05-136800.0000

BUTLER TWP-COLDWATER CORP / COLDWATER SD
08-27-403-009

PROP. CLASS: 5 1 0

NEIGHBORHOOD: 000501-TM40

M 14A2
B
C 51

LEFELD CHAD M
LEFELD CHAD M
806 E VINE ST
COLDWATER, OH 45828

LEGAL INFORMATION
RESTFUL ACRES 5TH ADD

LOT#: 971

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	LEFELD CHAD M	806 E VINE ST	COLDWATER	OH	45828	07/22/2013	114,000	WDC : 473	☐	■
2	RINDLER ROBERT J	806 E VINE ST	COLDWATER	OH	45828	04/29/2011	100,000	WDC : A : 191	☐	■
3	FRANCK ANDREW L &	806 VINE ST	COLDWATER	OH	45828	01/06/2003	90,000	: A : 0	☐	■

X: | LISTER: NS | DATE: 02/22/2005 | TIME: 12:00:00 AM | ☐ LETTER | ■ LETTER REC'D | GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS
■ PAVED	■ LEVEL	☐ WATER ☐	■ IMPROVING	☐ A. NO ROAD ☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER ☐	☐ STATIC	☐ B. TOPGRHY ☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front ☐ H. VACANCY
■ SIDEWALKS	☐ ROLLING	☐ ELECTRIC ☐	☐ OLD	☐ D. QUANTITY ☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE ☐ J. OTHER/CDU

PROPERTY LOCATION
806 E VINE ST, COLDWATER

COMMENT
TY2016:Net Gen=$1,312.56, Other Assessment=$0.00
DE16 DESKTOP RVW CHG: ADD PAT

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F72 D115	ST170 DP87 ADJ148		10,700 0
			TOTAL	10,700 0

VALUATION SUMMARY

VALUE YEAR		2017	2016	2014	2011				
REASON FOR CHANGE		RAPP	MISC	RAPP	RAPP				
APPRAISED VALUE	LAND	10,700	10,600	10,600	10,000				
	IMPR	96,500	91,200	90,600	85,500				
	TOTAL	107,200	101,800	101,200	95,500				
ASSESSED VALUE	LAND	3,750	3,710	3,710	3,500				
	IMPR	33,780	31,920	31,710	29,930				
	TOTAL	37,530	35,630	35,420	33,430				

OCCUPANCY	EXTERIOR
■ SNGL FMLY	☐ WOOD
☐ DUPLEX	☐ STUCCO
☐ TRIPLEX	■ ALM/VYNL
☐ CONVR	☐ CONC BLK
☐ MOBILE HM	☐ METAL
☐ BI/L TRI/L	☐ BRICK
☐ MOD/MAN	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	■ GABLE
☐ SLT/TLE	☐ HIP
■ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

FLOORS	B	1	2	3	U
CONCRETE	■	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE/COMPO	☐	■	☐	☐	☐
CARPET	☐	■	☐	☐	☐

INT. FINISH	B	1	2	3	U
PLASTER/DW	☐	■	☐	☐	☐
PANELING	■	☐	☐	☐	☐
UNFINISHED	■	☐	☐	☐	☐

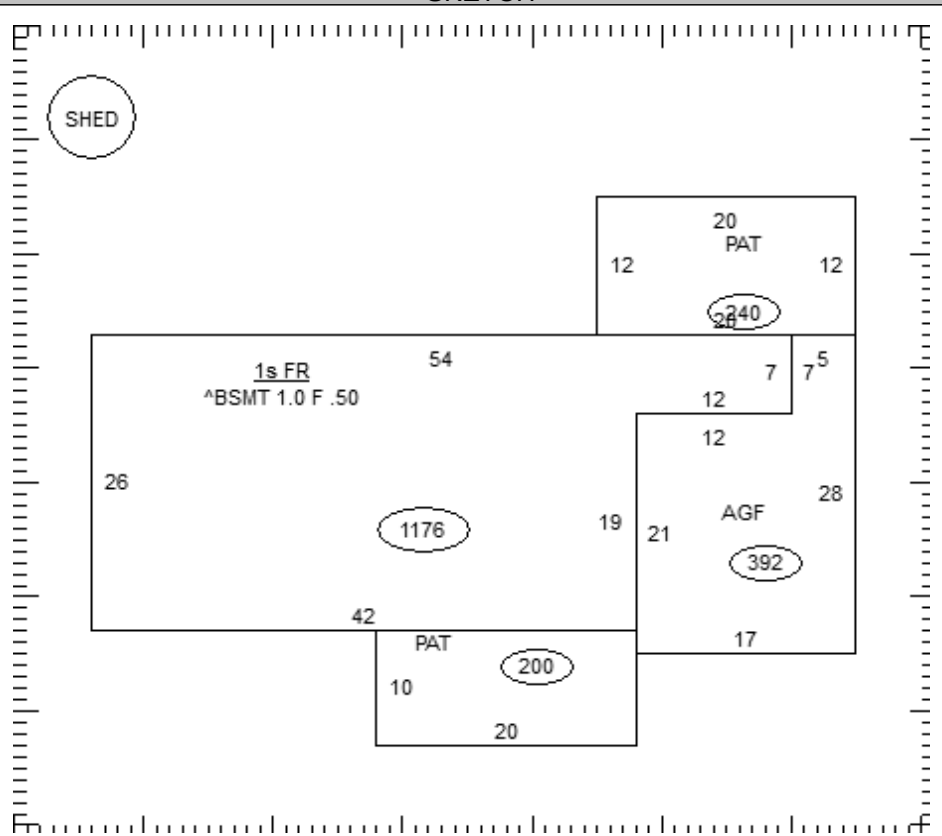
ACCOMMODATIONS					
# OF ROOMS		5			
BEDROOMS		3			
FIREPLACES					

HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	■	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	■	■	☐	☐	☐

PLUMBING					BASE ■
X FULL BATH					
X HALF BATH	1				
X FIXTURES					

FLOOR	AREA	CONST	VALUE
1	1176	FR	102,830
BSMT	1176		15,290
SUBTOTAL			118,120
MULTI-FAMILY #	0		0
BSMT FINISH	588	S.F.	7,640
FIREPLACE #	0		0
HEATING	0	S.F.	0
AIR COND	1,764	S.F.	2,640
PLUMBING #	2		2,200
GARAGES & CARPORTS			6,500
EXTRA FEATURES			1,200
SUBTOTAL			138,300
GRADE FACTOR			95 %
UNADJUSTED VALUE			131,390
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,176	C-		1968		A	131,390	35	85,400		96,500
1 Shed		10x12	120	C		1970		A		80			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 96,500

COMMENTS

Dwelling has an Economic Factor of 113%