Business Name:
Property Address: 0 WEST ST, DTE Code: 300

*03-055400.0000*

BUTLER TWP
COLDWATER SD
11-05-454-001

## LEGAL INFORMATION

PHILOTHEA TOWN LOTS
N END LOT 14 & 13 PT

Acres:0.9900

| Neighborhood |
|---|
| INDS01-INDS |
| Map: 24B |
| Block: |
| Card: 31 |
| Bk: Pg: |

**COOPER FARMS INC**
COOPER FARMS INC
PO BOX 339
FORT RECOVERY, OH 45846

COMMENT
TY2019:Net Gen=$297.24, Other Assessment=$0.00
POND ON THIS PARCEL

| Sales Data | | | | | | Date |
|---|---|---|---|---|---|---|
| Date | Amount | Deed:Conv# | Use | Valid | Lister: DA | 09/08/04 |
| 03/18/2019 | 3,051,000 | 12:WDC : 161 | 300 | ■ | Pricer: | |
| 12/18/2003 | 27,000 | WDC : A-M : 0 | 300 | ☐ | Reviewer: | |
| 02/03/1992 | 40,000 | : A-M : 0 | 300 | ☐ | Final: | |
| | | | | ☐ | Call Back: | |
| | | | | ☐ | Visit: | |

| VALUATION SUMMARY | | | | | |
|---|---|---|---|---|---|
| VALUE YEAR | | 2020 | 2017 | 2014 | 2011 |
| REASON FOR CHANGE | | RAPP | RAPP | RAPP | RAPP |
| ESTIMATED MARKET VALUE | LAND | 14,850 | 14,850 | 14,850 | 14,850 |
| | IMPR | 0 | 0 | 0 | 0 |
| | TOTAL | 14,850 | 14,850 | 14,850 | 14,850 |
| ASSESSED VALUE | LAND | 5,200 | 5,200 | 5,200 | 5,200 |
| | IMPR | 0 | 0 | 0 | 0 |
| | TOTAL | 5,200 | 5,200 | 5,200 | 5,200 |

| STREET/ROAD | TOPOGRAPHY | PU-UTILITIES-PR | | ZONING |
|---|---|---|---|---|
| ☐ PAVED | ☐ LEVEL | ☐ WATER | ☐ | ☐ AG-RES |
| ☐ GRAVEL | ☐ HIGH | ☐ SEWER | ☐ | ☐ COMMERCIAL |
| ☐ DIRT | ☐ LOW | ☐ GAS | ☐ | ■ INDUSTRIAL |
| ☐ SIDEWALKS | ☐ ROLLING | ☐ ELECTRIC | ☐ | |
| ☐ CURBS | ☐ STANDARD | ■ STANDARD | | |

| INFLUENCE FACTORS | | |
|---|---|---|
| A. NO ROAD | E. SZ/SHAPE | I. WATER FRONT |
| B. TOPGRHY | F. RESTRICT | J. OTHER/CDU |
| C. Ex Front | G. WOOD LT | |
| D. QUANTITY | H. VACANCY | |

| LAND TYPE | SIZE | M RATE C | INF | M VALUE C | |
|---|---|---|---|---|---|
| IL:ICE Land | A:0.99 | 15,000 | | 14,850 0 | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| Totals: | Total Acres .9900 | | | 14,850 0 | 14,850 |

| CLASS/QUALITY RANK | |
|---|---|
| A) FP STRUCT. STEEL FRAME | 1. BASIC |
| B) R.C. FRAME | 2. FAIR |
| C) MASONRY BEARING WALLS | 3. AVE |
| D) WD OR STEEL FR EX. WALLS | 4. GOOD |
| S) METAL M) MILL P) POLE | 5. EXCEL |

| | |
|---|---|
| **TOTAL AREA** | **PERIMETER** |
| **# STORIES** | **STORY HT** |
| **AGE** | **SPRINKLER** |

| EX WALL | | ROOFING | | WINDOW | | DOORS | | FOUNDATION | | FRAMING | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| STONE | | GABLE/HIP | | STORE FRT | | OVERHEAD | | SLAB | | PRE ENG | |
| BRICK | | SHED/FLAT | | CASEMENT | | | | CRAWL | | STEEL | |
| CON BLK | | CON DECK | | DBLH | | | | PILE/COL | | REINF CONC | |
| WD/MTL | | MTL DECK | | SLIDE BY | | | | REINFOR | | CB/MASON | |
| ENAM STL | | WD DECK | | **CANOPY** | | | | STEEL | | FRAME | |
| ALUM/VYL | | METAL | | LIGHTED | | STEEL INS | | BRICK | | POLE | |
| CON PANEL | | ASPH | | SOFFITS | | WOOD | | STONE | | TILT UP | |
| PLATE GLS | | RUBBER | | C S W | | MTL | | CON BLK | | SANDWICH | |
| STUCCO | | BUILT UP | | **FACADE** | | GLASS | | FRAME | | STANDARD | |
| INSULATED | | INSULATED | | | | STANDARD | | STANDARD | | | |

| H.V.A.C. | | | |
|---|---|---|---|
| Electric | ☐ | Electric Wall | ☐ |
| Forced Air Unit | ☐ | Hot Water | ☐ |
| Hot Water, Rad | ☐ | Space/ Wall Furnace | ☐ |
| Steam | ☐ | Warm & Cld Air | ☐ |
| Ventilation | ☐ | Heat Pump | ☐ |
| Package Unit | ☐ | Ind TW Heat Pump | ☐ |
| Hot & Cld Water | ☐ | Evaporated Cool | ☐ |
| Floor Furnace | ☐ | Co-Ray-Vac | ☐ |
| Complete HVAC | ☐ | No Heat | ☐ |
| Refrig. Cooling | ☐ | Standard | ☐ |

| FLOORS | B | 1 | 2 | 3 | U |
|---|---|---|---|---|---|
| CONCRETE | | | | | |
| WOOD | | | | | |
| TILE A Q V T | | | | | |
| CARPET | | | | | |
| ASPHALT | | | | | |
| GRAVEL | | | | | |
| DIRT | | | | | |
| STANDARD | | | | | |

| PARTITIONS | B | 1 | 2 | 3 | U |
|---|---|---|---|---|---|
| MASONRY | | | | | |
| WD STUD | | | | | |
| MTL STUD | | | | | |
| **CEILINGS** | **B** | **1** | **2** | **3** | **U** |
| ACCUT/PANEL | | | | | |
| PLASTER/DW | | | | | |
| SUSP/OPEN | | | | | |
| STANDARD | | | | | |

| INTERIOR FINISH | B | 1 | 2 | 3 | U |
|---|---|---|---|---|---|
| UNFINISHED | | | | | |
| FINISH OPEN | | | | | |
| FINISH DIV | | | | | |
| PANEL | | | | | |
| PLASTER / DW | | | | | |
| BLOCK | | | | | |
| GLAZED TILE | | | | | |
| STANDARD | | | | | |

| PLUMBING | | | |
|---|---|---|---|
| NO PLUMBING | | EXTRA FIXTURES | |
| 2 FIXTURE BATH | | STANDARD | |
| 3 FIXTURE BATH | | | |

| LIGHTING | | | |
|---|---|---|---|
| FLUORESCENT | | METAL HALIDE | |
| SODIUM VAP | | STANDARD | |
| MERCURY VAP | | | |

**YARD ITEMS**

| ITEM | CONST | HT | SIZE X SIZE | FL | AREA | UNITS | AGE | REM | CND | GRD | $/UNIT | UNADJUSTED $ | PHY | FC | EC | MARKET VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
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| ITEM | CONST | HT | SIZE X SIZE | FL | AREA | UNITS | AGE | REM | CND | GRD | $/UNIT | UNADJUSTED $ | PHY | FC | EC | MARKET VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
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|---|---|
| AMENITY TOTAL | 0 |
| TOTAL IMPR | 0 |

COMMENTS