

BUTLER TWP-COLDWATER CORP / COLDWATER SD  
08-28-251-051

Property Class: 510

Neighborhood  
000511-TS60

Map:  
Block:  
Card:

Bk: Pg:

05-012551.0127

**UHLENHAKE KEITH M & CLARISSA N**  
UHLENHAKE KEITH M & CLARISSA N  
612 MARY HELEN DR  
COLDWATER, OH 45828  
Created in 2014 From 05-012551.0100 due to Split

**LEGAL INFORMATION**  
WENNING ACRES  
FIFITH ADDITION  
LOT#: 1684

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	UHLENHAKE KEITH M &	612 MARY HELEN DR	COLDWATER	OH	45828	02/06/2023	810,000	WDC : 51	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	BUSCHUR SCOTT &	612 MARY HELEN DR	COLDWATER	OH	45828	06/09/2014	39,100	WDC : 342	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	WENNING ACRES INC	706 N SECOND ST	COLDWATER	OH	45828	05/30/2014	0	10:WDC : 0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: JK DATE: 08/07/2015 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS			PROPERTY LOCATION
<input type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input type="checkbox"/> LEVEL <input type="checkbox"/> HIGH <input type="checkbox"/> LOW <input type="checkbox"/> ROLLING <input type="checkbox"/> STANDARD	<input type="checkbox"/> WATER <input type="checkbox"/> SEWER <input type="checkbox"/> GAS <input type="checkbox"/> ELECTRIC <input type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input type="checkbox"/> STATIC <input type="checkbox"/> DECLINING <input type="checkbox"/> OLD <input type="checkbox"/> STANDARD	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> C. Ex Front <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> F. RESTRICT <input type="checkbox"/> G. WOOD LT <input type="checkbox"/> H. VACANCY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> J. OTHER/CDU	612 MARY HELEN DR	COMMENT TY2022:Net Gen=\$5,645.92, Other Assessment=\$0.00 DE15 NO CHG DE15 TTO DWLG COMPL DE17 FIELDRVW CHG: ADD GAR ADDTN, PAT, COR CATH AREA DE22 FOR SALE \$869,900; ADD BSMNT FIN, CHG COND TO G, ADD EX FIX
LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE	C
F:Front	F126 D152	ST555	DP101	ADJ561		70,700	0
					TOTAL	70,700	0

**VALUATION SUMMARY**

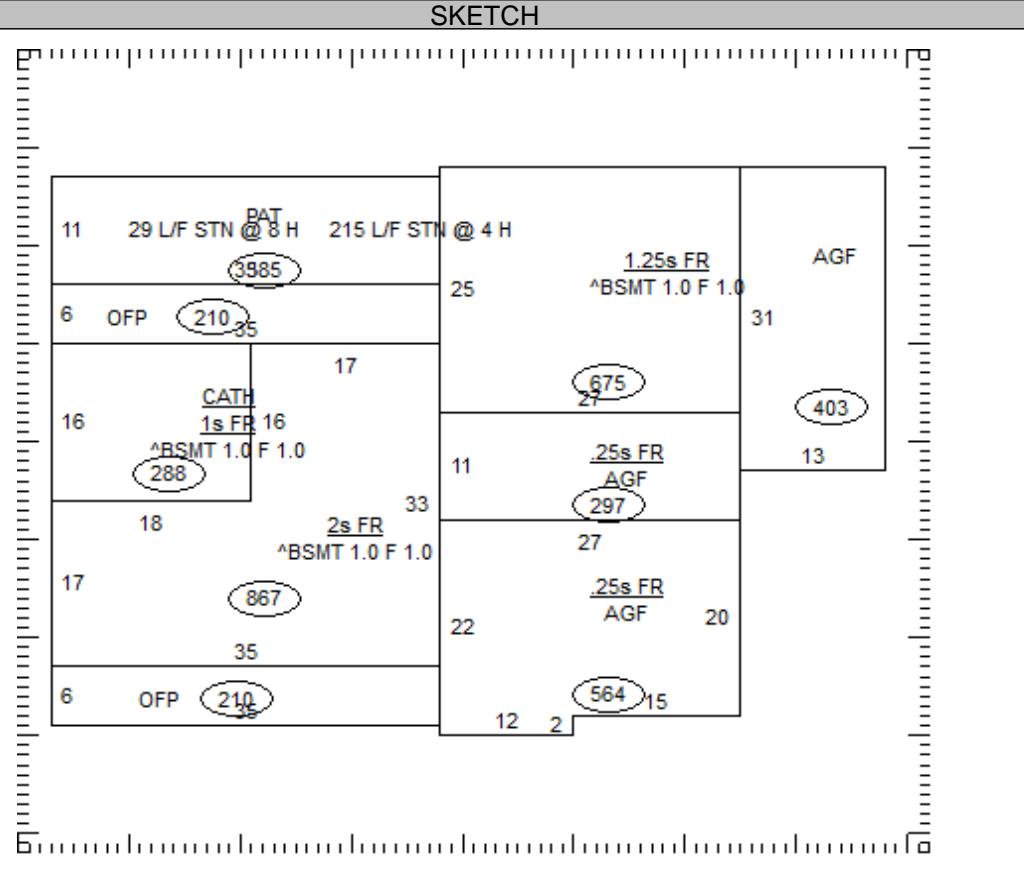
VALUE YEAR	2023	2022	2020	2017	2017		
REASON FOR CHANGE	RAPP	NC	RAPP	RAPP	MISC		
APPRAISED VALUE	<u>LAND</u> 70,700	50,800	50,800	42,600	35,700		
	<u>IMPR</u> 504,500	388,300	347,700	308,600	275,100		
	<u>TOTAL</u> 575,200	439,100	398,500	351,200	310,800		
ASSESSED VALUE	<u>LAND</u> 24,750	17,780	17,780	14,910	12,500		
	<u>IMPR</u> 176,580	135,910	121,700	108,010	96,290		
	<u>TOTAL</u> 201,330	153,690	139,480	122,920	108,790		

<b>OCCUPANCY</b>		<b>EXTERIOR</b>		<b>FLOOR</b>	<b>AREA</b>	<b>CONST</b>	<b>VALUE</b>
<input checked="" type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	1830	FR	223,960
<input type="checkbox"/> CONVERSION			<input type="checkbox"/> STUCCO	.25	384	FR	42,850
<b>BUILDING TYPE</b>			<input checked="" type="checkbox"/> ALM/VYNL	2ND	867	FR	50,930
<input type="checkbox"/> MOBILE HOME			<input type="checkbox"/> CONC BLK				
<input type="checkbox"/> BI/TR LEVEL			<input type="checkbox"/> METAL				
<input type="checkbox"/> MOD/MAN			<input type="checkbox"/> BRICK				
<input type="checkbox"/>			<input checked="" type="checkbox"/> STONE				

<b>ROOFING</b>		<b>ROOF TYPE</b>	
<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

<b>FLOORS</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>
CONCRETE		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
WOOD		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
TILE/COMPO		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
CARPET		<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<b>INT. FINISH</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>
PLASTER/DW		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" 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"/>
<b>ACCOMMODATIONS</b>						
# OF ROOMS	3	5		4		
BEDROOMS				3		
FIREPLACES	1					
<b>HEAT &amp; AC</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>
NO HEAT		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL HEAT		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" 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"/>
GEOTHERMAL		<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 checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<b>PLUMBING</b>		<b>BASE</b> <input checked="" type="checkbox"/>				
X FULL BATH			1			1
X HALF BATH			1			
X FIXTURES	1	1				

BSMT	1830			26,170
<b>SUBTOTAL</b>				343,910
MULTI-FAMILY #	0			0
BUILDING TYPE	100%			0
BSMT FINISH	1,830 S.F.			26,170
FIREPLACE #	1			4,400
HEATING	0 S.F.			0
AIR COND	4,911 S.F.			8,100
PLUMBING #	10			12,100
GARAGES & CARPORTS				31,200
EXTRA FEATURES				21,400
<b>SUBTOTAL</b>				447,280
GRADE FACTOR				120 %
<b>UNADJUSTED VALUE</b>				536,740
FACTOR				100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	2	SK	3,081	B		2014		G	536,740	6	504,540		504,500
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 504,500

**COMMENTS**  
 Dwelling has an Economic Factor of 100%