

1 OF 1		
PROP. CLASS		
5	1	0
NEIGHBORHOOD		
000501-TM40		
M	14A2	
B		
C	72	

05-140700.0000

RAMMEL TREVOR A & KAHLIG KRISTINA L
RAMMEL TREVOR A & KAHLIG KRISTINA L
824 N DOGWOOD DR
COLDWATER, OH 45828

LEGAL INFORMATION
RESTFUL ACRES SIXTH ADD
LOT 1001 PT &
PT LOT 984

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	RAMMEL TREVOR A & KAHLIG	824 N DOGWOOD DR	COLDWATER	OH	45828	07/12/2018	140,000	WDC : 506	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	WENNING JEREMY & VICKIE L	824 DOGWOOD DR	COLDWATER	OH	45828	07/01/2004	89,900	WDC : A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	NIEKAMP ERIC L & KRISTINA A	824 DOGWOOD DR	COLDWATER	OH	45828	04/20/1990	53,500	: A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: TTO 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	PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER	<input checked="" type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	824 N DOGWOOD DR, COLDWATER
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input type="checkbox"/> STATIC	<input type="checkbox"/> F. RESTRICT	COMMENT TY2018:Net Gen=\$1,520.00, Other Assessment=\$0.00 DE15 ADD FN BSMNT PER DATA MAILER DE16 DESKTOP RVW CHG: COR SHED SIZE, ADD OFF, CHG PAT TO WDDK
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> B. TOPGRHY	
<input checked="" type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> C. Ex Front	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> D. QUANTITY	
				<input type="checkbox"/> E. SZ/SHAPE	

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F27 D140	ST170	DP96	ADJ163			4,400	0
F:Front	F49 D121	ST170	DP89	ADJ151			7,400	0
TOTAL							11,800	0

VALUATION SUMMARY

VALUE YEAR	2017	2016	2015	2014	2011			
REASON FOR CHANGE	RAPP	MISC	NC	RAPP	RAPP			
APPRaised	LAND	11,800	11,900	11,900	11,900	11,200		
VALUE	IMPR	105,700	98,400	94,200	87,500	82,600		
	TOTAL	117,500	110,300	106,100	99,400	93,800		
ASSESSED	LAND	4,130	4,170	4,170	4,170	3,920		
VALUE	IMPR	37,000	34,440	32,970	30,630	28,910		
	TOTAL	41,130	38,610	37,140	34,800	32,830		

OCCUPANCY	EXTERIOR
<input checked="" type="checkbox"/> SNGL FMLY <input type="checkbox"/> DUPLEX <input type="checkbox"/> TRIPLEX <input type="checkbox"/> CONVR <input type="checkbox"/> MOBILE HM <input type="checkbox"/> BI/L TRI/L <input type="checkbox"/> MOD/MAN	<input type="checkbox"/> WOOD <input type="checkbox"/> STUCCO <input checked="" type="checkbox"/> ALM/VYNL <input type="checkbox"/> CONC BLK <input type="checkbox"/> METAL <input type="checkbox"/> BRICK <input type="checkbox"/> STONE

ROOFING	ROOF TYPE
<input type="checkbox"/> METAL <input type="checkbox"/> SLT/TLE <input checked="" type="checkbox"/> SHINGLES <input type="checkbox"/> SHAKES <input type="checkbox"/> COMPOSITE	<input type="checkbox"/> GABLE <input checked="" type="checkbox"/> HIP <input type="checkbox"/> GAMBREL <input type="checkbox"/> MANSARD <input type="checkbox"/> FLAT

FLOORS	B	1	2	3	U
CONCRETE	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
TILE/COMPO	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

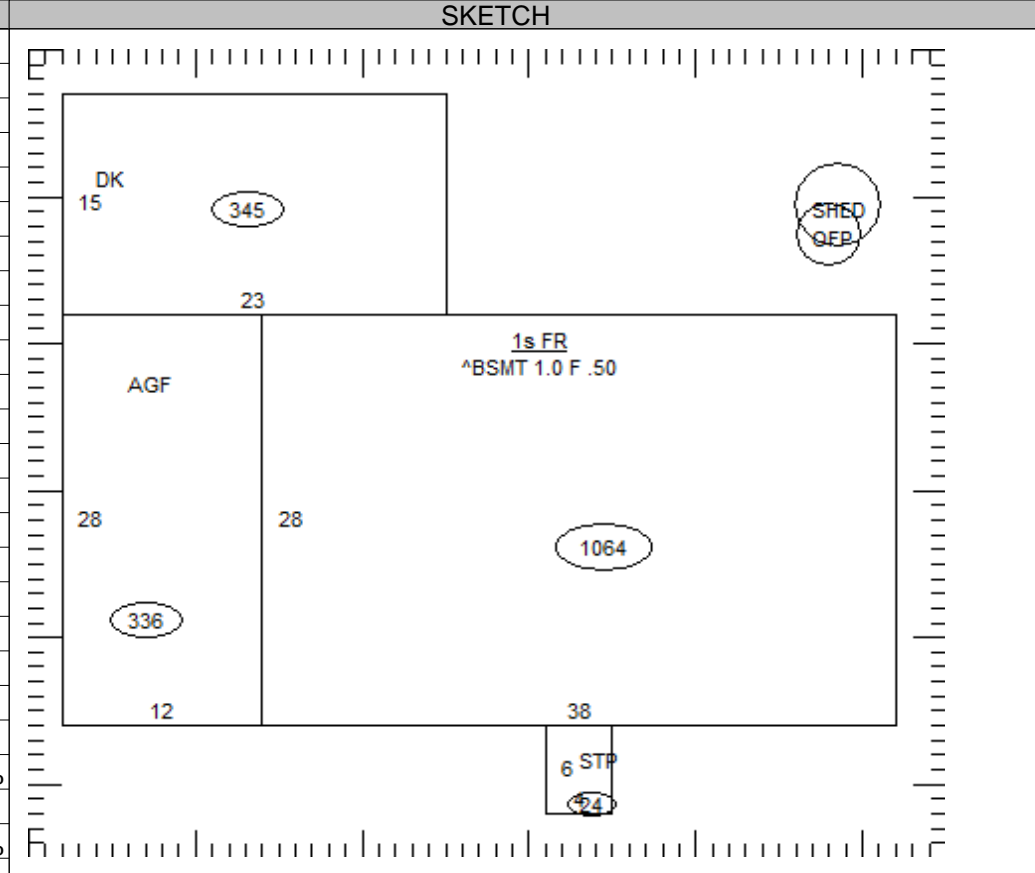
INT. FINISH	B	1	2	3	U
PLASTER/DW	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
UNFINISHED	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ACCOMMODATIONS					
# OF ROOMS		5			
BEDROOMS		3			
FIREPLACES					

HEAT & AC	B	1	2	3	U
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL HEAT	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
GEOHERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL A/C	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PLUMBING	BASE
X FULL BATH	<input type="checkbox"/>
X HALF BATH	<input type="checkbox"/>
X FIXTURES	<input type="checkbox"/>

FLOOR	AREA	CONST	VALUE
1	1064	FR	97,440
BSMT	1064		13,830
SUBTOTAL			111,270
MULTI-FAMILY #	0		0
BSMT FINISH	532 S.F.		6,920
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,596 S.F.		2,400
PLUMBING #	2		2,200
GARAGES & CARPORTS			5,500
EXTRA FEATURES			2,500
SUBTOTAL			130,790
GRADE FACTOR			100 %
UNADJUSTED VALUE			130,790
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,064	C		1972		A	130,790	30	91,550		103,500
1 Shed		12x16	192	C	9.00	2005		A	1,730	19	1,400		1,400
2 OFP		4x16	64	C	14.58	2005		A	930	19	750		800
3													
4													
5													
6													
7													
8													
9													
10													
11													

05-140700.0000 TOTAL 105,700

COMMENTS

Dwelling has an Economic Factor of 113%