

BUTLER TWP / COLDWATER SD

08-15-300-006

Property Class: 199

Neighborhood

009031-A100

Map: 03

Block:

Card: 16

Bk: Pg:

03-001800.0000

RUTSCHILLING PROPERTIES, LLC
RUTSCHILLING PROPERTIES, LLC
1000 W VINE ST
COLDWATER, OH 45828

LEGAL INFORMATION
WAGNER SUBDIVISION
REPLAT LOT#: 3A
RTS: 002-06-15
Acres:2.7540

QUALIFIED CREDITS: CAUV:
06882: 2022

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	RUTSCHILLING PROPERTIES,	1000 W VINE ST	COLDWATER	OH	45828	04/09/2021	362,400	7:WDC : 257	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	FORSTHOEFEL DEBORAH S	501 N SECOND ST APT 19	COLDWATER	OH	45828	04/09/2021	0	7:WDC : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	WAGNER CLARENCE H & C/O KATHY G RUTSCHILLING	501 N SECOND ST	COLDWATER	OH	45828	06/05/1992	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>

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				PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER <input type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	ST RT 118		
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	<input type="checkbox"/> G. WOOD LT	COMMENT		
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS <input type="checkbox"/>	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	<input type="checkbox"/> H. VACANCY	TY2022:Net Gen=\$487.84, Other		
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC <input type="checkbox"/>	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	<input type="checkbox"/> I. WATER FRONT	Assessment=\$7.62		
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> J. OTHER/CDU	DE22 REQUESTED 2 LOTS BE PUT INTO CAUV		

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
BL:Barn Lot:0690	A 1.0000	10,000	10,000			10,000	10,000	
CR:Crop Land TOTAL	A 1.7540	12,000	3,110			21,140	5,560	
0087	A .9850	12,450	3,560			12,260	3,510	
0023	A .7690	11,550	2,660			8,880	2,050	
Total Acres: 2.7540					TOTAL	31,140	15,560	

VALUATION SUMMARY

VALUE YEAR	2023	2023	2023	2023	2023	2023	2021	2021
REASON FOR CHANGE	CAUV	RAPP	CAUV	MISC	CAUV	RCLS	MISC	MISC
APPRAISED VALUE	LAND 15,560	31,140	8,010	24,320	0	19,100	30,100	30,100
	IMPR 6,700	6,700	6,600	6,600	6,600	6,600	6,900	0
	TOTAL 22,260	37,840	14,610	30,920	6,600	25,700	37,000	30,100
ASSESSED VALUE	LAND 5,450	10,900	2,800	8,510	0	6,690	10,540	10,540
	IMPR 2,350	2,350	2,310	2,310	2,310	2,310	2,420	0
	TOTAL 7,800	13,250	5,110	10,820	2,310	9,000	12,960	10,540

OCCUPANCY		EXTERIOR					FLOOR	AREA	CONST	VALUE	SKETCH															
<input type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD <input type="checkbox"/> STUCCO <input type="checkbox"/> ALM/VYNL <input type="checkbox"/> CONC BLK <input type="checkbox"/> METAL <input type="checkbox"/> BRICK <input type="checkbox"/> STONE																							
CONVERSION																										
BUILDING TYPE																										
<input type="checkbox"/> MOBILE HOME																										
<input type="checkbox"/> BI/TR LEVEL																										
<input type="checkbox"/> MOD/MAN																										
<input type="checkbox"/>																										
ROOFING		ROOF TYPE																								
<input type="checkbox"/> METAL		<input type="checkbox"/> GABLE																								
<input type="checkbox"/> SLT/TLE		<input type="checkbox"/> HIP																								
<input type="checkbox"/> SHINGLES		<input type="checkbox"/> GAMBREL																								
<input type="checkbox"/> SHAKES		<input type="checkbox"/> MANSARD																								
<input type="checkbox"/> COMPOSITE		<input type="checkbox"/> FLAT																								
FLOORS		B	1	2	3	U	SUBTOTAL			0																
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	MULTI-FAMILY #	0		0																
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	BUILDING TYPE	000%		0																
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	BSMT FINISH	0 S.F.		0																
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	FIREPLACE #	0		0																
INT. FINISH		B	1	2	3	U	HEATING	0 S.F.		0																
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	AIR COND	0 S.F.		0																
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	PLUMBING #	0		0																
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	GARAGES & CARPORTS			0																
ACCOMMODATIONS							SUBTOTAL			0																
# OF ROOMS							GRADE FACTOR			%																
BEDROOMS							UNADJUSTED VALUE			0																
FIREPLACES							FACTOR			%																
HEAT & AC	B	1	2	3	U	OCCUPANCY					ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL			
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	DWELLING		SK																		
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	1 Pole Bldg	12	30x50	1,500	C	12.51	1985							18,770	67	6,190			6,200		
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2 Shed		16x24	384	E	3.85	1985							1,480	68	470			500		
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3																				
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4																				
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	5																				
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	6																				
GEOHERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	7																				
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	8																				
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	9																				
PLUMBING	BASE					<input type="checkbox"/>	10																			
X FULL BATH							11																			
X HALF BATH																										
X FIXTURES																										
03-001800.0000																					TOTAL			6,700		
COMMENTS																										

Property Class: 199

Neighborhood
009031-A100

Map: 03

Block:

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<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	<input type="checkbox"/> I. WATER FRONT			
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LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Total Acres: 2.7540					TOTAL	31,140	15,560	

VALUATION SUMMARY

VALUE YEAR	2020	2017						
REASON FOR CHANGE	RAPP	RAPP						
APPRAISED VALUE	<u>LAND</u> 11,800	9,400						
	<u>IMPR</u> 0	0						
	<u>TOTAL</u> 11,800	9,400						
ASSESSED VALUE	<u>LAND</u> 4,130	3,290						
	<u>IMPR</u> 0	0						
	<u>TOTAL</u> 4,130	3,290						

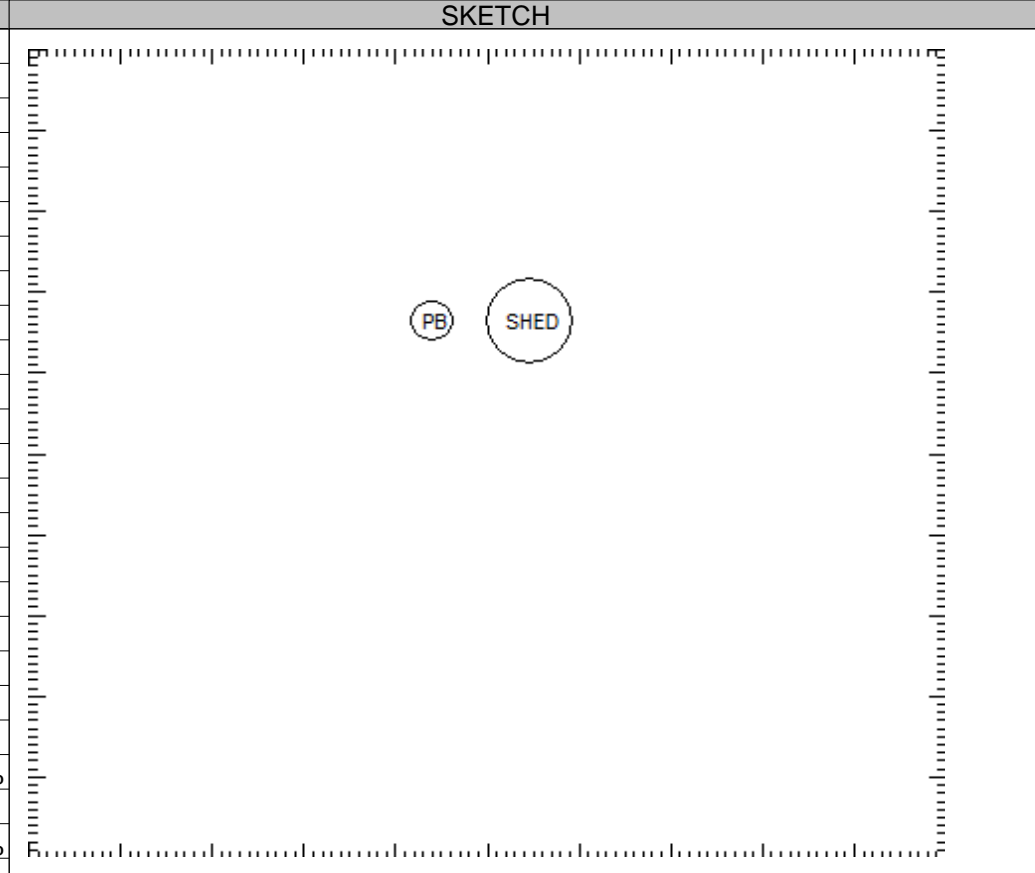
OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

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		%



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

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													

03-001800.0000 TOTAL 0

COMMENTS