\$360,000		30-Mar-20	968392	AFN202003300412		2 Commercial	
321-13-004	22220 LORAIN RD	Fairview Park	44126	153104	General retail with walk-up apartments	QTC	\$0		4-Mar-20	965598			2 Commercial	
321-13-004	22220 LORAIN RD	Fairview Park	44126	153104	General retail with walk-up apartments	WAR	\$360,000		30-Mar-20	968392	AFN202003300412		2 Commercial	
323-11-039	19050 LORAIN RD	Fairview Park	44126	153107	Office buildings - 1 and 2 stories	WAR	\$207,500		18-Mar-20				1 Commercial	
543-28-001	6009 EAST TURNEY	Garfield Heights	44125	154604	Service station with kiosk (retail)	WAR	\$300,000		9-Mar-20				1 Commercial	
544-08-046	4971 TURNEY RD	Garfield Heights	44125	154601	Full service bank	WAR	\$341,000		24-Mar-20				1 Commercial	
822-11-001	5323 WILSON MILLS	Highland Heights	44143	155102	Home garden center	WAR	\$270,000		24-Mar-20				1 Commercial	
822-23-009	6207 WILSON MILLS	Highland Heights	44143	155101	Franchise food with sit-down service	WAR	\$1.062M		31-Mar-20				1 Commercial	
311-16-044	1335 MATHEWS AVE	Lakewood	44107	160700	Apartments 1-6 units	WAR	\$320,000		2-Mar-20				1 Commercial	

Taxable Assessed Building Value	Taxable Assessed Land Value	Taxable Assessed Total Value	Taxable Estimated Market Value	Total EMV Mult.Rcpt. Est. Mkt. Val.	Ratio Price to Value	Buyer Name	Seller Name	Tax Mailing Name
\$2,240	\$109,340	\$111,580	\$318,800			0 BV, LLC	BV TWO, LLC	BV, LLC
\$850,570	\$579,705	\$1,430,275	\$4,086,500			0 PARKSI HOLDING, LLC	M4 REALTY, LLC	PARKSI HOLDING, LLC
\$0	\$0	\$0	\$0			CHAGRIN HIGHLANDS, LTD	CITY OF CLEVELAND	NELLEKBW, LLC
\$0	\$0	\$0	\$0			NELLEKBW, LLC	CHAGRIN HIGHLANDS, LTD	NELLEKBW, LLC
\$43,155	\$21,525	\$64,680	\$184,800	\$184,800		0 THE DOOR PROPERTY HOLDINGS, LLC	ROODZANT, KRISTA AND ROODZANT, STEV	THE DOOR PROPERTY HOLDINGS, LLC
\$99,960	\$8,680	\$108,640	\$310,400		1.19	SHINEBRIGHT, LLC	PALEY ENTERPRISES, LTD	SHINEBRIGHT, LLC
\$117,530	\$164,150	\$281,680	\$804,800			0 HIGHLAND VENTURES REAL ESTATE LLC	FAMILY VIDEO MOVIE CLUB INC	HIGHLAND VENTURES REAL ESTATE LLC
\$77,595	\$51,030	\$128,625	\$367,500			0 KANIS, GUS & VICKY	KANIS, GUS & VICKY	GUS KANIS &
\$78,715	\$28,070	\$106,785	\$305,100		0.97	1015 VALLEY BELT LLC	ALEMKO PROPERTIES, LLC	1015 VALLEY BELT LLC
\$0	\$0	\$0	\$0			THE VILLAGE OF BROOKLYN HEIGHTS OHI	HEMINGWAY AT TUXEDO, LLC	THE VILLAGE OF BROOKLYN HEIGHTS OHI
\$379,610	\$67,025	\$446,635	\$1,276,100			0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	FALLEN TIMBERS REALTY, LLC	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$379,610	\$67,025	\$446,635	\$1,276,100	\$7,253,100		0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$347,375	\$129,080	\$476,455	\$1,361,300			0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	RESOURCE DR ASSOC	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$347,375	\$129,080	\$476,455	\$1,361,300	\$7,253,100		0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$668,570	\$158,760	\$827,330	\$2,363,800			0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	FOGG-BROOKLYN HEIGHTS 3, LLC	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$668,570	\$158,760	\$827,330	\$2,363,800	\$7,253,100		0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$628,145	\$160,020	\$788,165	\$2,251,900			0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	FOGG-BROOKLYN HEIGHTS 1 & 2, LLC	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$628,145	\$160,020	\$788,165	\$2,251,900	\$7,253,100		0 VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO	VILLAGE OF BROOKLYN HEIGHTS, OHIO
\$253,400	\$45,360	\$298,760	\$853,600	\$1,515,400		0 NOBLE OHIO HOLDINGS LLC	NOBLE OHIO LLC	NOBLE OHIO HOLDINGS LLC
\$180,320	\$51,310	\$231,630	\$661,800	\$1,515,400		0 NOBLE OHIO HOLDINGS LLC	NOBLE OHIO LLC	NOBLE OHIO HOLDINGS LLC
\$249,480	\$41,370	\$290,850	\$831,000		0.47	WINDWOODS LLC	WINDWOODS LLC	WINDWOODS LLC
\$39,235	\$27,965	\$67,200	\$192,000			0 DALLAS, CRAIG SUC-TRS	DALLAS, ARLENE K SUC-TRSTEE	JOHN LADNER & MARK LIPSCOMB
\$39,235	\$27,965	\$67,200	\$192,000		0.9	LADNER, JOHN & LIPSCOMB, MARK	DALLAS, CRAIG SUC-TRS	JOHN LADNER & MARK LIPSCOMB
\$131,355	\$50,155	\$181,510	\$518,600		1.01	BRENDAN REAL ESTATE CO INC	FIFTH THIRD BANK OF N E OHIO	BRENDAN REAL ESTATE CO INC
\$50,610	\$7,140	\$57,750	\$165,000		1.76	SIMINGTON, TAMEEKA & GINN, TED JR	WAITE DAVID N	SIMINGTON, TAMEEKA & GINN, TED JR
\$0	\$2,380	\$2,380	\$6,800			0 HOLIDAY, TIMMIE	FOSTER, ETHEL MAE	HOLIDAY, TIMMIE
\$11,025	\$6,265	\$17,290	\$49,400			0 HMT DEVELOPMENT CORPORATION	HMT DEVELOPMENT CORPORATION	DEBBIE HOWARD
\$11,025	\$6,265	\$17,290	\$49,400			0 HOWARD, DEBBIE	HMT DEVELOPMENT CORPORATION	DEBBIE HOWARD
\$16,660	\$3,010	\$19,670	\$56,200			0 JOHNSON, LENELL	HAMMETT, LACHELLE AND JOHNSON, LENE	LENELL JOHNSON
\$551,040	\$140,770	\$691,810	\$1,976,600	\$5,189,900		0 HPG OH EUCLID LLC	GATEWAY SNF HOLDINGS, LLC	HPG OH EUCLID LLC
\$0	\$83,580	\$83,580	\$238,800	\$5,189,900		0 HPG OH EUCLID LLC	GATEWAY SNF HOLDINGS, LLC	HPG OH EUCLID LLC
\$871,220	\$169,855	\$1,041,075	\$2,974,500	\$5,189,900		0 HPG OH EUCLID LLC	GATEWAY SNF HOLDINGS, LLC	HPG OH EUCLID LLC
\$0	\$0	\$0	\$0			FWDG EUCLID LLC	EUCLID BTS RETAIL, LLC	FWDG EUCLID LLC
\$0	\$11,095	\$11,095	\$31,700	\$217,200		0 22220 LORAIN LLC	22220 LORAIN, LLC	JAKS PROPERTY AND MANAGEMENT, LLC
\$0	\$11,095	\$11,095	\$31,700	\$217,200	1.66	JAKS PROPERTY AND MANAGEMENT, LLC	22220 LORAIN LLC	JAKS PROPERTY AND MANAGEMENT, LLC
\$39,305	\$25,620	\$64,925	\$185,500	\$217,200		0 22220 LORAIN LLC	22220 LORAIN LLC	JAKS PROPERTY AND MANAGEMENT, LLC
\$39,305	\$25,620	\$64,925	\$185,500	\$217,200	1.66	JAKS PROPERTY AND MANAGEMENT, LLC	22220 LORAIN LLC	JAKS PROPERTY AND MANAGEMENT, LLC
\$123,830	\$30,100	\$153,930	\$439,799		0.47	LAODICEA LLC	RINI REALTY COMPANY (AN	LAODICEA LLC
\$51,695	\$118,895	\$170,590	\$487,400		0.62	ANNIE'S PROPERTIES LLC & SALEM, AMI	SOPINSKI ENTERPRISES INC	ANNIE'S PROPERTIES LLC
\$45,010	\$25,200	\$70,210	\$200,600		1.7	ACM PROPERTIES, LLC	ZELASKO, DENISE M & ZELASKO, BRADF	ACM PROPERTIES, LLC
\$68,145	\$26,320	\$94,465	\$269,900		1	BREMEC PROPERTIES, LLC	GRANDE, JOSEPH	BREMEC PROPERTIES, LLC
\$106,400	\$320,180	\$426,580	\$1,218,800		0.87	MID ATLANTIC DINERS, LLC	DENNY'S REALTY , INC ,	MID ATLANTIC DINERS, LLC
\$35,595	\$19,950	\$55,545	\$158,700		2.02	B&K NOLAN PROPERTIES LLC	VALA, TIMOTHY D & BARBARA A	B&K NOLAN PROPERTIES LLC

Tax Mailing Address	Tax Mailing Municipality	Tax Mailing State	Tax Mailing Zip code	Taxable + Non-Taxable Est.Mkt.Val.	2000 Census Tract	Dupl. Flag
12929 SHAKER BLVD	CLEVELAND	OH	44120	\$318,800	130104	0
26000 CHAGRIN BLV	BEACHWOOD	OH	44122	\$4.086M	131102	0
7645 FREDLE DR	CONCORD	OH	44077		131102	0
7645 FREDLE DR	CONCORD	OH	44077		131102	0
11714 CRABTREE PA	BAKERSFIELD	CA	93311	\$184,800	132100	0
13655 WEST SPRING	BURTON	OH	44021	\$310,400	133103	0
2500 LEHIGH AVE	GLENVIEW NAS	IL	60026	\$804,800	136101	0
30327 GREENVIEW P	WESTLAKE	OH	44145	\$367,500	138109	0
6900 GRANGER RD	INDEPENDENCE	OH	44131	\$305,100	192300	0
345 TUXEDO AVE	BROOKLYN HTS	OH	44131		192300	0
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$1.276M	192300	1
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$1.276M	192300	0
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$1.361M	192300	1
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$1.361M	192300	0
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$2.363M	192300	1
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$2.363M	192300	0
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$2.251M	192300	1
345 TUXEDO AVE	BROOKLYN HTS	OH	44131	\$2.251M	192300	0
2481 NOBLE RD	CLEVELAND	OH	44121	\$853,600	140500	0
2481 NOBLE RD	CLEVELAND	OH	44121	\$661,800	140500	0
?? PO BOX 181087	CLEVELAND HEIGHTS	OH	44118-7087	\$831,000	140302	0
2780 E OVERL	CLEVELAND	OH	44106	\$192,000	140600	0
2780 E OVERL	CLEVELAND	OH	44106	\$192,000	140600	0
12387 CEDAR RD	CLEVELAND HTS	OH	44106	\$518,600	141200	0
20220 GLENN RUSS	EUCLID	OH	44117	\$165,000	141602	0
5109 CLEMENT AVE	MAPLE HEIGHTS	OH	44137	\$6,800	151100	0
16180 GLYNN RD	CLEVELAND	OH	44112	\$49,400	151500	1
16180 GLYNN RD	CLEVELAND	OH	44112	\$49,400	151500	0
1869 WYMORE AVE	CLEVELAND	OH	44112	\$56,200	151400	0
?? ONE NORTH WACK	CHICAGO	IL	60606	\$1.976M	152501	0
?? ONE NORTH WACK	CHICAGO	IL	60606	\$238,800	152501	0
?? ONE NORTH WACK	CHICAGO	IL	60606	\$2.974M	152501	0
22730 FAIRVIEW CE	CLEVELAND	OH	44126		152701	0
21071 W WAGAR	ROCKY RIVER	OH	44116	\$31,700	153104	0
21071 W WAGAR	ROCKY RIVER	OH	44116	\$31,700	153104	0
4342 W 222 S	CLEVELAND	OH	44126	\$185,500	153104	0
4342 W 222 S	CLEVELAND	OH	44126	\$185,500	153104	0
420 DARBYS RUN	BAY VILLAGE	OH	44140	\$439,800	153107	0
6009 TURNEY RD	GARFIELD HTS	OH	44125	\$487,400	154604	0
3421 MAGNOLIA WAY	BROADVIEW HEIGHTS	OH	44147	\$200,600	154601	0
12265 CHILLICOTHE	CHESTERLAND	OH	44026	\$269,900	155102	0
3550 MOWRY AVE	FREMONT	CA	94538	\$1.218M	155101	0
30700 KOURTNEY CT	WICKLIFFE	OH	44092	\$158,700	160700	0

Commercial/Industrial Transfers, by Suburb, March 2020

Source: Cuyahoga County Fiscal Office

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

2010												Number of	Property
Parcel	Parcel	Parcel	Parcel	Census	Land	Deed	Transfer	Conveyance	Transfer	Receipt	Filing	Parcels	Class
Number	Address	Municipality	Zip	Tract	Use Type	Type	Price	Flag	Date	Number	Number	Combined (\$)	
311-17-013	DETROIT AVE	Lakewood	44107	160200	Commercial parking lot assoc. with other	LIM	\$0		31-Mar-20				1 Commercial
311-17-021	1357 PHELPS AVE	Lakewood	44107	160700	Apartments 1-6 units	QTC	\$0		13-Mar-20				1 Commercial
311-18-096	18503 DETROIT AVE	Lakewood	44107	160800	General retail with walk-up apartments	SUR	\$380,000		31-Mar-20				1 Commercial
312-10-013	12065 EDGEWATER D	Lakewood	44107	160601	Apartments 20-39 units (walk-up)	LIM	\$1.600M		2-Mar-20				1 Commercial
313-16-001	15729 MADISON AVE	Lakewood	44107	161100	General retail with walk-up apartments	WAR	\$575,000		19-Mar-20				1 Commercial
314-16-005	15019 MADISON AVE	Lakewood	44107	161200	Other retail structures	QTC	\$0		4-Mar-20				1 Commercial
315-13-104	1464 W 117 ST	Lakewood	44107	161700	Animal clinic or hospital	WAR	\$575,000		30-Mar-20		AFN202003300405		1 Commercial
315-23-055	2082 MAGEE AVE	Lakewood	44107	161800	Apartments 1-6 units	QTC	\$0		6-Mar-20				1 Commercial
315-23-086	2036 LARK ST	Lakewood	44107	161800	Apartments 1-6 units	WAR	\$207,000		13-Mar-20				1 Commercial
315-23-132	2066 ROBIN ST	Lakewood	44107	161800	Apartments 1-6 units	QTC	\$0		20-Mar-20				1 Commercial
714-32-001	1555-57 BRAINARD	Lyndhurst	44124	170202	Nursing home	LIM	\$0		4-Mar-20	965667			2 Commercial
714-32-093	WELLINGTON RD	Lyndhurst	44124	170202	Commercial vacant land	LIM	\$0		4-Mar-20	965667			2 Commercial
781-07-016	5196 LEE RD	Maple Heights	44137	171103	Other commercial structures	CLA	\$0		11-Mar-20				1 Commercial
781-07-026	5264 LEE RD	Maple Heights	44137	171103	Discount stores and junior department st	LIM	\$750,000		17-Mar-20				1 Commercial
781-08-049	15105 BROADWAY AV	Maple Heights	44137	171103	Small (under 7500 sq. ft.) detached reta	QTC	\$0		12-Mar-20	966671			6 Commercial
783-08-041	WARRENSVILLE CEN	Maple Heights	44137	171102	Commercial vacant land	LIM	\$2.544M		10-Mar-20				1 Commercial
784-04-008	15356 BROADWAY AV	Maple Heights	44137	171203	Small (under 7500 sq. ft.) detached reta	QTC	\$0		12-Mar-20	966674			6 Commercial
784-04-017	15330 BROADWAY AV	Maple Heights	44137	171203	Other commercial structures	QTC	\$0		12-Mar-20	966674			6 Commercial
786-03-020	15312 MAPLE PARK	Maple Heights	44137	171205	Apartments 20-39 units (walk-up)	WAR	\$700,000		10-Mar-20				1 Commercial
863-13-003	6110 PARKLAND DR	Mayfield Heights	44124	172202	Office buildings - 1 and 2 stories	LIM	\$1.875M		17-Mar-20				1 Commercial
372-29-004	6944 W 130 ST	Middleburg Heights	44130	173103	Community shopping center	LIM	\$11.200M		30-Mar-20				1 Commercial
373-23-011	17011 BAGLEY RD	Middleburg Heights	44130	173107	Franchise food with sit-down service	PLT	\$0		5-Mar-20	965766			1 Commercial
373-23-051	17011 BAGLEY RD	Middleburg Heights	44130	173107	Franchise food with sit-down service	WAR	\$3.783M		5-Mar-20				1 Commercial
511-13-020	4703 HARVARD AVE	Newburgh Heights	44105	196100	Apartments 1-6 units	WAR	\$0		5-Mar-20				1 Commercial
234-02-007	23172 LORAIN RD	North Olmsted	44070	174103	Industrial vacant land	SUR	\$70,000		3-Mar-20	965426			3 Industrial
234-02-008	31448 LORAIN RD	North Olmsted	44070	174103	Industrial vacant land	SUR	\$70,000		3-Mar-20	965426			3 Industrial
234-02-009	23172 LORAIN RD	North Olmsted	44070	174103	Industrial vacant land	SUR	\$70,000		3-Mar-20	965426			3 Industrial
236-02-006	25775 LORAIN RD	North Olmsted	44070	174206	Full service bank	LIM	\$475,000		4-Mar-20				1 Commercial
237-01-018	LORAIN RD	North Olmsted	44070	174206	Day care centers	LIM	\$0		23-Mar-20				1 Commercial
483-22-011	10701 ROYALTON RD	North Royalton	44133	175201	Commercial warehouse (under 75,000 sq. f	LIM	\$0		20-Mar-20				1 Commercial
487-02-023	14386 RIDGE RD	North Royalton	44133	175201	Other commercial structures	AFF	\$0		24-Mar-20				1 Commercial
489-19-007	11035 STATE RD	North Royalton	44133	175106	Small (under 7500 sq. ft.) detached reta	PLT	\$0		3-Mar-20	965361	AFN202003030423		2 Commercial
489-19-008	11035 STATE RD	North Royalton	44133	175106	Small (under 7500 sq. ft.) detached reta	PLT	\$0		3-Mar-20	965361	AFN202003030423		2 Commercial
795-19-035	24098 BROADWAY AV	Oakwood	44146	195700	Auto repair garage	QTC	\$1		13-Mar-20				1 Commercial
795-47-007	21305 FORBES RD	Oakwood	44146	195700	Commercial warehouse (under 75,000 sq. f	QTC	\$0		13-Mar-20				1 Commercial
443-20-019	5380 PEARL RD	Parma	44129	177104	Franchise food with counter service only	LIM	\$0		5-Mar-20				1 Commercial
445-27-009	5700 BROADVIEW RD	Parma	44134	177304	Franchise auto service center	LIM	\$270,000		2-Mar-20				1 Commercial
451-41-001	BROADVIEW RD	Parma	44134	177503	Commercial vacant land	WAR	\$550,000		27-Mar-20	968294			2 Commercial
451-41-008	6338 BROADVIEW RD	Parma	44134	177503	Neighborhood tavern	WAR	\$550,000		27-Mar-20	968294			2 Commercial
456-08-001	7360 YORK RD	Parma	44130	177604	Full service bank	LIM	\$1.280M		20-Mar-20	967771			4 Commercial
456-08-003	YORK RD	Parma	44130	177604	Commercial vacant land	LIM	\$1.280M		20-Mar-20	967771			4 Commercial
456-08-004	4300 YORK AVE	Parma	44130	177604	Full service bank	LIM	\$1.280M		20-Mar-20	967771			4 Commercial
456-08-006	7360 YORK RD	Parma	44130	177604	Full service bank	LIM	\$1.280M		20-Mar-20	967771			4 Commercial

Taxable Assessed Building Value	Taxable Assessed Land Value	Taxable Assessed Total Value	Taxable Estimated Market Value	Total EMV Mult.Rcpt. Est. Mkt. Val.	Ratio Price to Value	Buyer Name	Seller Name	Tax Mailing Name
\$3,290	\$17,885	\$21,175	\$60,500			0 THE CITY OF LAKEWOOD	EMERALD LIGHT INVETMENTS, LTD	THE CITY OF LAKEWOOD
\$39,025	\$11,445	\$50,470	\$144,200			0 SHIVAK, JAMES & KATHRYN	JAKS PROPERTY MANAGEMENT LLC	SHIVAK, JAMES & KATHRYN
\$55,720	\$6,020	\$61,740	\$176,400		2.15	MEMA, MYFTAR & MARJANA	SAURO, DARIO & SAURO, RAFFAELLA (C	MEMA, MYFTAR
\$357,140	\$46,095	\$403,235	\$1,152,100		1.39	MSH EDGEWATER INVESTMENT LLC	12065 EDGEWATER LLC	MSH EDGEWATER INVESTMENT LLC
\$66,255	\$12,705	\$78,960	\$225,600		2.55	CERRETA INTERIORS LLC	BJELOVUK, LJUBO	CERRETA INTERIORS LLC
\$43,785	\$28,770	\$72,555	\$207,300		0	15019 MADISON AVENUE LLC	KONSTANZER, GEORGE A	15019 MADISON AVENUE LLC
\$139,860	\$59,430	\$199,290	\$569,400		1.01	GOCON 117, LLC	WEST 117 CO	GOCON 117, LLC
\$28,735	\$13,440	\$42,175	\$120,500		0	FRH HOLDINGS, LLC	HILL, FREDERICK RAYMOND	FRH HOLDINGS, LLC
\$38,850	\$6,440	\$45,290	\$129,400		1.6	DYE, KATIE L	BALLENGER, JACOB J & BALLENGER, KAT	KATIE L DYE
\$38,325	\$6,440	\$44,765	\$127,900		0	E A SHIMONI LLC	SHIMONI, ALIZA & SHIMONI, ELIYAHU	E A SHIMONI LLC
\$3,231,025	\$881,475	\$4,112,500	\$11,750,000	\$12,095,800	0	HPG OH LYNDHURST LLC	BRAINARD HOLDINGS LLC	HPG OH LYNDHURST LLC
\$0	\$121,030	\$121,030	\$345,800	\$12,095,800	0	HPG OH LYNDHURST LLC	BRAINARD HOLDINGS LLC	HPG OH LYNDHURST LLC
\$13,895	\$23,695	\$37,590	\$107,400		0	JZDZ LLC	JZDZ LLC (VENDOR)	JZDZ LLC
\$370,755	\$236,705	\$607,460	\$1,735,600		0.43	JMCG CORPORATE BUILDINGS LLC	GREYSTONE GROUP-LIBBY, LTD	JMCG CORPORATE BUILDINGS LLC
\$58,765	\$10,185	\$68,950	\$197,000	\$530,800	0	SKUHROVEC, JERRY J - TRUSTEE	SKUHROVEC, JERRY J	SKUHROVEC, JERRY J - TRUSTEE
\$0	\$0	\$0	\$0			LDT ENTERPRISES, LLC	HONEY BEE REAL ESTATE, LLC	LDT ENTERPRISES, LLC
\$14,805	\$13,720	\$28,525	\$81,500	\$416,600	0	SKUHROVEC, JERRY J - TRUSTEE	SKUHROVEC, JERRY J	SKUHROVEC, JERRY J - TRUSTEE
\$8,365	\$33,355	\$41,720	\$119,200	\$416,600	0	SKUHROVEC, JERRY J - TRUSTEE	SKUHROVEC, JERRY J	SKUHROVEC, JERRY J - TRUSTEE
\$165,095	\$34,650	\$199,745	\$570,700		1.23	MAPLE PARK VILLAS LLC	POD4 LLC	MAPLE PARK VILLAS LLC
\$582,645	\$276,255	\$858,900	\$2,454,000		0.76	MAYFIELD HEIGHTS PARKLAND LLC	6110 PARKLAND, LLC	MAYFIELD HEIGHTS PARKLAND LLC
\$2,054,220	\$740,600	\$2,794,820	\$7,985,200		1.4	ARG BJMBHOH001, LLC	BRIXMOR GA SOUTLAND SHOPPING CENTER	ARG BJMBHOH001, LLC
\$109,620	\$202,230	\$311,850	\$891,000	\$891,000	0	MUSARRA 182 LLC	MUSARRA 182 LLC	MARCIA SMITH-BOB EVANS
\$0	\$0	\$0	\$0			17011 BAGLEY ROAD OWNER LLC	MUSARRA 182 LLC	17011 BAGLEY ROAD OWNER LLC
\$21,700	\$3,115	\$24,815	\$70,900		0	NEWBURGH HEIGHTS COMMUNITY IMPROVEM	CRUSO, GENE OLIN GEN PART	NEWBURGH HEIGHTS COMMUNITY IMPROVEM
\$0	\$5,180	\$5,180	\$14,800	\$44,300	1.58	GILCHRIST, RAYMOND R & MARY	DINFAM LIMITED	GILCHRIST, RAYMOND R
\$0	\$4,935	\$4,935	\$14,100	\$44,300	1.58	GILCHRIST, RAYMOND R & MARY	DINFAM LIMITED	GILCHRIST, RAYMOND R
\$0	\$5,390	\$5,390	\$15,400	\$44,300	1.58	GILCHRIST, RAYMOND R & MARY	DINFAM LIMITED	GILCHRIST, RAYMOND R
\$206,290	\$196,210	\$402,500	\$1,150,000		0.41	25775 LORAIN RD LLC	FIRST MERIT BANK, N A	25775 LORAIN RD LLC
\$640,990	\$420,385	\$1,061,375	\$3,032,500		0	INVEST I OLMSTED, LLC	ROMP REALTY, LLC	INVEST I OLMSTED, LLC
\$208,810	\$30,940	\$239,750	\$685,000		0	MANTA FIELDHOUSE, LLC	ROYALTON FIELDHOUSE, INC	MANTA FIELDHOUSE, LLC
\$51,100	\$19,775	\$70,875	\$202,500		0	PALIWODA, ALANA & ALBERT	PALIWODA, ANNA M	PALIWODA, ALANA & ALBERT
\$0	\$18,270	\$18,270	\$52,200	\$445,100	0	BLUELINE COMMERCIAL PROPERTIES, LLC	BLUELINE COMMERCIAL PROPERTIES, LLC	BLUELINE COMMERCIAL PROPERTIES, LLC
\$44,310	\$93,205	\$137,515	\$392,900	\$445,100	0	BLUELINE COMMERCIAL PROPERTIES, LLC	BLUELINE COMMERCIAL PROPERTIES, LLC	BLUELINE COMMERCIAL PROPERTIES
\$6,335	\$14,105	\$20,440	\$58,400		0	VILLAGE OF OAKWOOD OHIO	VACCARINA, JAMES	VILLAGE OF OAKWOOD OHIO
\$68,565	\$17,395	\$85,960	\$245,600		0	HILSOM PROPERTIES LLC	HILBIG, ROBERT W AND HILBIG, LINDA	HILSOM PROPERTIES LLC
\$91,105	\$41,860	\$132,965	\$379,900		0	PAMSING2, LLC	PAMSING, LLC	PAMSING2, LLC
\$46,060	\$24,500	\$70,560	\$201,600		1.34	FIREHAWK REAL ESTATE HOLDINGS, LLC	COMPASS PROPERTIES ,INC	FIREHAWK REAL ESTATE HOLDINGS, LLC
\$0	\$17,640	\$17,640	\$50,400	\$247,100	2.23	PARMA NEST LLC	EGUT, DENNIS B	PARMA NEST LLC
\$37,870	\$30,975	\$68,845	\$196,700	\$247,100	2.23	PARMA NEST LLC	EGUT, DENNIS B	PARMA NEST LLC
\$174,405	\$32,760	\$207,165	\$591,900	\$757,500	1.69	PARMA JOHN REALTY, LLC	SPP CITIZENS NLREF V, LLC	PARMA JOHN REALTY, LLC
\$0	\$12,005	\$12,005	\$34,300	\$757,500	1.69	PARMA JOHN REALTY, LLC	SPP CITIZENS NLREF V, LLC	PARMA JOHN REALTY, LLC
\$0	\$17,920	\$17,920	\$51,200	\$757,500	1.69	PARMA JOHN REALTY, LLC	SPP CITIZENS NLREF V, LLC	PARMA JOHN REALTY, LLC
\$6,195	\$21,840	\$28,035	\$80,100	\$757,500	1.69	PARMA JOHN REALTY, LLC	SPP CITIZENS NLREF V, LLC	PARMA JOHN REALTY, LLC

Tax Mailing Address	Tax Mailing Municipality	Tax Mailing State	Tax Mailing Zip code	Taxable + Non-Taxable Est.Mkt.Val.	2000 Census Tract	Dupl. Flag
12650 DETROIT AVE	LAKESWOOD	OH	44107	\$60,500	160200	0
14806 DETROIT AVE	LAKESWOOD	OH	44107	\$144,200	160700	0
18503 DETROIT AVE	LAKESWOOD	OH	44107	\$176,400	160800	0
3246 LORAIN AVE	CLEVELAND	OH	44113	\$1.152M	160601	0
3286 STOCKHOLM RD	SHAKER HTS	OH	44120	\$225,600	161100	0
7728 RAGALL PKWY	CLEVELAND	OH	44130	\$207,300	161200	0
16500 DETROIT AVE	LAKESWOOD	OH	44107	\$569,400	161700	0
2082 MAGEE AVE	LAKESWOOD	OH	44107	\$120,500	161800	0
809 WASHINGTON SQ	HOBOKEN	NJ	7030	\$129,400	161800	0
5211 FLEET AVE	CLEVELAND	OH	44105	\$127,900	161800	0
?? ONE NORTH WACK	CHICAGO	IL	60606	\$12.807M	170202	0
?? ONE NORTH WACK	CHICAGO	IL	60606	\$479,100	170202	0
6529 WAXBERRY DR	SEVEN HILLS	OH	44131	\$107,400	171103	0
1395 NW 167	MIAMI	FL	33169	\$1.735M	171103	0
4772 E 90 ST	GARFIELD HTS	OH	44125	\$197,000	171103	0
16030 VENTURA BLV	ENCINO	CA	91436		171102	0
15800 GRANT AVE	MAPLE HEIGHTS	OH	44137	\$81,500	171203	0
15800 GRANT AVE	MAPLE HEIGHTS	OH	44137	\$119,200	171203	0
25583 BRYDEN RD	BEACHWOOD	OH	44122	\$570,700	171205	0
6675 PARKLAND BLV	SOLON	OH	44139	\$2.454M	172202	0
38 WASHINGTON SQ	NEWPORT	RI	2840	\$7.985M	173103	0
8111 SMITH'S MILL	NEW ALBANY	OH	43054	\$891,000	173107	0
10250 REGENCY CIR	OMAHA	NE	68114		173107	0
3801 HARVARD AVE	NEWBURGH	OH	44105	\$70,900	192000	0
31490 LORAIN RD	NORTH OLMSTED	OH	44070	\$14,800	174103	0
31490 LORAIN RD	NORTH OLMSTED	OH	44070	\$14,100	174103	0
31490 LORAIN RD	NORTH OLMSTED	OH	44070	\$15,400	174103	0
1434 W 34 ST	LORAIN	OH	44053	\$1.439M	174206	0
6240 SOM CENTER R	SOLON	OH	44139		174206	0
12522 SADDLEBROOK	STRONGSVILLE	OH	44149		175201	0
14386 RIDGE RD	NORTH ROYALTON	OH	44133	\$202,500	175201	0
10023 JAMESTOWN D	NORTH ROYALTON	OH	44133	\$52,200	175106	0
10023 JAMESTOWN D	NORTH ROYALTON	OH	44133-1956	\$392,900	175106	0
24800 BROADWAY AV	OAKWOOD VILLAGE	OH	44146	\$58,400	194000	0
21305 FORBES RD	OAKWOOD	OH	44146	\$245,600	194000	0
3 CHARBETH LN	WESTPORT	CT	6880	\$379,900	177104	0
202 NAUTICAL WAY	PAINESVILLE	OH	44077	\$201,600	177304	0
13443 DETROIT AVE	CLEVELAND	OH	44134	\$50,400	177503	0
?? BROADVIEW RD	CLEVELAND	OH	44134	\$196,700	177503	0
42-40 BELL BLVD	BAYSIDE	NY	11361	\$591,900	177604	0
7360 YORK RD	PARMA	OH	44130	\$34,300	177604	0
7360 YORK RD	PARMA	OH	44130	\$51,200	177604	0
7360 YORK RD	PARMA	OH	44130	\$80,100	177604	0

Commercial/Industrial Transfers, by Suburb, March 2020

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	Census Tract	Land Use Type	Deed Type	Transfer Price	Conveyance Flag	Transfer Date	Receipt Number	Filing Number	Number of Parcels Combined (\$)	Property Class
472-24-002	6441 PEARL RD	Parma Heights	44130	178205	Convalescent home	WAR	\$0		26-Mar-20			1	Commercial
662-27-049	RICHMOND RD	Richmond Heights	44143	180102	Commercial vacant land	LPE	\$0		17-Mar-20	967283		2	Commercial
662-30-120	RICHMOND RD	Richmond Heights	44143	180102	Regional shopping center	LPE	\$0		17-Mar-20	967283		2	Commercial
303-30-304	21875 CENTER RIDG	Rocky River	44116	181201	Residential condominiums	WAR	\$75,000		9-Mar-20			1	Commercial
735-24-061	3612 LEE RD	Shaker Heights	44120	183603	Animal clinic or hospital	WAR	\$90,000		13-Mar-20			1	Commercial
735-28-009	3505 LEE RD	Shaker Heights	44120	183604	Savings and loan	LIM	\$425,000		13-Mar-20			1	Commercial
703-02-032	4365 MAYFIELD RD	South Euclid	44121	185103	Discount stores and junior department st	LIM	\$1.650M		16-Mar-20			1	Commercial
703-13-024	4497 RUSHTON RD	South Euclid	44121	185203	Franchise food with counter service only	AFF	\$0		18-Mar-20			1	Commercial
703-13-024	4497 RUSHTON RD	South Euclid	44121	185203	Franchise food with counter service only	WAR	\$450,000		18-Mar-20			1	Commercial
704-27-006	1930 WARRENSVILLE	South Euclid	44121	185201	Strip center retail (4 or more, > 7500 s	COR	\$0		3-Mar-20			1	Commercial
704-27-006	1930 WARRENSVILLE	South Euclid	44121	185201	Strip center retail (4 or more, > 7500 s	FID	\$2.000M		18-Mar-20			1	Commercial
395-09-002	16651 SPRAGUE RD	Strongsville	44136	186107	Research and development facilities	SHF	\$3.266M		12-Mar-20			1	Industrial
212-03-006	WESTCHESTER PKWY	Westlake	44145	189110	Commercial vacant land	PLT	\$0		17-Mar-20		AFN202003170235	1	Commercial
213-08-026	857 COLUMBIA RD	Westlake	44145	189105	Restaurant, cafeteria	WAR	\$1.775M		2-Mar-20			1	Commercial

Taxable Assessed Building Value	Taxable Assessed Land Value	Taxable Assessed Total Value	Taxable Estimated Market Value	Total EMV Mult.Rcpt. Est. Mkt. Val.	Ratio Price to Value	Buyer Name	Seller Name	Tax Mailing Name
\$636,440	\$132,020	\$768,460	\$2,195,600			0 GBRIER ASSET II (RC) OWNERSHIP, LLC	GBRIER ASSET OWNERSHIP LLC	GBRIER ASSET II (RC) OWNERSHIP, LLC
\$0	\$86,310	\$86,310	\$246,600	\$7,377,500		0 RICHMOND HEIGHTS TOWN SQUARE OWNER,	RICHMOND HEIGHTS TOWN SQUARE OWNER,	RICHMOND HEIGHTS TOWN SQUARE OWNER,
\$1,387,890	\$1,107,925	\$2,495,815	\$7,130,900	\$7,377,500		0 RICHMOND HEIGHTS TOWN SQUARE OWNER,	RICHMOND HEIGHTS TOWN SQUARE OWNER,	RICHMOND HEIGHTS TOWN SQUARE OWNER,
\$22,050	\$1,260	\$23,310	\$66,600		1.13	LD MOHAR VENTURES LLC	21851 CENTER RIDGE RD #203 LLC	LD MOHAR VENTURES LLC
\$31,640	\$6,300	\$37,940	\$108,400		0.83	3612 LEE ROAD LLC	WELSH PROPERTIES LLC	3612 LEE ROAD LLC
\$138,040	\$56,105	\$194,145	\$554,700		0.77	WELSH PROPERTIES LLC	3505 LEE ROAD LLC	WELSH PROPERTIES LLC
\$345,275	\$220,115	\$565,390	\$1,615,400		1.02	CLEAN EXPRESS AUTO WASH SOUTH EUCLI	GREYSTONE GROUP-MAYFIELD, LTD	CLEAN EXPRESS AUTO WASH SOUTH EUCLI
\$6,195	\$53,795	\$59,990	\$171,400		0	WEDEKAMM, REA	WEDEKAMM DONALD & REA	MCDONALD'S REAL ESTATE COMPANY
\$6,195	\$53,795	\$59,990	\$171,400		2.63	MCDONALD'S REAL ESTATE COMPANY	WEDEKAMM, REA	MCDONALD'S REAL ESTATE COMPANY
\$296,030	\$384,370	\$680,400	\$1,944,000		0	CLEVELAND KOSHER SUPERMARKET LLC	CLEVELAND KOSHER SUPERMARKET LLC	AE 150 STREET OWNER LLC & SC GROVE
\$296,030	\$384,370	\$680,400	\$1,944,000		1.03	AE 150 STREET OWNER LLC & SC GROVE	CLEVELAND KOSHER SUPERMARKET LLC	AE 150 STREET OWNER LLC & SC GROVE
\$3,466,680	\$591,045	\$4,057,725	\$11,593,500		0.28	CD 2005-CDI WEST SPRAGUE ROAD LLC	OHIO COMMERCE CENTER INVESTORS, LLC	CD 2005-CDI WEST SPRAGUE ROAD LLC
\$0	\$0	\$0	\$0			PULTE HOMES OF OHIO LLC	PULTE HOMES OF OHIO LLC	PULTE HOMES OF OHIO LLC
\$71,505	\$243,950	\$315,455	\$901,300		1.97	857 COLUMBIA LLC	SAINT GEORGE REALTY LLC	857 COLUMBIA LLC

Tax Mailing Address	Tax Mailing Municipality	Tax Mailing State	Tax Mailing Zip code	Taxable + Non-Taxable Est.Mkt.Val.	2000 Census Tract	Dupl. Flag
4700 ASHWOOD DR	CINCINNATI	OH	45241	\$2.195M	178205	0
22815 VENTURA BLV	WOODLAND HILLS	CA	91364		180102	0
22815 VENTURA BLV	WOODLAND HILLS	CA	91364		180102	0
5756 BARTON RD	NORTH OLMSTED	OH	44070	\$66,600	181201	0
3558 LEE RD	SHAKER HTS	OH	44120	\$108,400	183603	0
808 COY LN	CHAGRIN FALLS	OH	44022	\$554,700	183604	0
13375 NATIONAL RD	REYNOLDSBURG	OH	43068	\$1.615M	185103	0
?? P O BOX 18257	COLUMBUS	OH	43218	\$171,400	185203	0
?? P O BOX 18257	COLUMBUS	OH	43218	\$171,400	185203	0
175 BELGROVE DR	KEARNY	NJ	7032	\$1.098M	185201	0
175 BELGROVE DR	KEARNY	NJ	7032	\$1.098M	185201	0
1601 WASHINGTON A	STRONGSVILLE	OH	44136	\$11.593M	186107	0
387 MEDINA RD	MEDINA	OH	44256		189110	0
1707 PEAR RD	STRONGSVILLE	OH	44136	\$901,300	189105	0