

Property Address: W MAIN ST

DTE Code: 442



\*05-039400.0000\*

BUTLER TWP-COLDWATER CORP  
COLDWATER SD  
08-28-482-010

**LEGAL INFORMATION**

RIGGS & GELLERS ADD  
LOT 54 PT  
LOT#: 54  
THE ATLAS GROUP OF OHIO LLC  
THE ATLAS GROUP OF OHIO LLC  
3509 PHILOTHEA RD  
COLDWATER, OH 45828

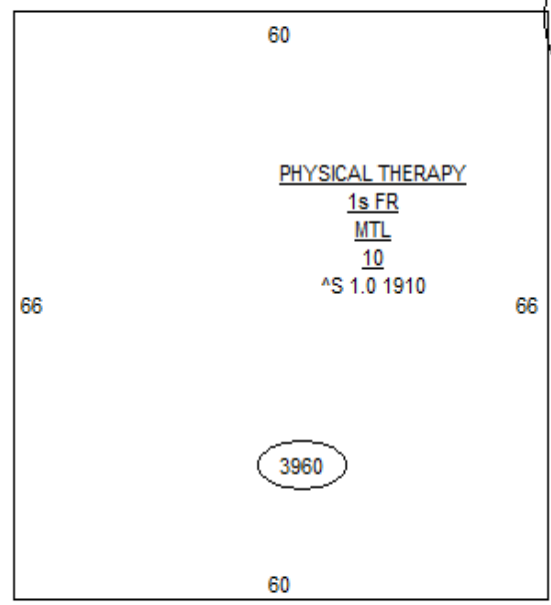
Neighborhood CCBD05
Map: Block: Card:
Bk: Pg:

COMMENT  
TY2022:Net Gen=\$1,648.06, Other Assessment=\$0.00  
DE17 DESKTOP RVW CHGS: MOVE LODGE HERE FROM 05-039700.0000  
DE23 CHG BUSINESS NAME, CHG BLDG CODE; DESKTOP RVW

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	02/02/23
03/15/2018	120,000	2:WDC : 138	465	<input checked="" type="checkbox"/>	Pricer:	
05/01/1996	0	: 0	400	<input type="checkbox"/>	Reviewer:	
				<input type="checkbox"/>	Final:	
				<input type="checkbox"/>	Call Back:	
				<input type="checkbox"/>	Visit:	

VALUATION SUMMARY				
VALUE YEAR	2023	2023	2020	2017
REASON FOR CHANGE	RAPP	RCLS	RAPP	RAPP
ESTIMATED	7,520	4,720	4,720	4,720
MARKET VALUE	87,320	87,280	76,740	82,800
	<u>TOTAL</u>	94,840	92,000	81,460
ASSESSED	2,630	1,650	1,650	1,650
VALUE	30,560	30,550	26,860	28,980
	<u>TOTAL</u>	33,190	32,200	28,510

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F40 D132		ST200 DP94 ADJ188				7,520	0
Totals:							7,520	0



STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input type="checkbox"/> PAVED	<input type="checkbox"/> LEVEL	<input type="checkbox"/> WATER	<input type="checkbox"/> AG-RES
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> INDUSTRIAL
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	

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	



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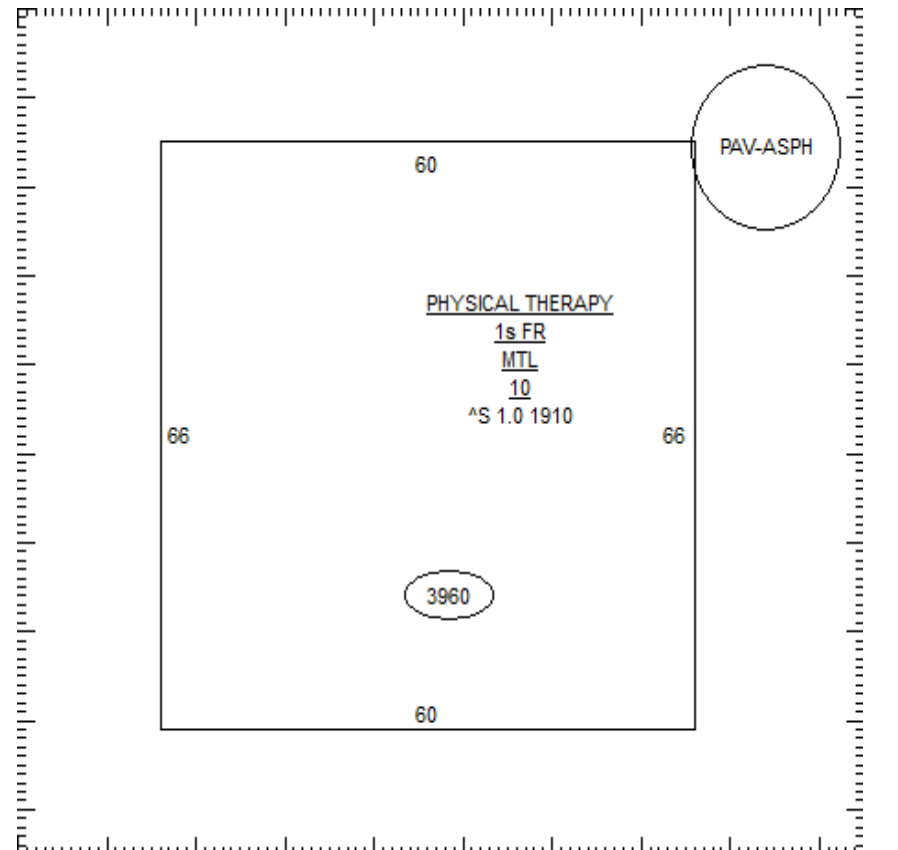
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VALUATION SUMMARY			
VALUE YEAR		2017	
REASON FOR CHANGE		MISC	
ESTIMATED MARKET VALUE	LAND	4,720	
	IMPR	83,640	
	TOTAL	88,360	
ASSESSED VALUE	LAND	1,650	
	IMPR	29,270	
	TOTAL	30,920	

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