03-001500.0000

BUTLER TWP / COLDWATER SD

08-15-300-003

Property Class: 500

Neighborhood 000325-RS50

Map: 03
Block:
Card: 12

Bk: Pg:

**RUTSCHILLING PROPERTIES, LLC**
RUTSCHILLING PROPERTIES, LLC
495 W NORTH ST
COLDWATER, OH 45828

**LEGAL INFORMATION**
WAGNER SUBDIVISION
100 X 150
RTS: 002-06-15
Acres:0.3400 M:0.0000

| | OWNERSHIP | ADDRESS | CITY | STATE | ZIP | DATE | AMOUNT | DEED:CONV# | JS | VALID |
|---|---|---|---|---|---|---|---|---|---|---|
| 1 | RUTSCHILLING PROPERTIES, | 495 W NORTH ST | COLDWATER | OH | 45828 | 04/09/2021 | 362,400 | 7:WDC : 257 | ☐ | ■ |
| 2 | FORSTHOEFEL DEBORAH S | 501 N SECOND ST APT 19 | COLDWATER | OH | 45828 | 04/09/2021 | 0 | 7:WDC : X : 0 | ☐ | ☐ |
| 3 | WAGNER CLARENCE H & C/O KATHY G RUTSCHILLING | 501 N SECOND ST APT/SUITE 19 | COLDWATER | OH | 45828 | 06/05/1992 | 0 | : X : 0 | ☐ | ☐ |

X: ☐ TTO LISTER: JO DATE: 03/22/2005 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

0 ST RT 118 ,

COMMENT

TY2021:Net Gen=$0.00, Other Assessment=$0.00
NC21 RETIRE//REPLAT
TriDwell=105 TriOB=105 TriLand=105
(Mod ST:)120

LAND COMPUTATIONS

| LAND TYPE | SIZE | M RATE C | INF | M VALUE C |
|---|---|---|---|---|
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| | | | TOTAL | 0 0 |

VALUATION SUMMARY

| VALUE YEAR | | 2021 | 2020 | 2017 | 2014 | 2011 | | | |
|---|---|---|---|---|---|---|---|---|---|
| REASON FOR CHANGE | | MISC | RAPP | RAPP | RAPP | RAPP | | | |
| APPRAISED VALUE | LAND | 0 | 11,800 | 9,400 | 9,400 | 9,400 | | | |
| | IMPR | 0 | 0 | 0 | 0 | 0 | | | |
| | TOTAL | 0 | 11,800 | 9,400 | 9,400 | 9,400 | | | |
| ASSESSED VALUE | LAND | 0 | 4,130 | 3,290 | 3,290 | 3,290 | | | |
| | IMPR | 0 | 0 | 0 | 0 | 0 | | | |
| | TOTAL | 0 | 4,130 | 3,290 | 3,290 | 3,290 | | | |

| OCCUPANCY | EXTERIOR |
|---|---|
| ☐SF ☐DU ☐TR | ☐ WOOD |
| ☐CONVERSION | ☐ STUCCO |
| **BUILDING TYPE** | ☐ ALM/VYNL |
| ☐ MOBILE HOME | ☐ CONC BLK |
| ☐ BI/TR LEVEL | ☐ METAL |
| ☐ MOD/MAN | ☐ BRICK |
| ☐ _____ | ☐ 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 |
|---|---|---|---|
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|---|---|---|
| SUBTOTAL | | 0 |
| MULTI-FAMILY # | 0 | 0 |
| BUILDING TYPE | 000% | 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 | | | | | | | | | | | | | |

03-001500.0000

TOTAL 0

COMMENTS