Business Name: BRIGHT FUTURE DAYCARE / CURVES HEALTH SPA
Property Address: 402 (410) STACHLER DR DTE Code: 710

23-074000.140A

GRANVILLE TWP-ST HENRY CORP
ST HENRY SD
11-15-302-008

LEGAL INFORMATION

ST HENRY INDUSTRIAL PARK

Acres:1.4490 M:0.0000

Neighborhood
INDS01-INDS
Map:
Block:
Card:
Bk: Pg:

PT LOT 11
4KA3 LLC
4KA3 LLC
626 PLUM DR
COLDWATER, OH 45828

COMMENT
Tax Incentive Base Parcel: 23-074000.1400 (TY2022 L=17,170; B=351,000; T=368,170)
DE19 CHG HEALTH CARE AREA TO DAYCARE; ADD PAVING
DE17 DESKTOP COR CHG: COR AREA TO HEALTH CLUB, ADD CPYS
DE15 ABMNT EXPIRED
NC23 12 X 24 SHED W/CC FL

Sales Data

Date	Amount	Deed:Conv#	Use	Valid		Date
					Lister: TR	04/22/19
09/06/2022	550,000	WDC : 624	499	■	Pricer:	
02/20/2013	0	6:QCE : X : 0	419	☐	Reviewer:	
11/14/2005	550,000	WDC : A : 962	300	☐	Final:	
	0	: 0	300	☐	Call Back:	
				☐	Visit:	

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		

VALUATION SUMMARY

		* 2020	* 2017	* 2015	* 2014
VALUE YEAR		* 2020	* 2017	* 2015	* 2014
REASON FOR CHANGE		RAPP	RAPP	MISC	RAPP
ESTIMATED MARKET VALUE	LAND	0	0	0	0
	IMPR	60,500	60,500	60,500	60,500
	TOTAL	60,500	60,500	60,500	60,500
ASSESSED VALUE	LAND	0	0	0	0
	IMPR	21,180	21,180	21,180	21,180
	TOTAL	21,180	21,180	21,180	21,180

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
Totals:							0	0

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

ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	$/UNIT	UNADJUSTED $	PHY	FC	EC	MARKET VALUE

AMENITY TOTAL	0
TOTAL IMPR	*60,500

COMMENTS

paving and canopies are included with building

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☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC	☐	
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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					

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