

**Downtown Transfers, December 2024**

**Source: Cuyahoga County Fiscal Office**

**Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Public Affairs & Education, Cleveland State University**

Parcel Number	Parcel Address	Parcel Municipality	Parcel Zip	Statistical Planning Area	2014 Ward	2009 Ward	2010 Census Tract	2020 Census Tract	Land Use Type	Deed Type	Conveyance Price	Conveyance Flag	Transfer Date	Receipt Number	Auditor Filing Number
101-09-430	701 LAKESIDE AVE	Cleveland	44113	Downtown	3	3	107701	107101	Residential condominiums	WAR	432000		3-Dec-24		AFN202412030443
101-26-391	140 PUBLIC SQUARE ST	Cleveland	44114	Downtown	3	3	107701	107701	Residential condominiums	SUR	226000		9-Dec-24		AFN202412090341
101-27-012	2060 E 9 ST	Cleveland	44115	Downtown	3	3	107701	107701	Office buildings - 3 or more stories (el	LIM	10956667		24-Dec-24		AFN202412240448
101-29-411	750 PROSPECT AVE	Cleveland	44115	Downtown	3	3	107701	107701	Residential condominiums	SUR	210000		19-Dec-24		AFN202412190123
102-25-042	2249 PAYNE AVE	Cleveland	44114	Downtown	7	8	107701	107802	Office buildings - 1 and 2 stories	WAR	425000		28-Dec-24		AFN202412280127

**Downtown Transfers, December 2**  
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Parcel Number	Parcel Address	Number of Parcels Combined (\$)	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	Seller Name
101-09-430	701 LAKESIDE AVE	1	Residential	\$126,245	\$11,900	\$138,145	\$394,700	1.09	WYATT, CHAD EVANS	SALOPEK, MARK & JULIE	
101-26-391	140 PUBLIC SQUARE ST	1	Residential	\$101,220	\$11,235	\$112,455	\$321,300	0.7	ZETTLER, ERIK & LINDA AMARAL	SHERWOOD REAL ESTATE, LLC	
101-27-012	2060 E 9 ST	1	Commercial	\$2,597,490	\$2,053,590	\$4,651,080	\$13,288,800	0.82	EAST9TH SCARLET LLC	MEDICAL MUTUAL OF OHIO	
101-29-411	750 PROSPECT AVE	1	Residential	\$62,195	\$6,055	\$68,250	\$195,000	1.08	PHILIPS, FELECIA & NATHAN	INA, JASON G.	
102-25-042	2249 PAYNE AVE	1	Commercial	\$94,045	\$42,000	\$136,045	\$388,700	1.09	TD 2249 PAYNE LLC,	Fraternal Order Of Police	

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<b>Parcel Number</b>	<b>Parcel Address</b>	<b>Tax Mailing Name</b>	<b>Tax Mailing Address</b>	<b>Tax Mailing Municipality</b>	<b>Tax Mailing State</b>	<b>Tax Mailing Zip code</b>	<b>Old SPA Name</b>	<b>Taxable + Non-Taxable Est.Mkt.Val.</b>	<b>2000 Census Tract</b>	<b>Dupl. Flag</b>
101-09-430	701 LAKESIDE AVE	WYATT, CHAD EVANS	701 LAKESIDE AVE	CLEVELAND	OH	44113	Downtown	394700	107100	0
101-26-391	140 PUBLIC SQUARE ST	ZETTLER, ERIK & LINDA AMARAL	140 PUBLIC SQUARE ST	CLEVELAND	OH	44114	Downtown	321300	107600	0
101-27-012	2060 E 9 ST	EAST9TH SCARLET LLC	33333 STATION ST	SOLON	OH	44139	Downtown	13288800	107700	0
101-29-411	750 PROSPECT AVE	PHIILIPS, FELECIA & NATHAN	5199 CROOKED CREEK DR	WOOSTER	OH	44691	Downtown	195000	107700	0
102-25-042	2249 PAYNE AVE	TD 2249 PAYNE LLC,	3900 PARK EAST DR	BEACHWOOD	OH	44122	Downtown	388700	107300	0