05-052400.0000

CERVANTES JAIME A & ANNA I
CERVANTES JAIME A & ANNA I
901 EDGEWOOD DR
COLDWATER, OH 45828

BUTLER TWP-COLDWATER CORP / COLDWATER SD
08-34-105-002

LEGAL INFORMATION
ROSENBECKS 2ND ADD
LOT 152 W PT
LOT#: 152

Property Class: 510
Neighborhood 000503-TM50
Map: 14D1
Block:
Card: 16
Bk: Pg:

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	CERVANTES JAIME A & ANNA I	901 EDGEWOOD DR	COLDWATER	OH	45828	06/20/2019	85,000	WDC : 425	☐	■
2	FEIERSTEIN ROSEMARY D	209 E MAIN ST	COLDWATER	OH	45828	03/31/2017	0	2:QCE : X : 0	☐	☐
3	FEIERSTEIN RICKEY L &	209 E MAIN ST	COLDWATER	OH	45828	07/06/1984	30,000	: A : 0	☐	☐

X: ☐ TTO LISTER: NS DATE: 02/04/2005 TIME: 12:00:00 AM ☐ LETTER ■ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	
■ PAVED	■ LEVEL	☐ WATER ☐	☐ IMPROVING	☐ A. NO ROAD	☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER ☐	■ STATIC	☐ B. TOPGRHY	☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front	☐ H. VACANCY
■ SIDEWALKS	☐ ROLLING	☐ ELECTRIC ☐	☐ OLD	☐ D. QUANTITY	☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE	☐ J. OTHER/CDU

PROPERTY LOCATION
209 E MAIN ST

COMMENT
TY2022:Net Gen=$1,347.96, Other Assessment=$0.00
DE15 DEMO GRG, ADD AC, COR PLMG PER DATA MAILER
DE16 DESKTOP REVIEW CHG: add ofp, cor msmsnt
DE20 RMV OWN OCC; DIDN'T RET APP

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F50 D132	ST395 DP94 ADJ371		18,600 0
			TOTAL	18,600 0

VALUATION SUMMARY

VALUE YEAR		2023	2020	2017					
REASON FOR CHANGE		RAPP	RAPP	RAPP					
APPRAISED VALUE	LAND	18,600	11,700	9,400					
	IMPR	110,000	90,600	78,400					
	TOTAL	128,600	102,300	87,800					
ASSESSED VALUE	LAND	6,510	4,100	3,290					
	IMPR	38,500	31,710	27,440					
	TOTAL	45,010	35,810	30,730					

OCCUPANCY	EXTERIOR
■SF ☐DU ☐TR	☐ WOOD
☐CONVERSION	☐ STUCCO
BUILDING TYPE	■ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	☐ BRICK
☐ _____	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	■ GABLE
☐ SLT/TLE	☐ HIP
■ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

FLOORS	B	1	2	3	U
CONCRETE	■	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE/COMPO	☐	■	☐	☐	☐
CARPET	☐	■	■	☐	☐

INT. FINISH	B	1	2	3	U
PLASTER/DW	☐	■	■	☐	☐
PANELING	☐	☐	☐	☐	☐
UNFINISHED	■	☐	☐	☐	☐

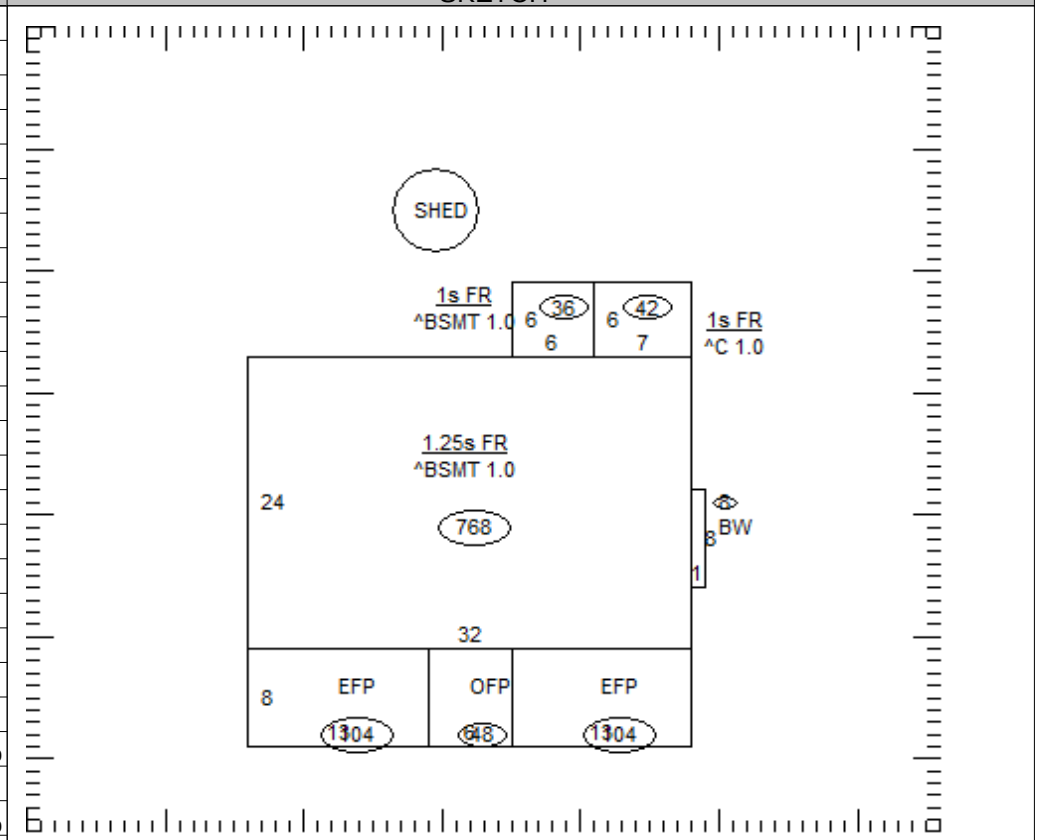
ACCOMMODATIONS					
# OF ROOMS		4	2		
BEDROOMS		1	2		
FIREPLACES					

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			1		
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE
1	846	FR	142,830
.25	192	FR	29,560
BSMT	804		11,500
SUBTOTAL			183,890
MULTI-FAMILY #		0	0
BUILDING TYPE		100%	0
BSMT FINISH		0 S.F.	0
FIREPLACE #		0	0
HEATING		0 S.F.	0
AIR COND		1,038 S.F.	1,720
PLUMBING #		3	3,630
GARAGES & CARPORTS			0
EXTRA FEATURES			6,900
SUBTOTAL			196,140
GRADE FACTOR			100 %
UNADJUSTED VALUE			196,140
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.25	SK	1,038	C		1917		A	196,140	45	107,880		110,000
1 Shed		6x8	48	C		2000		A		37			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		110,000

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COMMENTS

Dwelling has an Economic Factor of 102%