44-014100.0000

METZGER CLINTON M & DUES HARLIE L
METZGER CLINTON M & DUES HARLIE L
2216 STATE ROUTE 219
COLDWATER, OH 45828

WASHINGTON TWP / FT RECOVERY SD
07-35-100-009

LEGAL INFORMATION
PT NE NW

RTS: 001-06-35
Acres:0.5000

Property Class: 510
Neighborhood 009445-R150
Map: 07
Block: 01
Card: 32
Bk: Pg:

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	METZGER CLINTON M & DUES	2216 STATE ROUTE 219	COLDWATER	OH	45828	03/11/2022	270,000	WDC : 163	☐	■
2	SUTTER CRAIG J	1460 W 650 N	RIDGEVILLE	IN	47380	09/17/2012	114,500	WDC : F : 549	☐	☐
3	SUTTER ADAM J	2216 ST RTE 219	COLDWATER	OH	45828	09/14/2011	101,000	WDC : A : 476	☐	■

X: ☐ TTO LISTER: DATE: 02/18/2009 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
2216 ST RT 219, COLDWATER

COMMENT
TY2022:Net Gen=$1,431.82, Other Assessment=$1.04
DE15 ADD A/C PER DATA MAILER
DE09 CORR FROM BRK TO FR/RMV FIN BSMNT
DE22 2 FULL BATHS PER DATA MAILER

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
HS:Home Site <1 @ 22710*0.78	AC:0.5	17710		17,700 0
Total Acres: .5000			TOTAL	17,700 0

VALUATION SUMMARY

VALUE YEAR		2023	2022	2020	2017				
REASON FOR CHANGE		RAPP	MISC	RAPP	RAPP				
APPRAISED VALUE	LAND	17,700	13,500	13,500	12,900				
	IMPR	162,900	120,700	118,200	107,400				
	TOTAL	180,600	134,200	131,700	120,300				
ASSESSED VALUE	LAND	6,200	4,730	4,730	4,520				
	IMPR	57,020	42,250	41,370	37,590				
	TOTAL	63,220	46,980	46,100	42,110				

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		5			
BEDROOMS		3			
FIREPLACES		1			

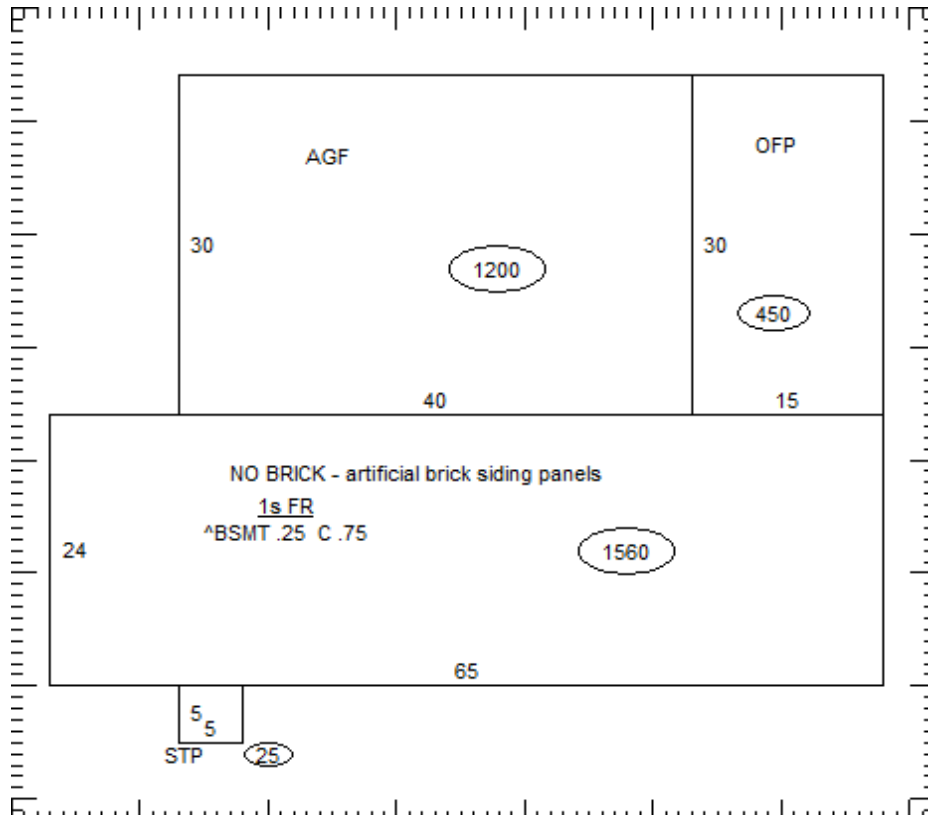
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	■	☐	☐	☐

PLUMBING	BASE ■			
X FULL BATH		1		
X HALF BATH				
X FIXTURES				

FLOOR	AREA	CONST	VALUE
1	1560	FR	205,160
BSMT	390		5,580

SUBTOTAL		210,740
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	1	4,400
HEATING	0 S.F.	0
AIR COND	1,560 S.F.	2,570
PLUMBING #	3	3,630
GARAGES & CARPORTS		29,700
EXTRA FEATURES		7,500
SUBTOTAL		258,540
GRADE FACTOR		105 %
UNADJUSTED VALUE		271,470
FACTOR		100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,560	C+		1960	1980	A	271,470	40	162,880		162,900
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		162,900

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COMMENTS

Dwelling has an Economic Factor of 100%

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Bk: Pg:

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1	SCHEER NANCY B	2216 ST RT 219	COLDWATER	OH	45828		0	: 0	☐	☐
2							0	0	☐	☐
3							0	0	☐	☐

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☐ 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
2216 ST RT 219, COLDWATER

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
Total Acres: .5000			TOTAL	17,700 0

VALUATION SUMMARY

VALUE YEAR									
REASON FOR CHANGE									
APPRAISED VALUE	LAND								
	IMPR								
	TOTAL								
ASSESSED VALUE	LAND								
	IMPR								
	TOTAL								

OCCUPANCY	EXTERIOR
☐SF ☐DU ☐TR	☐ WOOD
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BUILDING TYPE	☐ ALM/VYNL
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☐ 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					
BEDROOMS					
FIREPLACES					

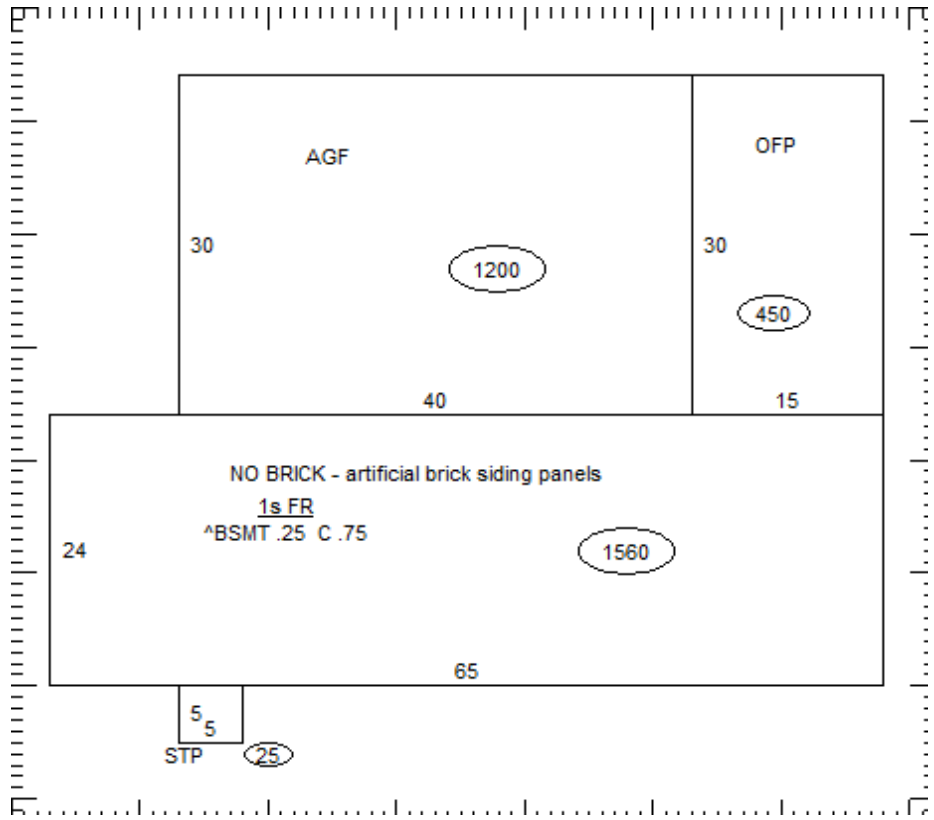
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING	BASE ☐				
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE

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

SKETCH



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													
												TOTAL	0

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COMMENTS