

BUTLER TWP-COLDWATER CORP / COLDWATER SD
08-34-153-037

Property Class: 550

Neighborhood
055504-N/A

Map:
Block:
Card:
Bk: Pg:

05-022500.0108

STEINBRUNNER WALTER P & JANET M

STEINBRUNNER WALTER P & JANET M

421 FLORA LN

COLDWATER, OH 45828

Created in 2017 From 05-022500.0100 due to Split

LEGAL INFORMATION

NATURE'S VILLA COLDWATER

CONDOMINIUM SEC 11

UNIT 421

**QUALIFIED CREDITS:
HOMESTEAD**

| | OWNERSHIP | ADDRESS | CITY | STATE | ZIP | DATE | AMOUNT | DEED:CONV# | JS | VALID |
|---|-------------------------|------------------|---------------|-------|-------|------------|---------|------------|--------------------------|-------------------------------------|
| 1 | STEINBRUNNER WALTER P & | 421 FLORA LN | COLDWATER | OH | 45828 | 09/29/2017 | 199,900 | WDC : 665 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2 | K2K LLC | 907 SOUTHWOOD DR | COLDWATER | OH | 45828 | 06/22/2017 | 22,300 | WDC : 406 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3 | NATURE'S VILLA INC | 1326 FT RECOVERY | FORT RECOVERY | OH | 45846 | 05/10/2017 | 0 | WDC : 0 | <input type="checkbox"/> | <input type="checkbox"/> |

| | | | | | | | |
|----|------------------------------|------------|------------------|-------------------|---------------------------------|---------------------------------------|----------|
| X: | <input type="checkbox"/> TTO | LISTER: JK | DATE: 03/26/2018 | TIME: 12:00:00 AM | <input type="checkbox"/> LETTER | <input type="checkbox"/> 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 | 421 FLORA LN COMMENT TY2022:Net Gen=\$1,769.16, Other Assessment=\$0.00 DE18 TTO; DWLG COMPL DE17 ADD CONDO DE22 ADD OFF; DESKTOP RVW |

| LAND COMPUTATIONS | | | | | | | |
|---------------------|-------------|-------|------|---|-------|--------|---------|
| LAND TYPE | SIZE | M | RATE | C | INF | M | VALUE C |
| CL:Condo Land | UNIT PRICED | 12500 | | | | 12,500 | 0 |
| Total Acres: 1.0000 | | | | | TOTAL | 12,500 | 0 |

| VALUATION SUMMARY | | | | | | | | | |
|-------------------|-------|---------|---------|---------|---------|---------|--------|--------|-------|
| VALUE YEAR | | 2023 | 2022 | 2020 | 2019 | 2018 | 2017 | 2017 | 2017 |
| REASON FOR CHANGE | | RAPP | MISC | RAPP | MISC | NC | RAPP | NC | MISC |
| APPRaised | LAND | 12,500 | 9,400 | 9,400 | 8,000 | 8,700 | 8,700 | 8,700 | 8,700 |
| VALUE | IMPR | 217,200 | 153,200 | 149,500 | 120,800 | 140,800 | 49,300 | 49,300 | 0 |
| | TOTAL | 229,700 | 162,600 | 158,900 | 128,800 | 149,500 | 58,000 | 58,000 | 8,700 |
| ASSESSED VALUE | LAND | 4,380 | 3,290 | 3,290 | 2,800 | 3,050 | 3,050 | 3,050 | 3,050 |
| | IMPR | 76,020 | 53,620 | 52,330 | 42,280 | 49,280 | 17,260 | 17,260 | 0 |
| | TOTAL | 80,400 | 56,910 | 55,620 | 45,080 | 52,330 | 20,310 | 20,310 | 3,050 |

| | | | |
|--|--------------------------------------|--|---|
| OCCUPANCY | | EXTERIOR | |
| <input checked="" type="checkbox"/> SF | <input type="checkbox"/> DU | <input type="checkbox"/> WOOD | <input type="checkbox"/> STUCCO |
| <input type="checkbox"/> TR | <input type="checkbox"/> CONVERSION | <input checked="" type="checkbox"/> ALM/VYNL | <input type="checkbox"/> CONC BLK |
| BUILDING TYPE | | <input type="checkbox"/> METAL | <input checked="" type="checkbox"/> BRICK |
| <input type="checkbox"/> MOBILE HOME | <input type="checkbox"/> BI/TR LEVEL | <input type="checkbox"/> STONE | <input type="checkbox"/> |
| <input type="checkbox"/> MOD/MAN | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

| | | | |
|--|---|----------------------------------|----------------------------------|
| ROOFING | | ROOF TYPE | |
| <input type="checkbox"/> METAL | <input checked="" type="checkbox"/> GABLE | <input type="checkbox"/> HIP | <input type="checkbox"/> GAMBREL |
| <input type="checkbox"/> SLT/TLE | <input type="checkbox"/> | <input type="checkbox"/> MANSARD | <input type="checkbox"/> FLAT |
| <input checked="" type="checkbox"/> SHINGLES | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <input type="checkbox"/> SHAKES | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <input type="checkbox"/> COMPOSITE | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

| | | | | | | |
|---------------|--------------------------|-------------------------------------|--------------------------|--------------------------|--------------------------|--------------------------|
| FLOORS | | B | 1 | 2 | 3 | U |
| CONCRETE | <input type="checkbox"/> | <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"/> | <input type="checkbox"/> |
| TILE/COMPO | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| CARPET | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

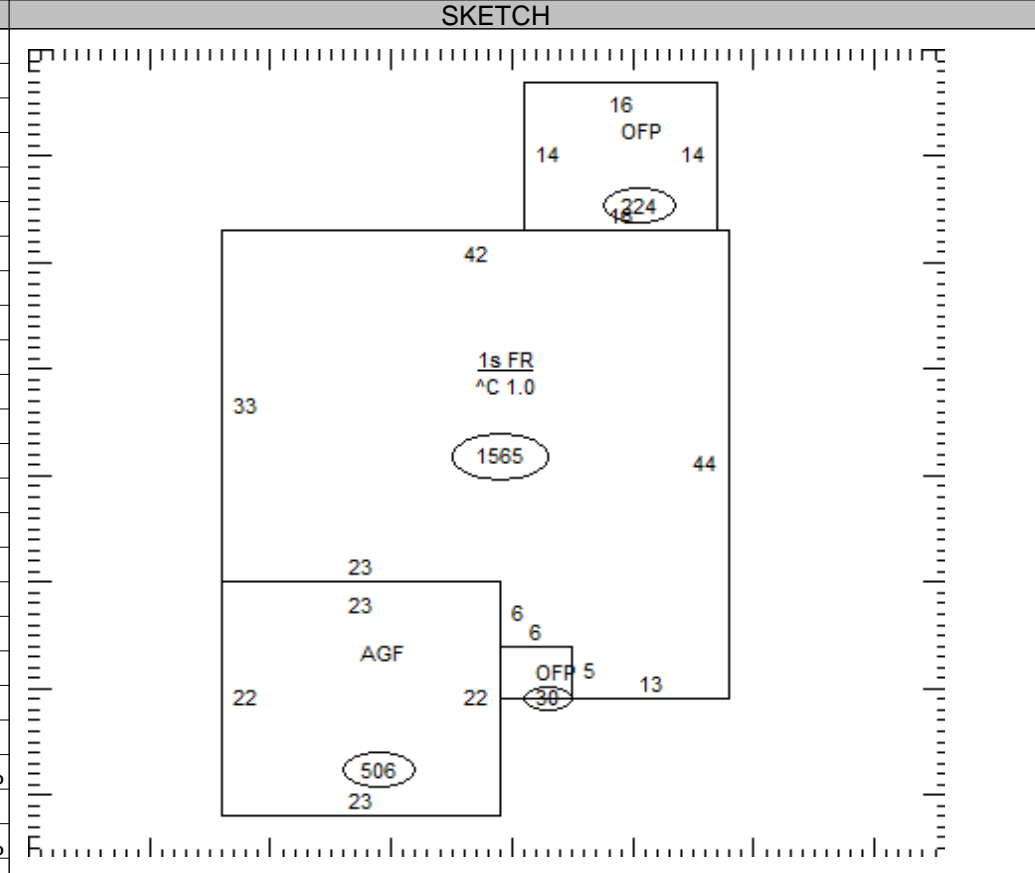
| | | | | | | |
|--------------------|--------------------------|-------------------------------------|--------------------------|--------------------------|--------------------------|--------------------------|
| INT. FINISH | | B | 1 | 2 | 3 | U |
| PLASTER/DW | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| PANELING | <input type="checkbox"/> | <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"/> | <input type="checkbox"/> |

| | | | | | |
|-----------------------|--|---|--|--|--|
| ACCOMMODATIONS | | | | | |
| # OF ROOMS | | 8 | | | |
| BEDROOMS | | 3 | | | |
| 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"/> | <input type="checkbox"/> |
| CTRL HEAT | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input 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"/> | <input type="checkbox"/> |
| ELECTRIC | <input type="checkbox"/> | <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"/> | <input type="checkbox"/> |
| FLR/WALL | <input type="checkbox"/> | <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"/> | <input type="checkbox"/> |
| GEO THERMAL | <input type="checkbox"/> | <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"/> | <input type="checkbox"/> |
| CTRL A/C | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

| | | | | |
|-----------------|--|-------------|--|-------------------------------------|
| PLUMBING | | BASE | | <input checked="" type="checkbox"/> |
| X FULL BATH | | 1 | | |
| X HALF BATH | | | | |
| X FIXTURES | | | | |

| FLOOR | AREA | CONST | VALUE |
|-------------------------|------------|-------|---------|
| 1 | 1565 | FR | 205,810 |
| SUBTOTAL | | | 205,810 |
| MULTI-FAMILY # | 0 | | 0 |
| BUILDING TYPE | 100% | | 0 |
| BSMT FINISH | 0 S.F. | | 0 |
| FIREPLACE # | 0 | | 0 |
| HEATING | 0 S.F. | | 0 |
| AIR COND | 1,565 S.F. | | 2,580 |
| PLUMBING # | 3 | | 3,630 |
| GARAGES & CARPORTS | | | 12,500 |
| EXTRA FEATURES | | | 4,100 |
| SUBTOTAL | | | 228,620 |
| GRADE FACTOR | | | 100 % |
| UNADJUSTED VALUE | | | 228,620 |
| FACTOR | | | 100 % |



| OCCUPANCY | ST.HT | SIZE | AREA | GRADE | PRICE | AGE | REMD | CND | UNADJ VAL | PHYS | PHYS VAL | FUNC | TRUE VAL |
|-----------|-------|------|-------|-------|-------|------|------|-----|-----------|------|----------|------|----------|
| DWELLING | 1 | SK | 1,565 | C | | 2016 | | G | 228,620 | 5 | 217,190 | | 217,200 |
| 1 | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | |
| 3 | | | | | | | | | | | | | |
| 4 | | | | | | | | | | | | | |
| 5 | | | | | | | | | | | | | |
| 6 | | | | | | | | | | | | | |
| 7 | | | | | | | | | | | | | |
| 8 | | | | | | | | | | | | | |
| 9 | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | |
| 11 | | | | | | | | | | | | | |

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TOTAL 217,200

COMMENTS

Dwelling has an Economic Factor of 100%