

BUTLER TWP / COLDWATER SD

08-34-200-002

Property Class: 510

Neighborhood

009035-R150

Map: 14D5

Block:

Card: 11

Bk: Pg:

03-038300.0100

NIEKAMP KYLE T & JENNA L

NIEKAMP KYLE T & JENNA L

4780 ST RT 219

COLDWATER, OH 45828

LEGAL INFORMATION

PT NW NE

RTS: 002-06-34

Acres:6.3550

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	NIEKAMP KYLE T & JENNA L	4780 ST RT 219	COLDWATER	OH	45828	12/15/2020	299,000	SUC : 933	■	■
2	MUHLENKAMP PATRICIA B	4780 ST RTE 219	COLDWATER	OH	45828	08/05/2020	0	QCE : X : 0	□	□
3	MUHLENKAMP VIRGIL &	4780 ST RT 219	COLDWATER	OH	45828	03/29/2004	0	QCE : X : 0	□	□

X: TTO LISTER: NS DATE: 12/11/2004 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD TOPOGRAPHY PU-UTILITIES-PR NEIGHBORHOOD INFLUENCE FACTORS PROPERTY LOCATION

PAVED LEVEL WATER IMPROVING A. NO ROAD F. RESTRICT 4780 ST RTE 219, COLDWATER
 GRAVEL HIGH SEWER STATIC B. TOPGRHY G. WOOD LT COMMENT
 DIRT LOW GAS DECLINING C. Ex Front H. VACANCY TY2022:Net Gen=\$2,491.52, Other
 SIDEWALKS ROLLING ELECTRIC OLD D. QUANTITY I. WATER FRONT Assessment=\$0.00
 CURBS STANDARD STANDARD E. SZ/SHAPE J. OTHER/CDU DE11 AD OFF

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
HS:Home Site	AC:1	32050				32,100	0	
SM:Small Acreage	AC:5.355	7500				40,200	0	
Total Acres: 6.3550						TOTAL	72,300	0

VALUATION SUMMARY

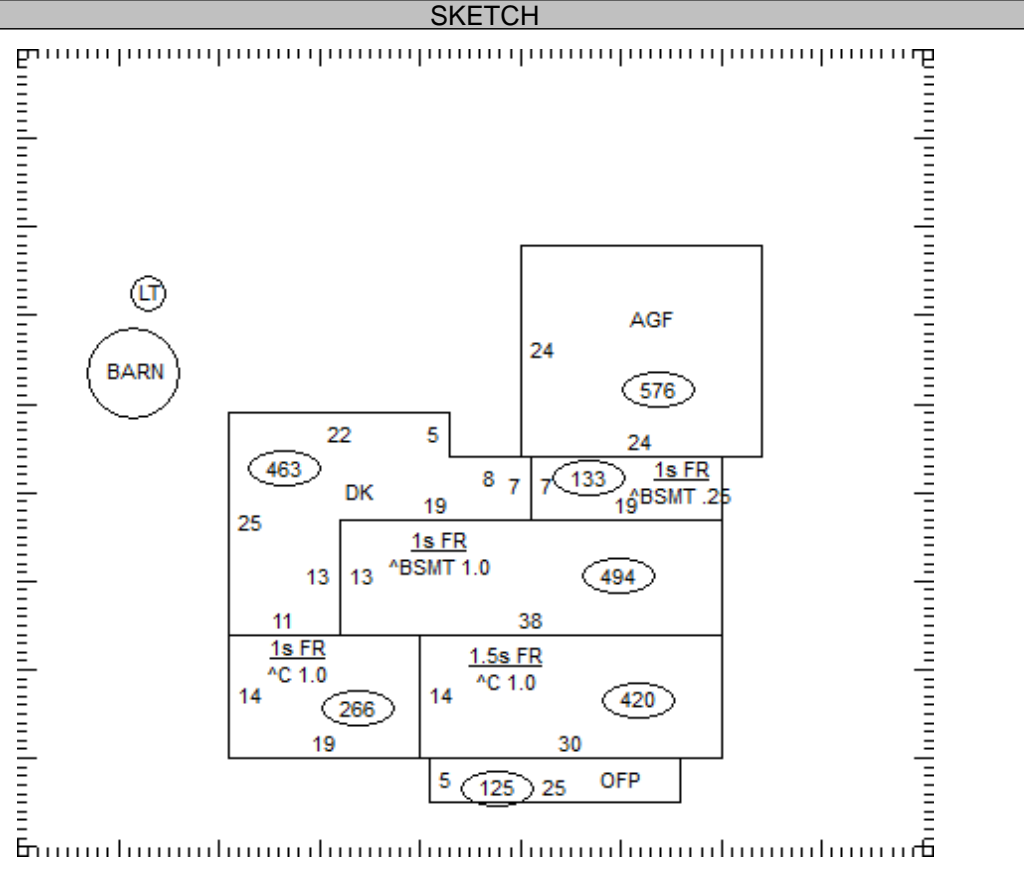
VALUE YEAR	2023	2022	2020	2019	2018	2018	2018	2017
REASON FOR CHANGE	RAPP	MISC	RAPP	MISC	MISC	RAPP	MISC	RAPP
APPRAISED	72,300	52,100	52,100	48,600	40,290	40,290	40,290	48,600
VALUE	IMPR	191,500	137,000	130,900	96,900	96,900	96,900	96,900
	TOTAL	263,800	189,100	183,000	145,500	137,190	137,190	145,500
ASSESSED	LAND	25,310	18,240	18,240	17,010	14,100	14,100	17,010
VALUE	IMPR	67,030	47,950	45,820	33,920	33,920	33,920	33,920
	TOTAL	92,340	66,190	64,060	50,930	48,020	48,020	50,930

OCCUPANCY		EXTERIOR		FLOOR	AREA	CONST	VALUE
<input type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	1313	FR	187,710
<input type="checkbox"/> CONVERSION			<input type="checkbox"/> STUCCO	.5	210	FR	18,620
BUILDING TYPE							
<input type="checkbox"/> MOBILE HOME			<input checked="" type="checkbox"/> ALM/VYNL				
<input type="checkbox"/> BI/TR LEVEL			<input type="checkbox"/> CONC BLK				
<input type="checkbox"/> MOD/MAN			<input type="checkbox"/> METAL				
<input type="checkbox"/>			<input type="checkbox"/> BRICK				
			<input type="checkbox"/> STONE				

ROOFING		ROOF TYPE	
<input type="checkbox"/> METAL	<input checked="" type="checkbox"/> GABLE		
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP		
<input checked="" 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		
CONCRETE	<input 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		
CARPET	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		
INT. FINISH	B	1	2	3	U		
PLASTER/DW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		
ACCOMMODATIONS							
# OF ROOMS		4	2				
BEDROOMS		1	2				
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 type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" 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"/>		
GEO THERMAL	<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 type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		
PLUMBING		BASE			<input checked="" type="checkbox"/>		
X FULL BATH		1	1				
X HALF BATH							
X FIXTURES							

BSMT	527		7,540
SUBTOTAL			213,870
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,523 S.F.		2,520
PLUMBING #	6		7,260
GARAGES & CARPORTS			14,200
EXTRA FEATURES			6,700
SUBTOTAL			244,550
GRADE FACTOR			100 %
UNADJUSTED VALUE			244,550
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.5	SK	1,523	C		1900	1982	A	244,550	35	158,960		190,800
1 Lean - To		40x12	480	D	3.84	1900		A	1,840	95	90		100
2 Barn		40x60	2,400	D	9.60	1900		A	23,040	95	1,150	DFLT50	600
3													
4													
5													
6													
7													
8													
9													
10													
11													

03-038300.0100 TOTAL 191,500

COMMENTS

Dwelling has an Economic Factor of 120%

