

05-124100.0000

**PEASE JORDAN S**  
PEASE JORDAN S  
208 EASTVIEW DR  
COLDWATER, OH 45828

**LEGAL INFORMATION**  
RESTFUL ACRES 2ND

LOT#: 849

|   | OWNERSHIP         | ADDRESS         | CITY      | STATE | ZIP   | DATE       | AMOUNT  | DEED:CONV#    | JS                       | VALID                               |
|---|-------------------|-----------------|-----------|-------|-------|------------|---------|---------------|--------------------------|-------------------------------------|
| 1 | PEASE JORDAN S    | 208 EASTVIEW DR | COLDWATER | OH    | 45828 | 11/07/2019 | 155,000 | WDC : 768     | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2 | FELTZ RYAN        | 208 EASTVIEW    | COLDWATER | OH    | 45828 | 08/26/2013 | 112,500 | WDC : 564     | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3 | TACKETT CHARLES & | 208 EASTVIEW DR | COLDWATER | OH    | 45828 | 06/26/2012 | 105,000 | WDC : A : 357 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

X:  TTO LISTER: NS DATE: 02/25/2005 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

| STREET/ROAD  | TOPOGRAPHY  | PU-UTILITIES-PR   | NEIGHBORHOOD  | INFLUENCE FACTORS  |  |                            |  | PROPERTY LOCATION |
|--|---|---|---|--|--|----------------------------|--|-------------------|
| <input checked="" type="checkbox"/> PAVED<br><input type="checkbox"/> GRAVEL<br><input type="checkbox"/> DIRT<br><input checked="" type="checkbox"/> SIDEWALKS<br><input type="checkbox"/> CURBS | <input checked="" type="checkbox"/> LEVEL<br><input type="checkbox"/> HIGH<br><input type="checkbox"/> LOW<br><input type="checkbox"/> ROLLING<br><input type="checkbox"/> STANDARD | <input type="checkbox"/> WATER<br><input type="checkbox"/> SEWER<br><input type="checkbox"/> GAS<br><input type="checkbox"/> ELECTRIC<br><input checked="" type="checkbox"/> STANDARD | <input type="checkbox"/> IMPROVING<br><input checked="" type="checkbox"/> STATIC<br><input type="checkbox"/> DECLINING<br><input type="checkbox"/> OLD<br><input type="checkbox"/> STANDARD | <input type="checkbox"/> A. NO ROAD<br><input type="checkbox"/> B. TOPGRHY<br><input type="checkbox"/> C. Ex Front<br><input type="checkbox"/> D. QUANTITY<br><input type="checkbox"/> E. SZ/SHAPE | <input type="checkbox"/> F. RESTRICT<br><input type="checkbox"/> G. WOOD LT<br><input type="checkbox"/> H. VACANCY<br><input type="checkbox"/> I. WATER FRONT<br><input type="checkbox"/> J. OTHER/CDU | 208 EASTVIEW DR, COLDWATER |  |                   |
| COMMENT<br>TY2022:Net Gen=\$1,649.80, Other Assessment=\$0.00<br>DE13 RMV 2.5%- DIDN'T RETURN APP  |   |   |   |  |  |                            |  |                   |

| LAND COMPUTATIONS |          |       |      |        |       |           |
|-------------------|----------|-------|------|--------|-------|-----------|
| LAND TYPE         | SIZE     | M     | RATE | C      | INF   | M VALUE C |
| F:Front           | F80 D115 | ST350 | DP87 | ADJ305 |       | 24,400 0  |
|                   |          |       |      |        | TOTAL | 24,400 0  |

**VALUATION SUMMARY**

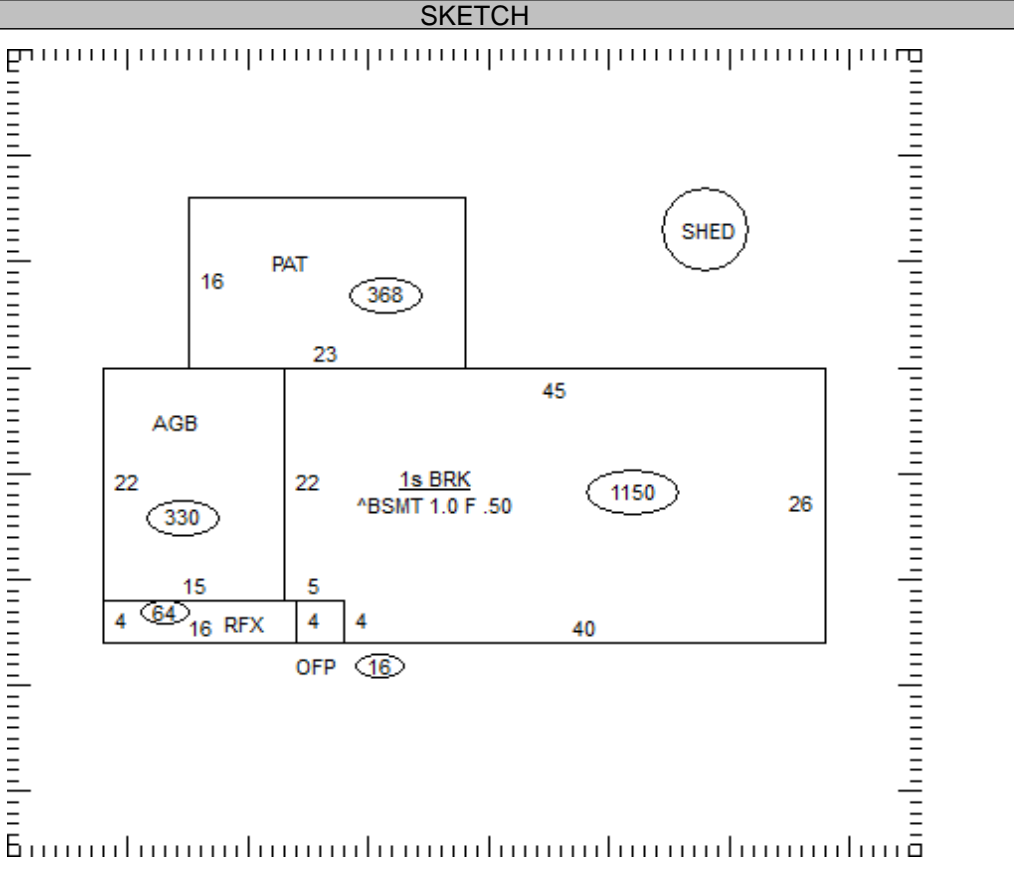
| VALUE YEAR        | 2023                    | 2020    | 2017    |  |  |  |  |
|-------------------|-------------------------|---------|---------|--|--|--|--|
| REASON FOR CHANGE | RAPP                    | RAPP    | RAPP    |  |  |  |  |
| APPRAISED VALUE   | <u>LAND</u><br>24,400   | 16,000  | 11,800  |  |  |  |  |
|                   | <u>IMPR</u><br>133,800  | 112,300 | 89,900  |  |  |  |  |
|                   | <u>TOTAL</u><br>158,200 | 128,300 | 101,700 |  |  |  |  |
| ASSESSED VALUE    | <u>LAND</u><br>8,540    | 5,600   | 4,130   |  |  |  |  |
|                   | <u>IMPR</u><br>46,830   | 39,310  | 31,470  |  |  |  |  |
|                   | <u>TOTAL</u><br>55,370  | 44,910  | 35,600  |  |  |  |  |

| OCCUPANCY  | EXTERIOR                                  | FLOOR | AREA | CONST | VALUE   |
|--|---|-------|------|-------|---------|
| <input checked="" type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR | <input type="checkbox"/> WOOD             | 1     | 1150 | BRK   | 185,400 |
| <input type="checkbox"/> CONVERSION  | <input type="checkbox"/> STUCCO           |       |      |       |         |
| <b>BUILDING TYPE</b>   | <input type="checkbox"/> ALM/VYNL         |       |      |       |         |
| <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 checked="" type="checkbox"/> BRICK |       |      |       |         |
| <input type="checkbox"/> _____   | <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 checked="" 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 type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| CARPET         | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| INT. FINISH    | B                                   | 1                                   | 2                        | 3                        | U                        |
| PLASTER/DW     | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| PANELING       | <input checked="" 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                                   | 5                        |                          |                          |
|                |                                     | 4                                   | 5                        |                          |                          |
| BEDROOMS       | FIREPLACES                          |                                     |                          |                          |                          |
|                |                                     |                                     | 3                        |                          |                          |
| 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 checked="" type="checkbox"/> | <input checked="" 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"/> |
| 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"/> |
| GEOHERMAL      | <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 type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| PLUMBING       | BASE                                |                                     |                          |                          |                          |
| X FULL BATH    |                                     | 1                                   |                          |                          |                          |
| X HALF BATH    |                                     |                                     |                          |                          |                          |
| X FIXTURES     |                                     |                                     |                          |                          |                          |

|                         |            |  |         |
|-------------------------|------------|--|---------|
| BSMT                    | 1150       |  | 16,450  |
| <b>SUBTOTAL</b>         |            |  | 201,850 |
| MULTI-FAMILY #          | 0          |  | 0       |
| BUILDING TYPE           | 100%       |  | 0       |
| BSMT FINISH             | 320 S.F.   |  | 4,580   |
| FIREPLACE #             | 0          |  | 0       |
| HEATING                 | 0 S.F.     |  | 0       |
| AIR COND                | 1,150 S.F. |  | 1,900   |
| PLUMBING #              | 3          |  | 3,630   |
| GARAGES & CARPORTS      |            |  | 9,200   |
| EXTRA FEATURES          |            |  | 2,400   |
| <b>SUBTOTAL</b>         |            |  | 223,560 |
| GRADE FACTOR            |            |  | 95 %    |
| <b>UNADJUSTED VALUE</b> |            |  | 212,380 |
| FACTOR                  |            |  | 100 %   |



| OCCUPANCY | ST.HT | SIZE | AREA  | GRADE | PRICE | AGE  | REMD | CND | UNADJ VAL | PHYS | PHYS VAL | FUNC | TRUE VAL |
|-----------|-------|------|-------|-------|-------|------|------|-----|-----------|------|----------|------|----------|
| DWELLING  | 1     | SK   | 1,150 | C-    |       | 1964 |      | A   | 212,380   | 40   | 127,430  |      | 133,800  |
| 1 Shed    | PP    | 8x12 | 96    | C     |       | 2005 |      | A   |           | 31   |          |      | 0        |
| 2         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 3         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 4         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 5         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 6         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 7         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 8         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 9         |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 10        |       |      |       |       |       |      |      |     |           |      |          |      |          |
| 11        |       |      |       |       |       |      |      |     |           |      |          |      |          |

05-124100.0000 TOTAL 133,800

**COMMENTS**

FRAME W/MS  
Dwelling has an Economic Factor of 105%



05-124100.0000

BUTLER TWP-COLDWATER CORP / COLDWATER SD  
08-27-380-026

Page 2 of 2  
Property Class: 510  
Neighborhood  
000501-TM40  
Map: 14A6  
Block:  
Card: 48  
Bk: Pg:

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208 EASTVIEW DR  
COLDWATER, OH 45828

**LEGAL INFORMATION**

RESTFUL ACRES 2ND

LOT#: 849

|   | OWNERSHIP          | ADDRESS         | CITY      | STATE | ZIP   | DATE       | AMOUNT | DEED:CONV#  | JS                       | VALID                               |
|---|--------------------|-----------------|-----------|-------|-------|------------|--------|-------------|--------------------------|-------------------------------------|
| 1 | FORSTHOEFEL DEREK  | 208 EASTVIEW DR | COLDWATER | OH    | 45828 | 06/02/2010 | 0      | QCE : X : 0 | <input type="checkbox"/> | <input type="checkbox"/>            |
| 2 | FORSTHOEFEL JANICE | 208 EASTVIEW DR | COLDWATER | OH    | 45828 | 05/01/2000 | 88,000 | : A : 0     | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3 |                    |                 |           |       |       |            | 0      | 0           | <input type="checkbox"/> | <input type="checkbox"/>            |

X:  TTO LISTER: NS DATE: 02/25/2005 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

| STREET/ROAD                                   | TOPOGRAPHY                                | PU-UTILITIES-PR  | NEIGHBORHOOD                               | INFLUENCE FACTORS  | PROPERTY LOCATION          |
|---|---|--|--|--|----------------------------|
| <input checked="" type="checkbox"/> PAVED     | <input checked="" type="checkbox"/> LEVEL | <input type="checkbox"/> WATER <input type="checkbox"/>    | <input type="checkbox"/> IMPROVING         | <input type="checkbox"/> A. NO ROAD <input type="checkbox"/> F. RESTRICT     | 208 EASTVIEW DR, COLDWATER |
| <input type="checkbox"/> GRAVEL               | <input type="checkbox"/> HIGH             | <input type="checkbox"/> SEWER <input type="checkbox"/>    | <input checked="" type="checkbox"/> STATIC | <input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT      | COMMENT                    |
| <input type="checkbox"/> DIRT                 | <input type="checkbox"/> LOW              | <input type="checkbox"/> GAS <input type="checkbox"/>      | <input type="checkbox"/> DECLINING         | <input type="checkbox"/> C. Ex Front <input type="checkbox"/> H. VACANCY     |                            |
| <input checked="" type="checkbox"/> SIDEWALKS | <input type="checkbox"/> ROLLING          | <input type="checkbox"/> ELECTRIC <input type="checkbox"/> | <input type="checkbox"/> OLD               | <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> I. WATER FRONT |                            |
| <input type="checkbox"/> CURBS                | <input type="checkbox"/> STANDARD         | <input checked="" type="checkbox"/> STANDARD               | <input type="checkbox"/> STANDARD          | <input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> J. OTHER/CDU   |                            |

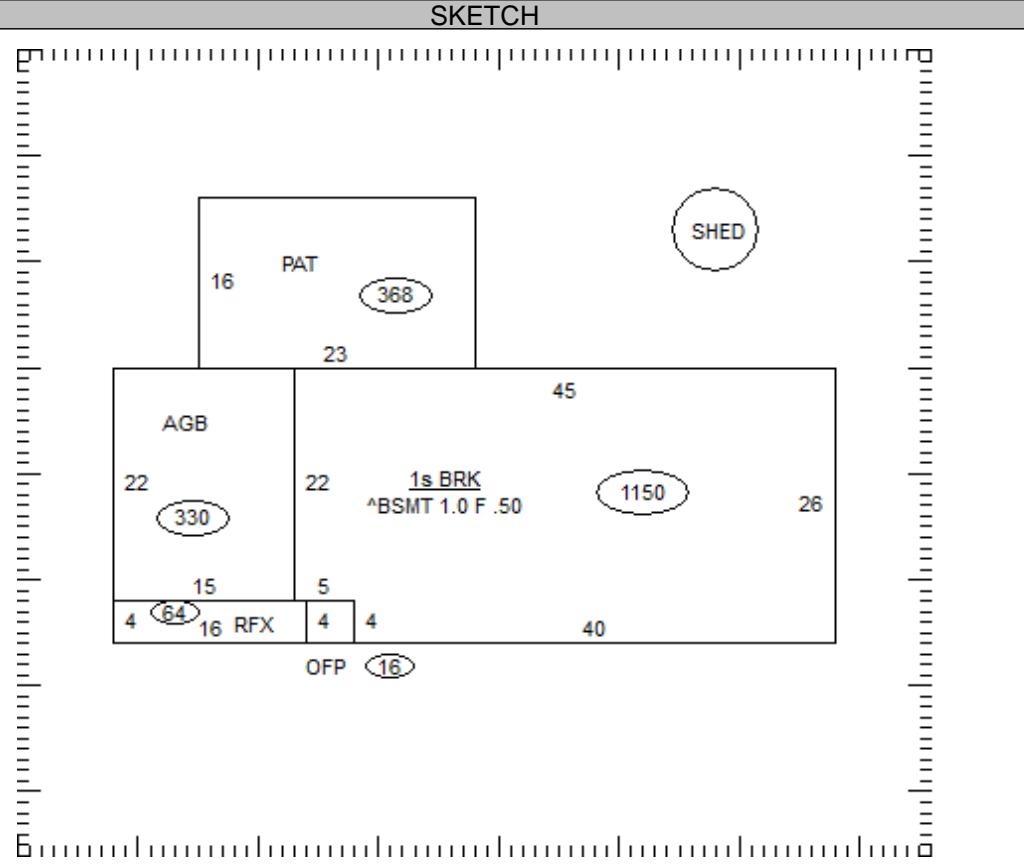
LAND COMPUTATIONS

| LAND TYPE | SIZE | M | RATE | C | INF | M      | VALUE | C |
|-----------|------|---|------|---|-----|--------|-------|---|
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
|           |      |   |      |   |     |        |       |   |
| TOTAL     |      |   |      |   |     | 24,400 | 0     |   |

VALUATION SUMMARY

| VALUE YEAR        |              |  |  |  |  |  |  |  |
|-------------------|--------------|--|--|--|--|--|--|--|
| REASON FOR CHANGE |              |  |  |  |  |  |  |  |
| APPRaised VALUE   | <u>LAND</u>  |  |  |  |  |  |  |  |
|                   | <u>IMPR</u>  |  |  |  |  |  |  |  |
|                   | <u>TOTAL</u> |  |  |  |  |  |  |  |
| ASSESSed VALUE    | <u>LAND</u>  |  |  |  |  |  |  |  |
|                   | <u>IMPR</u>  |  |  |  |  |  |  |  |
|                   | <u>TOTAL</u> |  |  |  |  |  |  |  |

| OCCUPANCY   | EXTERIOR                          | FLOOR | AREA | CONST | VALUE |
|---|-----------------------------------|-------|------|-------|-------|
| <input type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR | <input type="checkbox"/> WOOD     |       |      |       |       |
| <input type="checkbox"/> CONVERSION   | <input type="checkbox"/> STUCCO   |       |      |       |       |
| <b>BUILDING TYPE</b>  | <input type="checkbox"/> ALM/VYNL |       |      |       |       |
| <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 type="checkbox"/> STONE    |       |      |       |       |
| ROOFING   | ROOF TYPE                         |       |      |       |       |
| <input type="checkbox"/> METAL  | <input type="checkbox"/> GABLE    |       |      |       |       |
| <input type="checkbox"/> SLT/TLE  | <input type="checkbox"/> HIP      |       |      |       |       |
| <input type="checkbox"/> SHINGLES   | <input type="checkbox"/> GAMBREL  |       |      |       |       |
| <input type="checkbox"/> SHAKES   | <input type="checkbox"/> MANSARD  |       |      |       |       |
| <input type="checkbox"/> COMPOSITE  | <input type="checkbox"/> FLAT     |       |      |       |       |



|                         |        |   |   |
|-------------------------|--------|---|---|
| <b>SUBTOTAL</b>         |        | 0 | 0 |
| MULTI-FAMILY #          | 0      | 0 | 0 |
| BUILDING TYPE           | 000%   | 0 | 0 |
| BSMT FINISH             | 0 S.F. | 0 | 0 |
| FIREPLACE #             | 0      | 0 | 0 |
| HEATING                 | 0 S.F. | 0 | 0 |
| AIR COND                | 0 S.F. | 0 | 0 |
| PLUMBING #              | 0      | 0 | 0 |
| GARAGES & CARPORTS      |        | 0 | 0 |
| EXTRA FEATURES          |        | 0 | 0 |
| <b>SUBTOTAL</b>         |        | 0 | 0 |
| GRADE FACTOR            |        | % |   |
| <b>UNADJUSTED VALUE</b> |        | 0 | 0 |
| FACTOR                  |        | % |   |

| OCCUPANCY | ST.HT | SIZE | AREA | GRADE | PRICE | AGE | REMD | CND | UNADJ VAL | PHYS | PHYS VAL | FUNC | TRUE VAL |
|-----------|-------|------|------|-------|-------|-----|------|-----|-----------|------|----------|------|----------|
| DWELLING  |       | SK   |      |       |       |     |      |     |           |      |          |      |          |
| 1         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 2         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 3         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 4         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 5         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 6         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 7         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 8         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 9         |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 10        |       |      |      |       |       |     |      |     |           |      |          |      |          |
| 11        |       |      |      |       |       |     |      |     |           |      |          |      |          |

05-124100.0000 TOTAL 0

COMMENTS