05-149300.0000

JUTTE TONYA R
JUTTE TONYA R
613 EDEN AVE
COLDWATER, OH 45828

BUTLER TWP-COLDWATER CORP / COLDWATER SD
08-27-330-007

LEGAL INFORMATION
RESTFUL ACRES EIGHTH
ADDITION
LOT#: 1086

PROP. CLASS		
5	1	0

NEIGHBORHOOD	
000501-TM40	
M	14A5
B	
C	30

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	JUTTE TONYA R	613 EDEN AVE	COLDWATER	OH	45828	10/26/2018	105,000	WDC : 839	☐	■
2	WENNING SARAH M	613 EDEN AVE	COLDWATER	OH	45828	08/28/2015	100,000	WDC : 574	☐	■
3	SILVER KYLE M	613 EDEN AVE	COLDWATER	OH	45828	08/27/2008	59,000	WDC : A : 575	☐	☐

X: ☐ TTO LISTER: NS DATE: 02/24/2005 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
613 EDEN AVE, COLDWATER

COMMENT
TY2018:Net Gen=$1,210.70, Other Assessment=$0.00
DE16 DESKTOP RVW CHG: rmv stp
DE15 COR PLMG PER DATA MAILER

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F70 D120	ST170 DP89 ADJ151		10,600 0
			TOTAL	10,600 0

VALUATION SUMMARY

VALUE YEAR		2017	2016	2015	2014	2011			
REASON FOR CHANGE		RAPP	MISC	NC	RAPP	RAPP			
APPRAISED VALUE	LAND	10,600	10,500	10,500	10,500	9,900			
	IMPR	83,000	73,700	73,800	71,800	67,800			
	TOTAL	93,600	84,200	84,300	82,300	77,700			
ASSESSED VALUE	LAND	3,710	3,680	3,680	3,680	3,470			
	IMPR	29,050	25,800	25,830	25,130	23,730			
	TOTAL	32,760	29,480	29,510	28,810	27,200			

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					

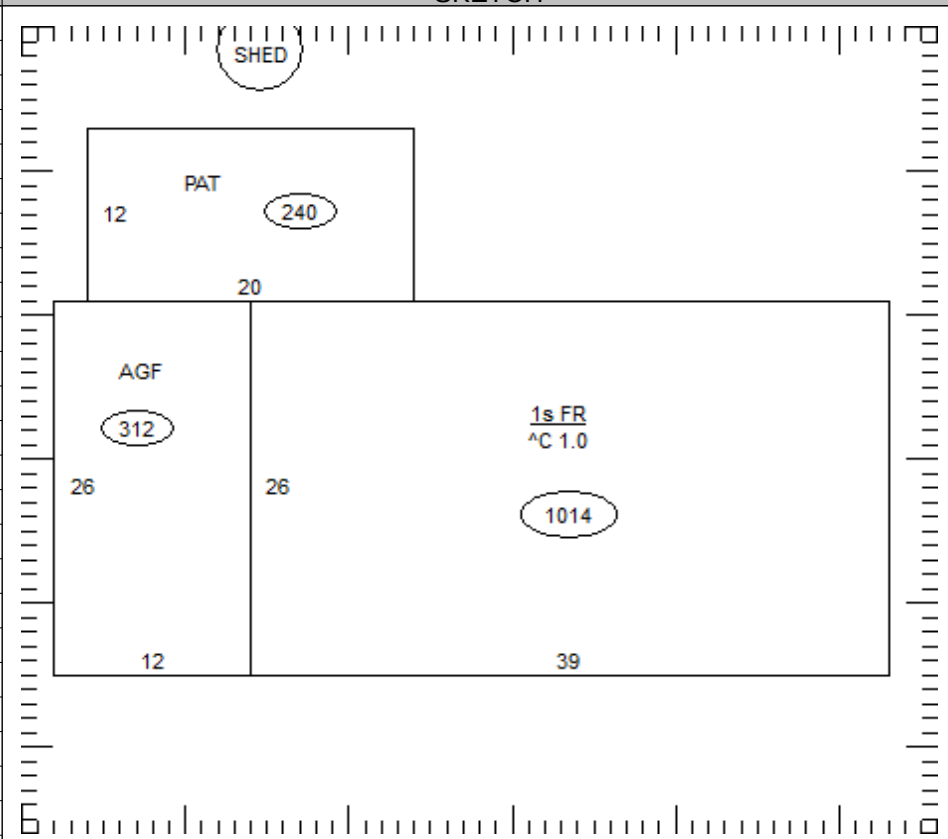
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

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

FLOOR	AREA	CONST	VALUE
1	1014	FR	92,860

SUBTOTAL		92,860
MULTI-FAMILY #	0	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	3	3,300
GARAGES & CARPORTS		5,100
EXTRA FEATURES		700
SUBTOTAL		101,960
GRADE FACTOR		100 %
UNADJUSTED VALUE		101,960
FACTOR		100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,014	C		1977		A	101,960	28	73,410		83,000
1 Shed		10x8	80							100			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		83,000

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COMMENTS

Dwelling has an Economic Factor of 113%

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BUTLER TWP-COLDWATER CORP / COLDWATER SD
08-27-330-007

PROP. CLASS		
5	1	0

NEIGHBORHOOD	
000501-TM40	
M	14A5
B	
C	30

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613 EDEN AVE
COLDWATER, OH 45828

LEGAL INFORMATION
RESTFUL ACRES EIGHTH
ADDITION
LOT#: 1086

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	KAHLIG HELEN B	623 EDEN AVE	COLDWATER	OH	45828	11/07/1991	55,900	: A : 0	☐	■
2							0	0	☐	☐
3							0	0	☐	☐

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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
613 EDEN AVE, COLDWATER

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
					TOTAL		10,600	0

VALUATION SUMMARY

VALUE YEAR									
REASON FOR CHANGE									
APPRAISED VALUE	LAND								
	IMPR								
	TOTAL								
ASSESSED VALUE	LAND								
	IMPR								
	TOTAL								

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					
BEDROOMS					
FIREPLACES					

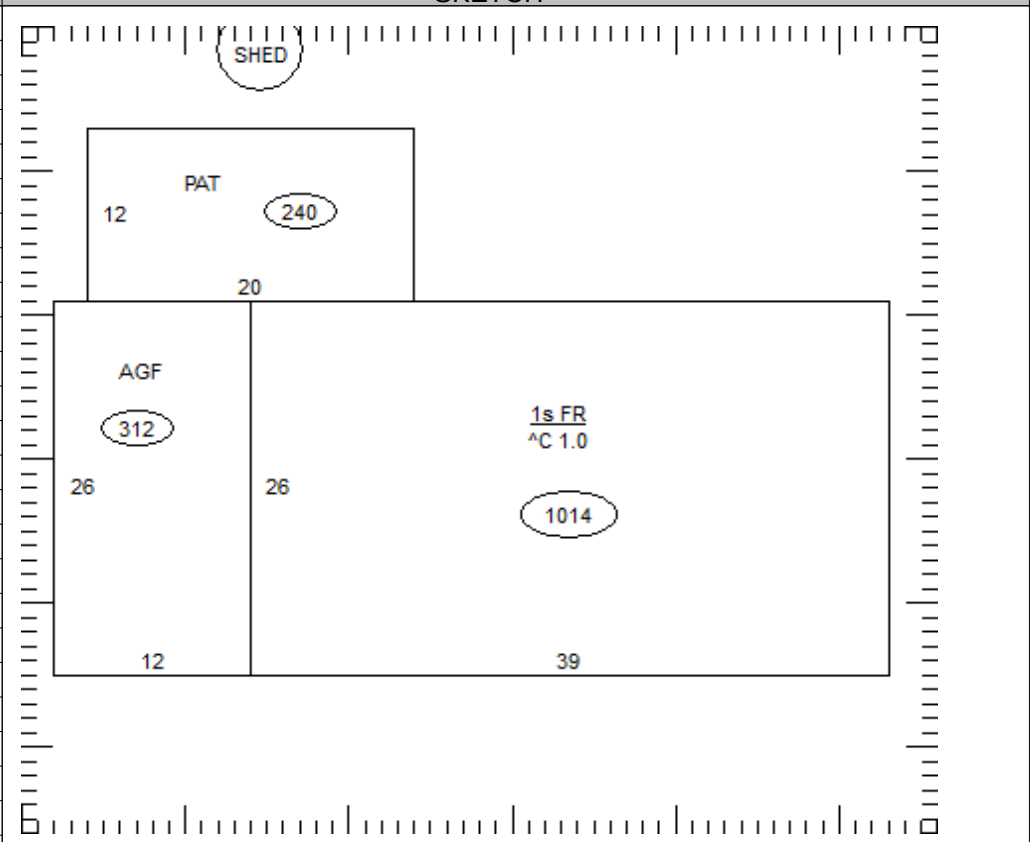
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING					BASE ☐
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE

SUBTOTAL			0
MULTI-FAMILY #	0		0
BSMT FINISH	0	S.F.	0
FIREPLACE #	0		0
HEATING	0	S.F.	0
AIR COND	0	S.F.	0
PLUMBING #	0		0
GARAGES & CARPORTS			0
EXTRA FEATURES			0
SUBTOTAL			0
GRADE FACTOR			%
UNADJUSTED VALUE			0
FACTOR			%

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING		SK											
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
												TOTAL	0

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COMMENTS