

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
STOREMSKI LORI L	OBRIEN KATHLEEN & STOREMS	1	10/02/2015	QC	RELATED PARTY	2015-03319		0.0
GILMAN ATHENA & DOUGLAS E	STOREMSKI LORI L	165,000	09/20/2013	WD	WARRANTY DEED	2013-03240 WD	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
750 SW OAK DR						
School: LAKE CITY - 57020						
P.R.E. 100% 08/31/2016						
Owner's Name/Address	MAP #:					
OBRIEN KATHLEEN & STOREMSKI LORI 37581 N DIANNE LANE NEW BOSTON MI 48164	2018 Est TCV 154,188 TCV/TFA: 167.60					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA							
		Public Improvements		Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value	
. SEC 3 T22N R8W LOT 1 PLAT OF CHEROKEE SHORES.	X	Dirt Road		GROUP A\$900/FF	73.00	309.00	0.8595	1.0000	900	100	56,471
Comments/Influences		Gravel Road		73 Actual Front Feet, 0.52 Total Acres Total Est. Land Value = 56,471							
ADD 10' VACATED ALLEY FOR 00		Paved Road		Land Improvement Cost Estimates							
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value		
		Sidewalk		D/W/P: 3.5 Concrete	3.44	1.00	36	94	116		
		Water		Total Estimated Land Improvements True Cash Value = 116							
	X	Sewer									
	X	Electric									
		Gas									
		Curb									
		Street Lights									
		Standard Utilities									
		Underground Utils.									



Topography of Site			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level		Rolling	2018	28,200	48,900	77,100			77,100S
X	Low	High	2017	35,200	47,100	82,300			76,189C
X	Landscaped	Swamp	2016	36,500	40,300	76,800		76,800W	75,510C
X	Wooded	Pond	2015	43,800	39,700	83,500			75,285C
X	Waterfront	Ravine							
	Wetland	Flood Plain							
X	Private Road								
Who	When	What							
TPC	12/27/2017	INSPECTED							
TPC	04/19/2016	INSPECTED							
TPC	04/27/2015	INSPECTED							

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga	Area Type		Year Built: 1968 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 396 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall X Paneled	X	Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			1	Class: C -5 Effec. Age: 35 Floor Area: 920 Total Base Cost: 77,720 Total Base New : 107,254 Total Depr Cost: 69,715 Estimated T.C.V: 97,601		120 CGEP (1 Story) 160 Treated Wood				
Building Style: 1S		Trim & Decoration		X Central Air Wood Furnace			(12) Electric									
Yr Built 1968	Remodeled 0	Ex	X	Ord	Min	100 Amps Service										
Condition: Average		Lg	X	Ord	Small											
Room List		(5) Floors														
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Rate Bsmnt-Adj Heat-Adj		Size Cost		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick					Ex.	X	Ord.	Min	1 Story Siding Crawl Space 64.93 -9.50 5.78			920 56,313			
(2) Windows		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate		Rate		Rate		
	Insulation	Basement: 0 S.F. Crawl: 920 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many X Ave. Few			(13) Plumbing			Average Fixture(s)		760.00		1 760		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(8) Basement		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Public Sewer Well, 50 Feet		1162.00 1575.00		1 1,162 1 1,575		
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer			Public Water Public Sewer						
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support			Lump Sum Items:			CGEP (1 Story), Standard CGEP Deck/Balcony Treated Wood,Standard		40.96 7.39		120 4,915 160 1,182		
X	Asphalt Shingle	Chimney: Metal		Joists: Unsupported Len: Ctr.Sup:			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Class:C Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 =		20.70 350.00 69,715		396 8,197 1 350 97,601		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT™

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
LYNCH WILLIAM D & CARIN	LYNCH WILLIAM D & CARIN K	0	06/28/2013	QC	QUIT CLAIM	2013-02428 QD	PTA	0.0					
SOWERS MARY K	LYNCH WILLIAM D & CARIN	0	12/13/2011	QC	QUIT CLAIM	2011-03753	PTA	50.0					
LYNCH DONNA C LE	LYNCH DONNA C ESTATE	0	02/27/2011	CD	CERTIFICATE OF DEATH	2011-0428		100.0					
LYNCH DONNA C & LYNCH DAN	LYNCH WILLIAM D & SOWERS	1	10/24/2003	QC	QUIT CLAIM	2003-05608?	PTA	0.0					
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status					
760 SW OAK DR		School: LAKE CITY - 57020											
Owner's Name/Address		P.R.E. 0%											
LYNCH WILLIAM D & CARIN K TRUST 4149 PAMELA LANE TRAVERSE CITY MI 49686		MAP #:											
		2018 Est TCV 161,213 TCV/TFA: 167.93											
Tax Description		X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
. SEC 3 T22N R8W LOT 2 PLAT OF CHEROKEE SHORES.		X	Public Improvements		* Factors *								
Comments/Influences		X	Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		X	Gravel Road		GROUP A\$900/FF	73.00	262.00	0.8595	1.0000	900	100		56,471
		X	Paved Road		73 Actual Front Feet, 0.44 Total Acres Total Est. Land Value = 56,471								
		X	Storm Sewer		Land Improvement Cost Estimates								
		X	Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X	Water		D/W/P: 4in Ren. Conc.	4.21	1.00	1200	0	0			
		X	Sewer		D/W/P: 3.5 Concrete	3.44	1.00	280	0	0			
		X	Electric		Residential Local Cost Land Improvements								
		X	Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X	Curb		LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375			
		X	Street Lights		Total Estimated Land Improvements True Cash Value = 2,375								
		X	Standard Utilities										
		X	Underground Utils.										
		Topography of Site											
		Level											
		X	Rolling										
		X	Low										
		X	High										
		X	Landscaped										
		X	Swamp										
		X	Wooded										
		X	Pond										
		X	Waterfront										
		X	Ravine										
		X	Wetland										
		X	Flood Plain										
		X	Private Road		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
			Who	When	What	2018	28,200	52,400	80,600			80,600S	
			TPC 12/27/2017	INSPECTED		2017	35,200	50,500	85,700			80,124C	
			TPC 04/19/2016	INSPECTED		2016	36,500	46,600	83,100			79,410C	
			TPC 04/27/2015	INSPECTED		2015	43,800	45,900	89,700			79,173C	

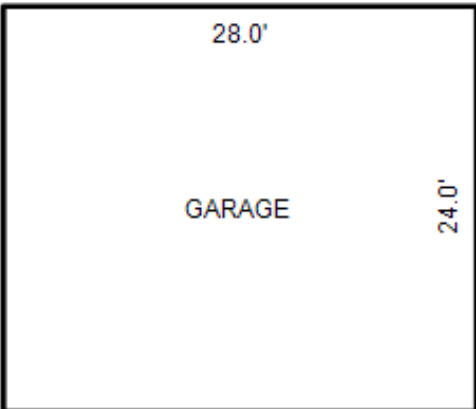
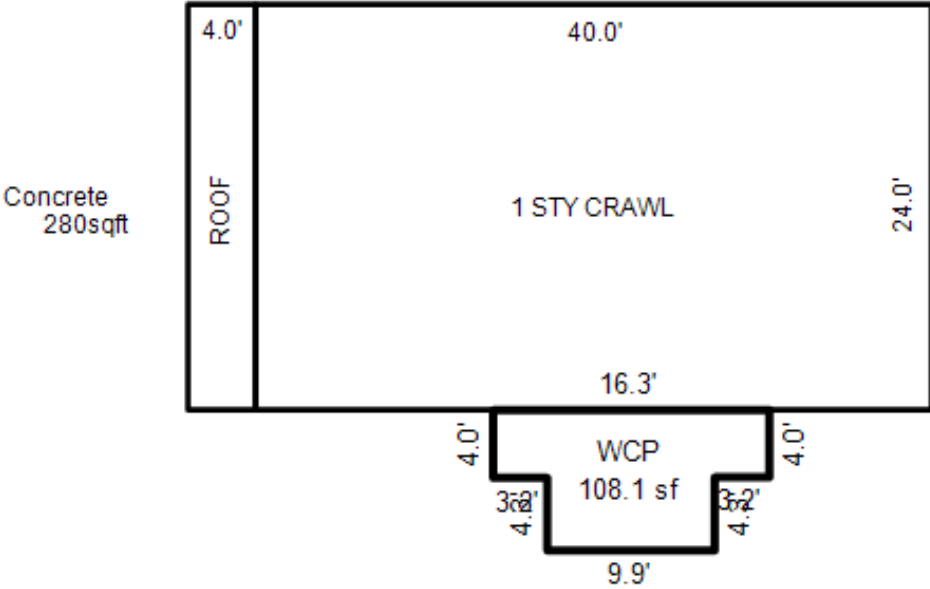


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood Oil Coal X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 108	Type WCP (1 Story)	Year Built: 1967 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0						
X	Wood Frame		(4) Interior Drywall X Paneled Plaster Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling		Central Air Wood Furnace											
Building Style: 1S		Trim & Decoration				(12) Electric												
Yr Built 1967	Remodeled 0	Ex	X Ord	Min	200 Amps Service													
Condition: Average		Lg	X Ord	Small														
Room List		(5) Floors																
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:																
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures		Stories Exterior		Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost						
X	Wood/Shingle Aluminum/Vinyl Brick				Ex.	X Ord.	Min	1	Story Siding	Crawl Space	71.17	-10.37	-0.28	960	58,099			
Insulation		Basement: 0 S.F. Crawl: 960 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets		Many X Ave.		Few										
(2) Windows		(7) Excavation		(13) Plumbing		Average Fixture(s)		Average Fixture(s)										
X	Many Avg. X Few	Large Avg. X Small			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		1 760.00		1 1,162 1 1,575									
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors X Storms & Screens	(8) Basement		(14) Water/Sewer		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		15) Built-Ins & Fireplaces Appliance Allowance Fireplace: Interior 1 Story		1915.00 3250.00		1 1,915 1 3,250						
(3) Roof		(9) Basement Finish						(16) Porches		27.96		108 3,020						
X	Gable Hip Flat	Gambrel Mansard Shed	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor						(17) Garages		Class:C Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors		16.42 350.00		672 11,034 2 700			
X	Asphalt Shingle	Recreation SF Living SF Walkout Doors No Floor SF						Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, ECF (402R - CROOKED LAKE RESIDENTIAL)		1.400 => TCV of Bldg:		1 = 102,367						
Chimney:		(10) Floor Support		Lump Sum Items:														

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
COLLINS WILLIAM C & ALLEN	ALLEN DORENE S TRUST	0	04/19/2012	WD	WARRANTY DEED	2012-01548 WD		0.0
CIPOLLA PHILIP A & LORETT	COLLINS WILLIAM C & ALLEN	179,155	05/20/2011	WD	WARRANTY DEED	2011-01708	PTA	100.0
CIPOLLA PHILIP A & LORETT	CIPOLLA PHILIP A & LORETT	0	01/04/2005	QC	Not Qualified	05-0/660		0.0
		174,900	08/01/2001	WD	Download	01-0:3395		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
770 SW OAK DR						
School: LAKE CITY - 57020						
P.R.E. 0%						
Owner's Name/Address		MAP #:				
ALLEN DORENE S TRUST 1003 KNOLLWOOD COURT MIDLAND MI 48640		2018 Est TCV 158,150 TCV/TFA: 164.74				

X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA						
Public Improvements			* Factors *						
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
X	Dirt Road		73.00	223.00	0.8595	1.0000	900 100	56,471	
	Gravel Road		73 Actual Front Feet, 0.37 Total Acres					Total Est. Land Value =	56,471

Tax Description		Land Improvement Cost Estimates					
Description	Rate	CountyMult.	Size	%Good	Cash Value		
X	Dirt Road	3.20	1.00	80	0	0	
	Gravel Road	10.15	1.00	100	50	508	
	Paved Road	19.57	1.00	64	0	0	
	Storm Sewer	Residential Local Cost Land Improvements					
	Sidewalk	Description					
	Water	Rate	CountyMult.	Size	%Good	Cash Value	
X	Sewer	2500.00	1.00	1.0	95	2,375	
X	Electric	LAND IMPROVE 2500					
	Gas	Total Estimated Land Improvements True Cash Value =					2,883
	Curb						
	Street Lights						
	Standard Utilities						
	Underground Utils.						

Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X	Level	2018	28,200	50,900	79,100			79,100S
	Rolling							
X	Low	2017	35,200	49,000	84,200			82,536C
	High							
	Landscaped							
	Swamp							
	Wooded							
	Pond							
X	Waterfront	2016	36,500	45,300	81,800			81,800S
	Ravine							
	Wetland							
	Flood Plain	2015	43,800	42,700	86,500			83,096C
X	PRIVATE RD							



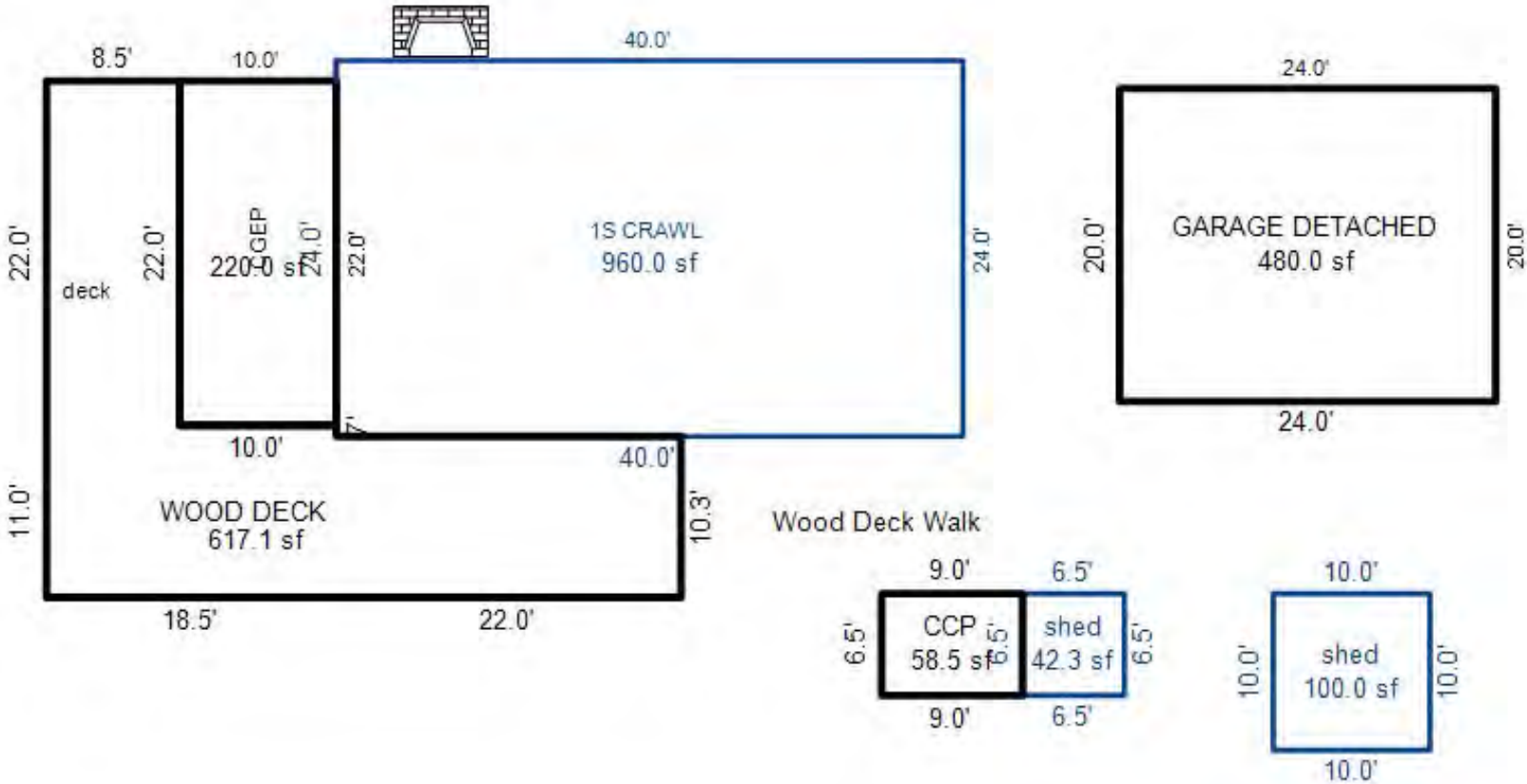
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Who	When	What	2018	2017	2016	2015
TPC	12/27/2017	INSPECTED				
TPC	04/19/2016	INSPECTED				
TPC	04/27/2015	INSPECTED				

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling				(15) Built-ins				(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	Gas Wood	Oil Coal	X	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 220 58 617 60	Type WGEP (1 Story) CCP (1 Story) Treated Wood Treated Wood			Year Built: 1972 Car Capacity: 1 Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 480 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled				Plaster Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling		1						
Building Style: 1S		Trim & Decoration															
Yr Built 1972	Remodeled 196	Ex	X	Ord			Min	Size of Closets									
Condition: Average		Lg	X	Ord			Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service													
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures Ex. X Ord. Min				Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost									
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets Many X Ave. Few				1 Story Siding Crawl Space 59.86 -8.86 -0.21 960 48,758									
(2) Windows		(7) Excavation		(13) Plumbing				(14) Water/Sewer									
X	Insulation	Basement: 0 S.F. Crawl: 960 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan				Average Fixture(s) Average Fixture(s) Public Sewer Well, 50 Feet 1575.00									
X	Many Avg. Few	X	Large Avg. Small	(8) Basement				(15) Built-Ins & Fireplaces									
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan				Appliance Allowance Fireplace: Exterior 1 Story 1415.00 3450.00									
(3) Roof		(9) Basement Finish		(14) Water/Sewer				(16) Porches									
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic				WGEP (1 Story), Standard 29.67 220 6,527 CCP (1 Story), Standard 34.55 58 2,004									
X	Asphalt Shingle	(10) Floor Support		Lump Sum Items:				(16) Deck/Balcony									
Chimney:		Joists: Unsupported Len: Cntr.Sup:						Treated Wood,Standard 5.90 617 3,640 Treated Wood,Standard 9.35 60 561									
								Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost 18.20 480 8,736 Mechanical Doors 350.00 1 350									
								Notes: COTTAGE Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 70,569 ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 = 98,796									

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PROUT JEFFREY & GERRIE	PROUT JEFFREY J & GERRIE	1	08/19/2016	QC	RELATED PARTY	2016-02804	PTA	0.0
ONAN IDA M	PROUT JEFFREY & GERRIE	203,500	08/14/2015	WD	Arms Length	2015-02814	PTA	100.0
ONAN RICHARD E SR ESTATE	ONAN IDA M	0	07/06/2015	QC	RELATED PARTY	2015-02813		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
780 S OAK DR			Addition	05/31/2005	20050142	Complete
Owner's Name/Address	P.R.E. 0%					
PROUT JEFFREY J & GERRIE L TRUST 1175 N DAWN DR FREELAND MI 48623	MAP #: 2018 Est TCV 194,879 TCV/TFA: 141.73					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
		Public Improvements		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SEC 3 T22N R8W LOT 4 PLAT OF CHEROKEE SHORES.	X	Dirt Road		GROUP A\$900/FF	73.00	195.00	0.8595	1.0000	900	100		56,471
Comments/Influences		Gravel Road		73 Actual Front Feet, 0.33 Total Acres Total Est. Land Value = 56,471								
		Paved Road		Land Improvement Cost Estimates								
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sidewalk		D/W/P: 3.5 Concrete	3.44	1.00	72	0	0			
		Water		D/W/P: Asphalt Paving	1.61	1.00	1200	0	0			
	X	Sewer		Shed: Wood Frame	10.10	1.00	176	94	1,671			
	X	Electric		Residential Local Cost Land Improvements								
		Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Curb		LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375			
		Street Lights		Total Estimated Land Improvements True Cash Value = 4,046								
		Standard Utilities										
		Underground Utils.										



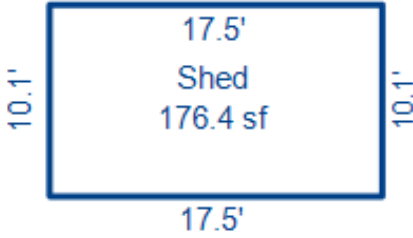
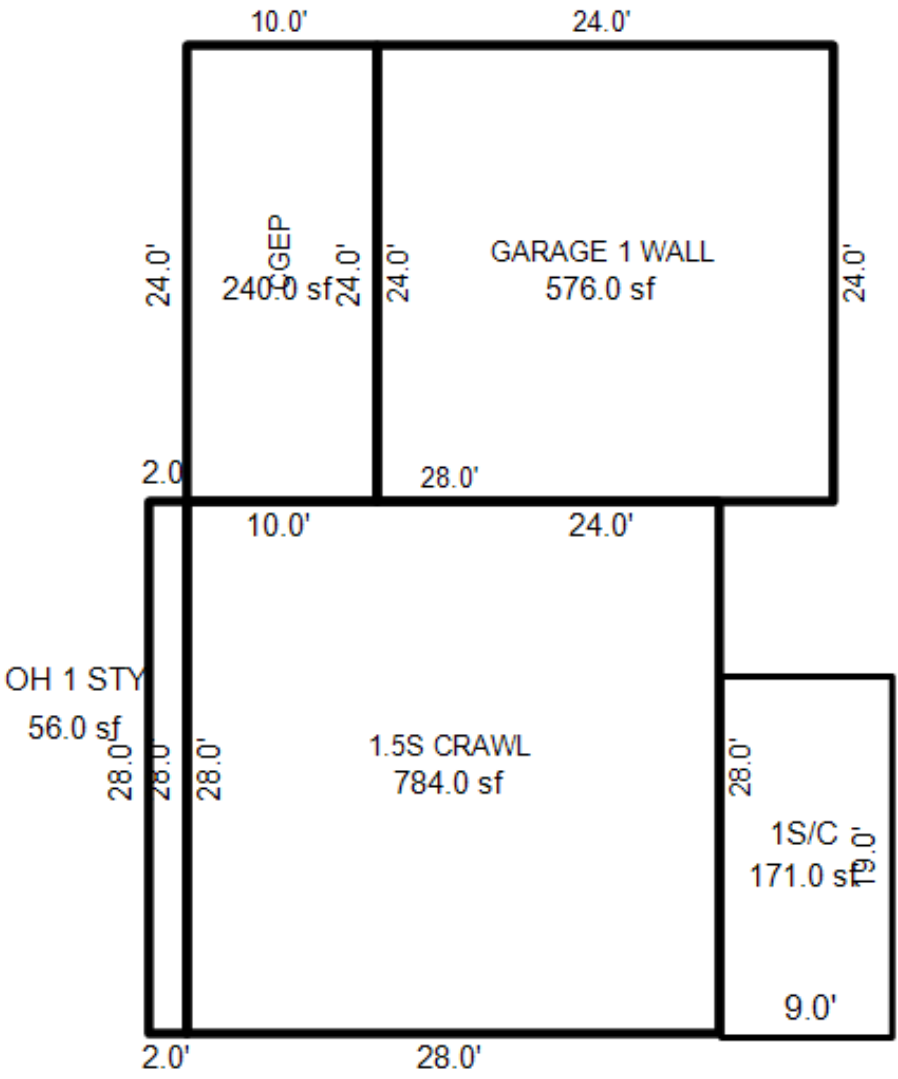
Topography of Site			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X	Level		2018	28,200	69,200	97,400			97,400S
	Rolling		2017	35,200	66,800	102,000			99,588C
	Low		2016	36,500	62,200	98,700			98,700S
	High		2015	43,800	57,400	101,200			67,654C
	Landscaped								
	Swamp								
	Wooded								
	Pond								
X	Waterfront								
	Ravine								
	Wetland								
	Flood Plain								
X	Private Road								
Who	When	What							
TPC 12/27/2017	INSPECTED								
TPC 04/19/2016	INSPECTED								
TPC 04/27/2015	INSPECTED								

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 112 240	Type CCP (1 Story) CGEP (1 Story)	Year Built: 1982 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling					1							
Building Style: 1.5S		Trim & Decoration															
Yr Built 1978	Remodeled 2005	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small	Doors										
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric													
		200		Amps Service													
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj			Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick				Ex.	X	Ord.		Min	1.5	Story Siding	Crawl Space	90.68	-10.40	0.00	784	62,940
	Insulation	Basement: 0 S.F. Crawl: 955 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			1			1			1			10,404	
(2) Windows		(7) Excavation		(13) Plumbing			1			1			1			1,102	
X	Many Avg. Few	X	Large Avg. Small	Many			X			Ave.			Few				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(8) Basement		1			2			1			1			2,400	
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1			1			1			1,162	
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			1			1			1			1,575	
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			1			1			1			1,915	
X	Asphalt Shingle	(10) Floor Support		Lump Sum Items:			1			1			1			2,505	
Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:					1			1			1			3,163	
																7,370	
																11,059	
																-1,300	
																350	
																94,548	
																1,500	
																1,425	
																95,973	
																134,362	

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
790 SW OAK DR		School: LAKE CITY - 57020		Remodel		11/05/2004	20040439	Complete				
Owner's Name/Address		P.R.E. 100% 07/08/2015										
MORTENSON RONALD TRUSTEE 790 SW OAK DR LAKE CITY MI 49651		MAP #:		2018 Est TCV 305,287 TCV/TFA: 115.20								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
. SEC 3 T22N R8W LOT 5 PLAT OF CHEROKEE SHORES.		Public Improvements		* Factors *								
Comments/Influences		Water		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Sewer		GROUP A\$900/FF	75.00	182.00	0.8503	1.0000	900	100		57,394
		Electric		75 Actual Front Feet, 0.31 Total Acres					Total Est. Land Value =		57,394	
		Gas		Land Improvement Cost Estimates								
		Curb		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Street Lights		Residential Local Cost Land Improvements								
		Standard Utilities		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Underground Utils.		LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350			
		Topography of Site		Total Estimated Land Improvements True Cash Value = 2,350								
		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Rolling		2018	28,700	123,900	152,600			128,154C		
		Low		2017	35,800	119,600	155,400			125,519C		
		High		2016	37,300	110,000	147,300			124,400C		
		Landscaped		2015	45,000	108,400	153,400		153,400W	124,028C		
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		X PRIVATE RD										
		Who	When	What								
		TPC 12/27/2017	INSPECTED									
		TPC 04/19/2016	INSPECTED									
		TPC 03/30/2015	INSPECTED									

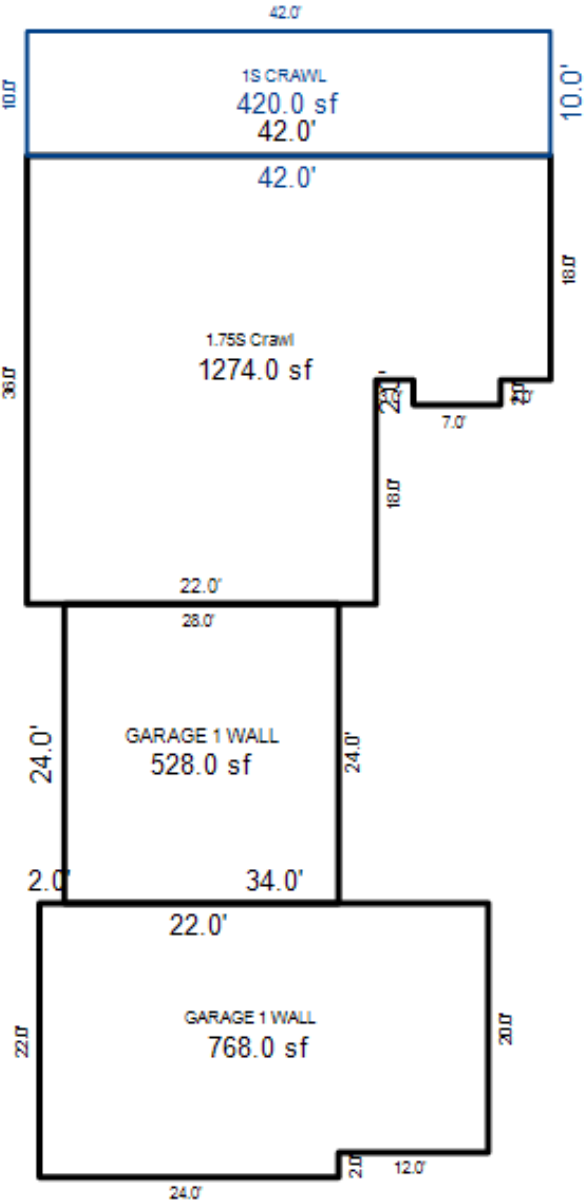


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 528 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall X Paneled	X	Plaster Wood T&G									280	WCP (1 Story)				
Building Style: 1.5S		Trim & Decoration		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 25 Floor Area: 2650 Total Base Cost: 169,457 Total Base New : 233,851 Total Depr Cost: 175,388 Estimated T.C.V: 245,543			CntyMult X 1.380 E.C.F. X 1.400			Bsmnt Garage: Carport Area: Roof:						
Yr Built 1984	Remodeled 0	Ex	X	Ord		Min	Size of Closets			Floor Area: 2650			Storage Area: 0						
Condition: Average		Lg	X	Ord		Small	Doors			Total Base Cost: 169,457			No Conc. Floor: 0						
Room List							Solid X H.C.			Total Base New : 233,851			Mech. Doors: 0						
	Basement 1st Floor 2nd Floor Bedrooms	(4) Interior		Central Air Wood Furnace			Total Depr Cost: 175,388			Estimated T.C.V: 245,543			Area: 528						
(1) Exterior		(5) Floors		(12) Electric			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	Kitchen: Other: Other:		200 Amps Service			1.75 Story Siding			Crawl Space			-8.93		0.00		1274 108,354		
(2) Windows		(6) Ceilings		No./Qual. of Fixtures			1 Story Siding			Crawl Space			-8.93		0.00		420 23,444		
X	Insulation	(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
	Many Avg. Few						Many X Ave. Few			Rate			-8.93		0.00		1274 108,354		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Basement: 0 S.F. Crawl: 1694 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			(14) Water/Sewer			Average Fixture(s) 3 Fixture Bath			760.00 2400.00			1 1		760 2,400	
X	Gable Hip Flat	(8) Basement		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			Appliance Allowance Fireplace: Interior 1 Story			1915.00 3250.00			1 1		1,915 3,250	
X	Asphalt Shingle	(9) Basement Finish		(14) Water/Sewer			(16) Porches			WCP (1 Story), Standard			19.45			280		5,446	
	Chimney: Brick	(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall			20.00 -1300.00			528 1		10,560 -1,300	
		Recreation SF Living SF Walkout Doors No Floor SF		Lump Sum Items:			Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 175,388 ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 = 245,543			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Mechanical Doors			16.72 -1300.00 350.00			768 1 1		12,841 -1,300 350	

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ALLEN JERRY F & G DELORIS	FEE LAWRENCE D & JOY (H/W	300,000	08/11/2006	WD	Arms Length	06-0/2934		100.0
		136,500	05/01/1996	WD	Download	304:34		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
800 OAK DR			Addition	04/26/2011	2011-0134	100%
Owner's Name/Address	P.R.E. 0%		Remodel	11/14/2007	20070839	Complete
FEE LAWRENCE D & JOY 32855 RAPHEL FARMINGTON HILLS MI 48336	MAP #:					
	2018 Est TCV 230,955 TCV/TFA: 139.21					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA							
		Public Improvements		Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
. SEC 3 T22N R8W LOTS 6 & 7 PLAT OF CHEROKEE SHORES.	X	Dirt Road		GROUP A\$900/FF	149.00	190.00	0.6461	1.0000	900	100	86,645
Comments/Influences		Gravel Road		149 Actual Front Feet, 0.65 Total Acres Total Est. Land Value = 86,645							
FOR 99 ROLL..CHG CLASS FROM C+10 TO C.. -3600 LOSS TO MATCH TRIB		Paved Road		Land Improvement Cost Estimates							
98 AV OF 73600. ADJ NORMAL FOR CROOKED/SAPPHIRE LAKES	X	Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value		
	X	Sidewalk		D/W/P: 3.5 Concrete	3.44	1.00	521	71	1,272		
	X	Water		Total Estimated Land Improvements True Cash Value = 1,272							

Topography of Site	X	Level	Rolling	X	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain	X	PRIVATE RD	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
																		Who	When	What				
																		2018	43,300	72,200	115,500			115,500S
																		2017	55,900	69,600	125,500			125,500S
																		2016	62,400	64,000	126,400			126,400S
																		2015	89,400	58,300	147,700			139,973C

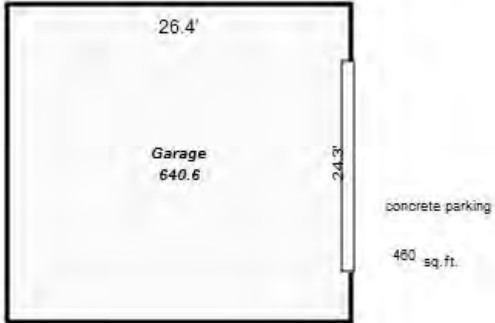


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1969 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 528 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 35 Floor Area: 1659 Total Base Cost: 113,902 Total Base New : 157,185 Total Depr Cost: 102,170 Estimated T.C.V: 143,038							
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Bsmnt-Adj Heat-Adj Rate		CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage:		
Yr Built 1969	Remodeled 2011	Ex	X	Ord		Min	100 Amps Service			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
Condition: Average		Lg	X	Ord		Small	No./Qual. of Fixtures			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
(1) Exterior		Basement: 0 S.F. Crawl: 1659 S.F. Slab: 0 S.F. Height to Joists: 0.0		(7) Excavation			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	Basement: 0 S.F. Crawl: 1659 S.F. Slab: 0 S.F. Height to Joists: 0.0		(8) Basement			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
	Insulation	Basement: 0 S.F. Crawl: 1659 S.F. Slab: 0 S.F. Height to Joists: 0.0		(9) Basement Finish			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
(2) Windows		Recreation SF Living SF Walkout Doors No Floor SF		(10) Floor Support			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Many Avg. Few	X	Large Avg. Small	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
X	Asphalt Shingle	Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		
Chimney: Block		Recreation SF Living SF Walkout Doors No Floor SF		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Ex. X Ord. Min No. of Elec. Outlets Many X Ave. Few			Foundation Rate Bsmnt-Adj Heat-Adj Rate		Size Cost Size Cost		Roof: Size Cost		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
930 S OAK DR		School: LAKE CITY - 57020		Garage		06/17/2008	2008-0268	Complete				
Owner's Name/Address		P.R.E. 0%		New House		10/20/1994	1994-0298	Complete				
BATEEN REYNOLD A & JUDITH A 3400 E WILKINSON ROAD OWOSSO MI 48867		MAP #:		2018 Est TCV 239,203 TCV/TFA: 177.19								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
. LOT 1 PLAT OF CHIPPEWA SHORES.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
NEW HOME FOR 96 @ 45%		Gravel Road		GROUP A\$900/FF	100.00	180.00	0.7579	1.0000	900	100		68,207
REMOVED WELL ADD 5% COMP FOR 97		Paved Road		100 Actual Front Feet, 0.41 Total Acres Total Est. Land Value = 68,207								
ADD WW & CS FOR 00 PER TOM D.		Storm Sewer		Land Improvement Cost Estimates								
ADD 2WFP FOR 02		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		Shed: Wood Frame	10.02	1.00	64	74	475			
		Sewer		Total Estimated Land Improvements True Cash Value = 475								
		Electric										
		Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		Rolling										
		X Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		X Private Road		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	34,100	85,500	119,600			98,046C	
		TPC 12/27/2017 INSPECTED			2017	43,200	82,400	125,600			96,030C	
		TPC 04/19/2016 INSPECTED			2016	46,200	75,900	122,100			95,174C	
		TPC 04/27/2015 INSPECTED			2015	55,000	74,700	129,700			94,890C	

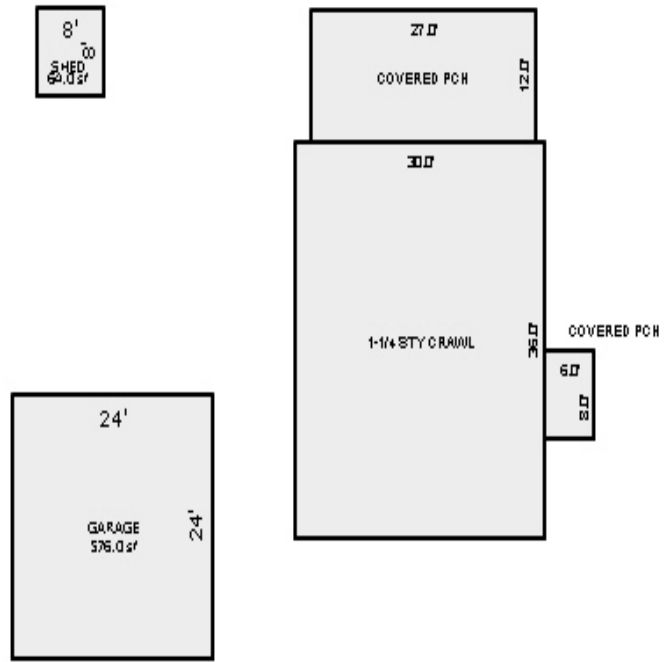


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks			(17) Garage								
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 324 48	Type WCP (1 Story) WCP (1 Story)	Year Built: 2008 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0							
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																		
Building Style: 1.25S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Class: C +5 Effec. Age: 15 Floor Area: 1350 Total Base Cost: 103,837 Total Base New : 143,295 Total Depr Cost: 121,801 Estimated T.C.V: 170,521		CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage: Carport Area: Roof:									
Yr Built 1995	Remodeled 0	Ex	X	Ord		Min	Size of Closets			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost					
Condition: Average		Lg	X	Ord		Small	100 Amps Service			80.04		-10.06		0.00		1080		75,578					
Room List		(5) Floors		No./Qual. of Fixtures			Stories			Exterior		Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(12) Electric			1.25 Story Siding			Crawl Space		80.04		-10.06		0.00		1080		75,578			
(1) Exterior		X	Wood		X	Ord.		Min	Other Additions/Adjustments			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Wood/Shingle Aluminum/Vinyl Brick	X	Vaulted				No. of Elec. Outlets			(13) Plumbing		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
Insulation		(7) Excavation		(13) Plumbing			Many			X		Ave.		Few									
(2) Windows		Basement: 0 S.F. Crawl: 1080 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 760.00 2400.00			Public Sewer Well, 100 Feet		1162.00 2700.00						1 1		760 2,400			
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(14) Water/Sewer			(15) Built-Ins & Fireplaces		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Appliance Allowance WCP (1 Story), Standard WCP (1 Story), Standard		1915.00						1 48		1,915 6,056 1,832			
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		(9) Basement Finish			Lump Sum Items:			(16) Porches		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
(3) Roof		(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 =			WCP (1 Story), Standard WCP (1 Story), Standard		18.69 38.16						324 48		6,056 1,832			
X	Gable Hip Flat	Gambrel Mansard Shed		Joists: Unsupported Len: Cntr.Sup:			Lump Sum Items:			(17) Garages		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Asphalt Shingle	Chimney: Metal		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 =			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Automatic Doors		19.20 375.00						576 1		11,059 375			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
920 S OAK ST						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 198,515 TCV/TFA: 183.81					

MEILI KURT R & LESIA M 18361 PINEBROOK DRIVE NORTHVILLE MI 48167-1844	X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
			* Factors *								
			Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value	
			GROUP A\$900/FF	100.00	195.00	0.7579	1.0000	900	100	68,207	
			100 Actual Front Feet, 0.45 Total Acres							Total Est. Land Value =	68,207

Taxpayer's Name/Address	X	Public Improvements	Land Improvement Cost Estimates								
MEILI KURT R & LESIA M 18361 PINEBROOK DRIVE NORTHVILLE MI 48167-1844		Dirt Road	Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gravel Road	D/W/P: 3.5 Concrete	3.44	1.00	160	0	0			
		Paved Road	Shed: Wood Frame	11.06	1.00	120	50	663			
		Storm Sewer	Residential Local Cost Land Improvements								
		Sidewalk	Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water	LAND IMPROVE 1000	1000.00	1.00	0.5	95	475			
		Sewer	Total Estimated Land Improvements True Cash Value =								1,138

Tax Description	X	Electric	Residential Local Cost Land Improvements								
. LOT 2 PLAT OF CHIPPEWA SHORES.		Gas	Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Curb	LAND IMPROVE 1000	1000.00	1.00	0.5	95	475			
		Street Lights	Total Estimated Land Improvements True Cash Value =								1,138
		Standard Utilities									
		Underground Utils.									

Comments/Influences	X	Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
ADD WFP/GE & WD @45% FOR 02 1QS TO 1HS FOR 02		Level	2018	34,100	65,200	99,300			67,739C
WFP, WD, GRG COMP FOR 03		Rolling	2017	43,200	62,800	106,000			66,346C
		Low	2016	46,200	57,900	104,100			65,755C
		High	2015	60,000	53,400	113,400			65,559C
		Landscaped							
		Swamp							
		Wooded							
		Pond							
		Waterfront							
		Ravine							
		Wetland							
		Flood Plain							
		Private Road							



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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 96 492	Type WGEP (1 Story) Treated Wood	Year Built: 2002 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G													
Building Style: 1.5S		Trim & Decoration		Central Air Wood Furnace			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost	
Yr Built 1958	Remodeled 2002	Ex	Ord	X	Min	(12) Electric			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
Condition: Average		Lg	Ord	X	Small	200 Amps Service			Other Additions/Adjustments			Rate		Rate		Size Cost		
Room List		Doors	Solid	X	H.C.	No./Qual. of Fixtures			Rate			Rate		Rate		Size Cost		
Basement		(5) Floors		Ex. X Ord. Min			Rate			Rate			Rate		Size Cost		Size Cost	
1st Floor		Kitchen:		No. of Elec. Outlets			Rate			Rate			Rate		Size Cost		Size Cost	
2nd Floor		Other:		Many X Ave. Few			Rate			Rate			Rate		Size Cost		Size Cost	
3 Bedrooms		Other:		(13) Plumbing			Rate			Rate			Rate		Size Cost		Size Cost	
(1) Exterior		Basement: 0 S.F.		Average Fixture(s)			Rate			Rate			Rate		Size Cost		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	Crawl: 720 S.F.		3 Fixture Bath			Rate			Rate			Rate		Size Cost		Size Cost	
	Insulation	Slab: 0 S.F.		2 Fixture Bath			Rate			Rate			Rate		Size Cost		Size Cost	
(2) Windows		Height to Joists: 0.0		Softener, Auto			Rate			Rate			Rate		Size Cost		Size Cost	
X	Many Avg. X Few	(8) Basement		Softener, Manual			Rate			Rate			Rate		Size Cost		Size Cost	
	Large Avg. X Small	Conc. Block		Solar Water Heat			Rate			Rate			Rate		Size Cost		Size Cost	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Poured Conc.		No Plumbing			Rate			Rate			Rate		Size Cost		Size Cost	
X	Double Glass Patio Doors	Stone		Extra Toilet			Rate			Rate			Rate		Size Cost		Size Cost	
X	Storms & Screens	Treated Wood		Extra Sink			Rate			Rate			Rate		Size Cost		Size Cost	
(3) Roof		Concrete Floor		Separate Shower			Rate			Rate			Rate		Size Cost		Size Cost	
X	Gable Hip Flat	(9) Basement Finish		Ceramic Tile Floor			Rate			Rate			Rate		Size Cost		Size Cost	
	Gambrel Mansard Shed	Recreation SF		Ceramic Tile Wains			Rate			Rate			Rate		Size Cost		Size Cost	
X	Asphalt Shingle	Living SF		Ceramic Tub Alcove			Rate			Rate			Rate		Size Cost		Size Cost	
	Chimney: Metal	Walkout Doors		Vent Fan			Rate			Rate			Rate		Size Cost		Size Cost	
		No Floor SF		(14) Water/Sewer			Rate			Rate			Rate		Size Cost		Size Cost	
X		(10) Floor Support		Public Water			Rate			Rate			Rate		Size Cost		Size Cost	
		Joists:		Public Sewer			Rate			Rate			Rate		Size Cost		Size Cost	
		Unsupported Len:		Water Well			Rate			Rate			Rate		Size Cost		Size Cost	
		Cntr.Sup:		1000 Gal Septic			Rate			Rate			Rate		Size Cost		Size Cost	
				2000 Gal Septic			Rate			Rate			Rate		Size Cost		Size Cost	
				Lump Sum Items:			Rate			Rate			Rate		Size Cost		Size Cost	

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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status
S OAK DR		School: LAKE CITY - 57020						
Owner's Name/Address		P.R.E. 0%						
MEILI KURT R & LESIA M 18361 PINEBROOK DRIVE NORTHVILLE MI 48167-1844		MAP #:		2018 Est TCV 40,430				
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA			
. LOT 3 PLAT OF CHIPPEWA SHORES.		Public Improvements		* Factors *		NOT BUILDABLE: WETLAND		
Comments/Influences		X Dirt Road		Description	Frontage	Depth	Front	Depth
UNBUILDABLE PER HEALTH DEPT		X Gravel Road		GROUP E 400/FF	100.00	183.00	1.0000	1.0000
		X Paved Road		100 Actual Front Feet, 0.42 Total Acres			Rate	%Adj.
		X Storm Sewer		Land Improvement Cost Estimates			Reason	Value
		X Sidewalk		Description		Rate	CountyMult.	Size
		X Water		Shed: Wood Frame		10.75	1.00	80
		X Sewer		Total Estimated Land Improvements True Cash Value =				50
		X Electric						430
		X Gas						430
		X Curb						
		X Street Lights						
		X Standard Utilities						
		X Underground Utils.						
Topography of Site		Level						
		Rolling						
		X Low						
		High						
		X Landscaped						
		X Swamp						
		Wooded						
		X Pond						
		X Waterfront						
		Ravine						
		X Wetland						
		X Flood Plain						
		X PRIVATE RD						
Who		When	What	Year	Land Value	Building Value	Assessed Value	Board of Review
				2018	20,000	200	20,200	Tribunal/ Other
				2017	20,000	200	20,200	Taxable Value
				2016	20,000	200	20,200	12,227C
				2015	21,300	0	21,300	11,976C
								11,870C
								11,835C



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KURTZ H JOSEPHINE ESTATE	KURTZ RICHARD R(SM)	0	11/05/2009	OTH	Not Qualified	2009/3868		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
900 S OAK DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 0%					
KURTZ RICHARD R 35723 STRATHCONA CLINTON TOWNSHIP MI 48035	MAP #:	2018 Est TCV 156,131 TCV/TFA: 147.85				

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA							
		Public Improvements		Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value	
. LOT 4 PLAT OF CHIPPEWA SHORES.	X	Dirt Road		GROUP A\$900/FF	100.00	166.00	0.7579	1.0000	900	100	68,207
Comments/Influences		Gravel Road		100 Actual Front Feet, 0.38 Total Acres						Total Est. Land Value =	68,207

Description	Rate	CountyMult.	Size	%Good	Cash Value
Water					
X Sewer					
X Electric	1000	1000.00	1.00	1.0	94
Gas					
Curb					
Street Lights					
Standard Utilities					
Underground Utils.					
Total Estimated Land Improvements True Cash Value =					940

Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level	Rolling							
X	Low							
	High							
	Landscaped							
	Swamp							
	Wooded							
	Pond							
X	Waterfront							
	Ravine							
	Wetland							
	Flood Plain							
X	Private Road							



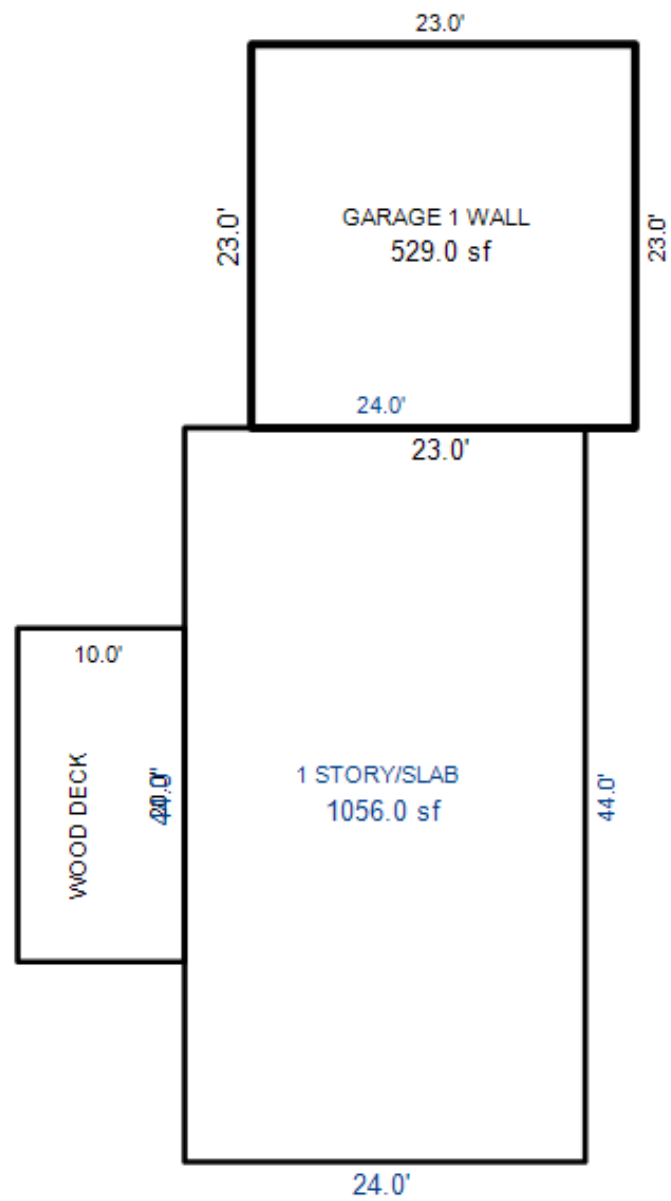
Who	When	What	2018	34,100	44,000	78,100		78,100S
TPC	12/27/2017	INSPECTED	2017	43,200	42,400	85,600		85,600S
TPC	04/19/2016	INSPECTED	2016	46,200	39,100	85,300		85,300S
TPC	04/27/2015	INSPECTED	2015	60,000	38,500	98,500		95,999C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 200	Type Treated Wood	Year Built: 1963 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 529 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame		(4) Interior	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling											
Building Style: 1S			Trim & Decoration		Central Air Wood Furnace											
Yr Built 1963	Remodeled 0		Ex Ord X Min		(12) Electric											
Condition: Average			Size of Closets		200 Amps Service											
Room List			Lg Ord X Small		Central Air Wood Furnace											
	Basement 1st Floor 2nd Floor 3 Bedrooms		Doors Solid X H.C.		(13) Plumbing											
(1) Exterior			(5) Floors		No./Qual. of Fixtures											
X	Wood/Shingle Aluminum/Vinyl Brick	X	Kitchen: Other: Other:		Ex. X Ord. Min											
(2) Windows			(6) Ceilings		No. of Elec. Outlets											
X	Insulation		Basement: 0 S.F. Crawl: 0 S.F. Slab: 1056 S.F. Height to Joists: 0.0		Many X Ave. Few											
(3) Roof			(8) Basement		(13) Plumbing											
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan											
X	Storms & Screens		(9) Basement Finish		(14) Water/Sewer											
(3) Roof			Recreation SF Living SF Walkout Doors No Floor SF		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic											
X	Gable Hip Flat		(10) Floor Support		Lump Sum Items:											
X	Asphalt Shingle		Joists: Unsupported Len: Cntr.Sup:													
Chimney:																

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BOSWELL TERRY W & GAIL AN	BOSWELL TERRY W & GAIL A	1	02/22/2011	QC	QUIT CLAIM	2011-00728	PTA	0.0
HUEBNER IRLITTA A (SW)	BOSWELL TERRY W & GAIL AN	0	05/22/2007	QC	Not Qualified	2007/1957		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
890 S OAK DR						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 151,876 TCV/TFA: 186.12					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
		Public Improvements		* Factors *								
. LOT 5 PLAT OF CHIPPEWA SHORES.	X	Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP A\$900/FF	110.00	174.00	0.7295	1.0000	900	100		72,221
		Paved Road		110 Actual Front Feet, 0.44 Total Acres Total Est. Land Value = 72,221								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		Residential Local Cost Land Improvements								
	X	Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
	X	Electric		LAND IMPROVE 1000	1000.00	1.00	1.0	94	940			
		Gas		Total Estimated Land Improvements True Cash Value = 940								
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										

Topography of Site	X	Level	Rolling	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
	X	Low		2018	36,100	39,800	75,900			75,900S
	X	High		2017	45,900	37,000	82,900			82,900S
		Landscaped		2016	49,700	35,300	85,000			83,862C
		Swamp		2015	66,000	24,900	90,900			83,612C
		Wooded								
		Pond								
	X	Waterfront								
		Ravine								
		Wetland								
	X	Flood Plain								
	X	PRIVATE RD								

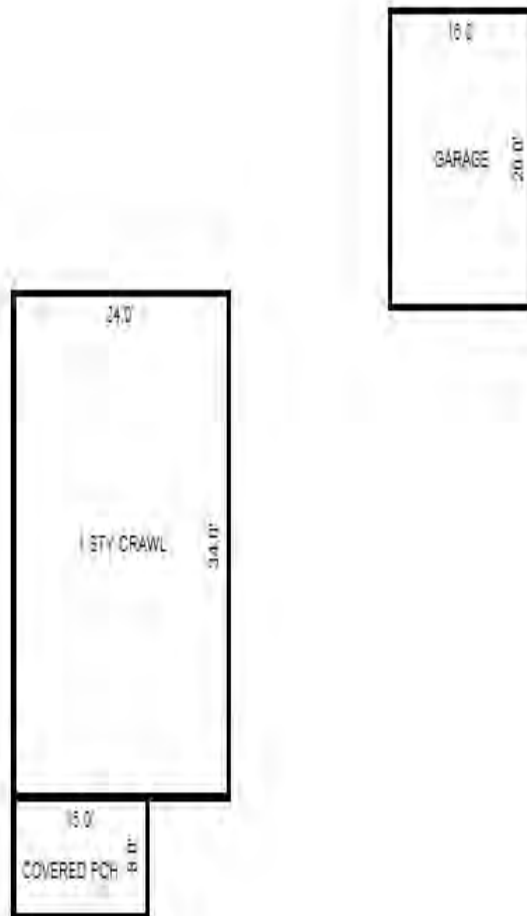


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 120	Type CCP (1 Story)	Year Built: 1988 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 320 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G			X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling								
Building Style: 1S		Trim & Decoration															
Yr Built 1965	Remodeled 0	Ex	Ord	X	Min	Size of Closets											
Condition: Average		Lg	Ord	X	Small	Doors											
Room List		(5) Floors		Central Air Wood Furnace													
5	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(12) Electric			60			Amps Service							
(1) Exterior		X Tile		No./Qual. of Fixtures			Ex. Ord. X Min			Stories Exterior		Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets			Many Ave. X Few			1 Story Brick		Crawl Space		72.03 -9.25 -1.63		816 49,898	
(2) Windows		X Many Avg. X Large Few Avg. Small		(7) Excavation			(13) Plumbing			(14) Plumbing		Average Fixture(s)		630.00		1 630	
X	Insulation	Basement: 0 S.F. Crawl: 816 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s)			1 3 Fixture Bath			(15) Built-Ins & Fireplaces		Public Sewer		1025.00		1 1,025	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1 2 Fixture Bath			Softener, Auto			Appliance Allowance		Well, 50 Feet		1575.00		1 1,575	
X	Double Glass Patio Doors Storms & Screens	(8) Basement		Softener, Manual			Solar Water Heat			Fireplace: Interior 1 Story		CCP (1 Story), Standard		26.13		120 3,136	
X	Chimney: Block	(9) Basement Finish		No Plumbing			Extra Toilet			(16) Porches		Class:CD Exterior: Siding		Foundation: 18 Inch (Unfinished)			
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF		Extra Sink			Separate Shower			(17) Garages		Base Cost		21.80		320 6,976	
X	Asphalt Shingle	(10) Floor Support		Ceramic Tile Floor			Ceramic Tile Wains			Mechanical Doors		Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,		Depr.Cost =		56,225	
X	Chimney: Block	Joists: Unsupported Len: Cntr.Sup:		Ceramic Tub Alcove			Vent Fan			ECF (402R - CROOKED LAKE RESIDENTIAL)		1.400 => TCV of Bldg:		1 =		78,715	
				(14) Water/Sewer			Public Water										
							Public Sewer										
							Water Well										
							1000 Gal Septic										
							2000 Gal Septic										
							Lump Sum Items:										

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		115,000	07/01/1998	WD	Download	321:171		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
880 S OAK DR			Addition	06/10/2008	20080243	Complete
			Remodel	09/20/2007	20070685	Complete

Owner's Name/Address	MAP #:	2018 Est TCV 283,959 TCV/TFA: 116.57
STONE ROBERT C & KAREN J 880 S OAK DR LAKE CITY MI 49651		

Taxpayer's Name/Address	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA				
STONE ROBERT C & KAREN J 880 S OAK DR LAKE CITY MI 49651	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk		* Factors * Description Frontage Depth Front Depth Rate %Adj. Reason Value GROUP A\$900/FF 89.00 189.00 0.7940 1.0000 900 100 63,601 89 Actual Front Feet, 0.39 Total Acres Total Est. Land Value = 63,601				
	X	Water		Land Improvement Cost Estimates Description Rate CountyMult. Size %Good Cash Value D/W/P: 3.5 Concrete 3.44 1.00 960 71 2,345 Shed: Wood Frame 10.72 1.00 140 71 1,065				
	X	Sewer		Total Estimated Land Improvements True Cash Value = 3,410				
	X	Electric						
		Gas						
		Curb						
		Street Lights						
		Standard Utilities						
		Underground Utils.						

Tax Description: . LOT 6 PLAT OF CHIPPEWA SHORES.

Comments/Influences



Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain	X	PRIVATE RD

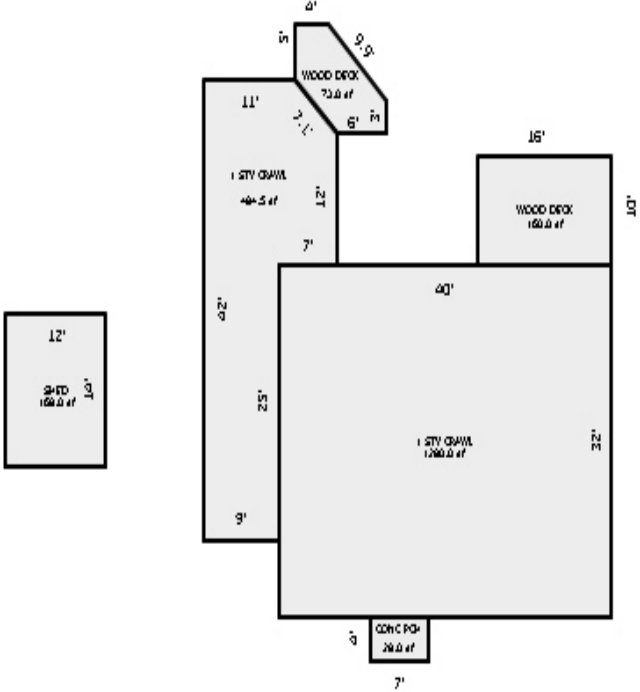
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	31,800	110,200	142,000			119,228C
2017	40,000	106,300	146,300			116,776C
2016	42,400	99,300	141,700			115,735C
2015	53,400	86,100	139,500			115,389C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 28 160	Type CPP Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:		
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling													
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace						Class: C -5 Effec. Age: 35 Floor Area: 1764 Total Base Cost: 101,500 Total Base New : 140,069 Total Depr Cost: 91,045 Estimated T.C.V: 127,463			CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage:			
Yr Built 1962	Remodeled 1984	Ex	X	Ord		Min	Size of Closets			Total Base Cost: 101,500			Total Base New : 140,069		Total Depr Cost: 91,045			
Condition: Average		Lg	X	Ord		Small	Doors			Total Base Cost: 101,500			Total Base New : 140,069		Total Depr Cost: 91,045			
Room List		(5) Floors		(12) Electric			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost	
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		100 Amps Service			1 Story Siding			Crawl Space			58.29 -7.99		0.00		1280 64,384	
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			1 Story Siding			Crawl Space			58.29 -7.99		0.00		484 24,345	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	Other Additions/Adjustments			Rate		Size Cost				
X	Insulation	(7) Excavation		(13) Plumbing			Many			X			Ave.		Few			
(2) Windows		Basement: 0 S.F. Crawl: 1764 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 2 Fixture Bath			1600.00			1 760		1 1,600			
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			1 Water/Sewer Public Sewer Well, 50 Feet			1915.00 3825.00			1 1,915 1 3,825					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			16) Porches CPP, Standard			26.82			28 751					
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			16) Deck/Balcony Treated Wood,Standard			7.39			160 1,182					
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support			Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, ECF (402R - CROOKED LAKE RESIDENTIAL)			1.400 => TCV of Bldg:			1 =		127,463			
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:											
Chimney: Block																		

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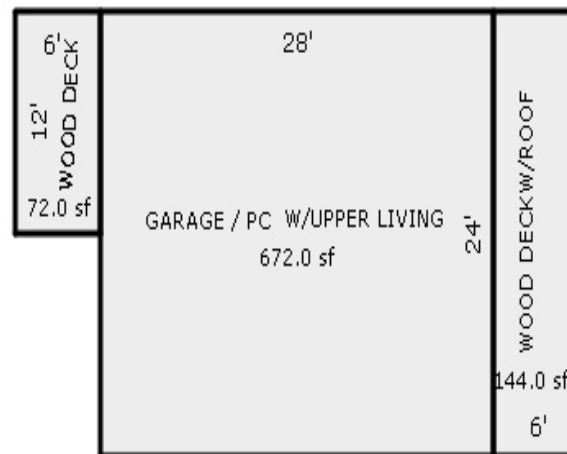


Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam		Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1986 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall Paneled		Plaster Wood T&G									144 72	WCP (1 Story) WPP		
Building Style: 2S		Trim & Decoration		X			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C -5 Effec. Age: 5 Floor Area: 672 Total Base Cost: 50,561 Total Base New : 69,774 Total Depr Cost: 66,285 Estimated T.C.V: 89,485			CntyMult X 1.380 E.C.F. X 1.350			Bsmnt Garage: Carport Area: Roof:	
Yr Built	Remodeled	Size of Closets					Central Air Wood Furnace			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost							
2009	0	Ex	X	Ord		Min	(12) Electric			1 Story Siding Overhang 49.33 0.00 0.00 672 33,150							
Condition: Average		Lg	X	Ord		Small	0 Amps Service			Other Additions/Adjustments Rate							
Room List		Doors		Solid X H.C.			No./Qual. of Fixtures			(13) Plumbing							
Basement 1st Floor 2nd Floor Bedrooms		Kitchen: Other: Other:					Ex. X Ord. Min			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
(1) Exterior		(5) Floors					No. of Elec. Outlets			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Wood/Shingle Aluminum/Vinyl Brick		(6) Ceilings					Many X Ave. Few			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Insulation		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
(2) Windows		(7) Excavation					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Many Avg. Few	X Avg. Large Small	(8) Basement					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
(3) Roof		(9) Basement Finish					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Gambrel Mansard Shed		(10) Floor Support					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Asphalt Shingle		Joists: Unsupported Len: Cntr.Sup:					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
Chimney:		(14) Water/Sewer					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
		Lump Sum Items:					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							
							1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath							

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
HEATER WILLIAM F & BETTY	HEATER WILLIAM F & HEATHE	1	10/22/2014	QC	QUIT CLAIM	2014-03596	PTA	0.0
HEATER WILLIAM F & BETTY	HEATER WILLIAM F & BETTY	0	12/31/1988	WD	WARRANTY DEED		PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
870 S OAK DR	School: LAKE CITY - 57020		Deck/Porch	08/22/2013	2013-0395	100%
	P.R.E. 100% 07/25/1994		Addition	01/01/2007	20070773	Complete
Owner's Name/Address	MAP #:		Reroof	08/07/2006	20060255	Complete
HEATER WILLIAM & HEATER BETTY TRUST 870 S OAK DRIVE LAKE CITY MI 49651	2018 Est TCV 268,917 TCV/TFA: 114.04					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA							
		Public Improvements		Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value	
. LOT 7 PLAT OF CHIPPEWA SHORES.	X	Dirt Road		GROUP A\$900/FF	89.00	182.00	0.7940	1.0000	900	100	63,601
Comments/Influences		Gravel Road		89 Actual Front Feet, 0.37 Total Acres Total Est. Land Value =						63,601	

Comments/Influences	X	Sewer	Land Improvement Cost Estimates						
			Description	Rate	CountyMult.	Size	%Good	Cash Value	
	X	Water	D/W/P: 3.5 Concrete	3.44	1.00	130	0	0	
	X	Electric	D/W/P: Asphalt Paving	1.61	1.00	3549	0	0	
	X	Gas	Residential Local Cost Land Improvements						
		Curb	Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Street Lights	LAND IMPROVE 5000	5000.00	1.00	1.0	95	4,750	
		Standard Utilities	Total Estimated Land Improvements True Cash Value =						4,750
		Underground Utils.							

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Low									
High	X								
Landscaped	X								
Swamp									
Wooded									
Pond									
Waterfront	X								
Ravine									
Wetland									
Flood Plain									
PRIVATE RD	X								

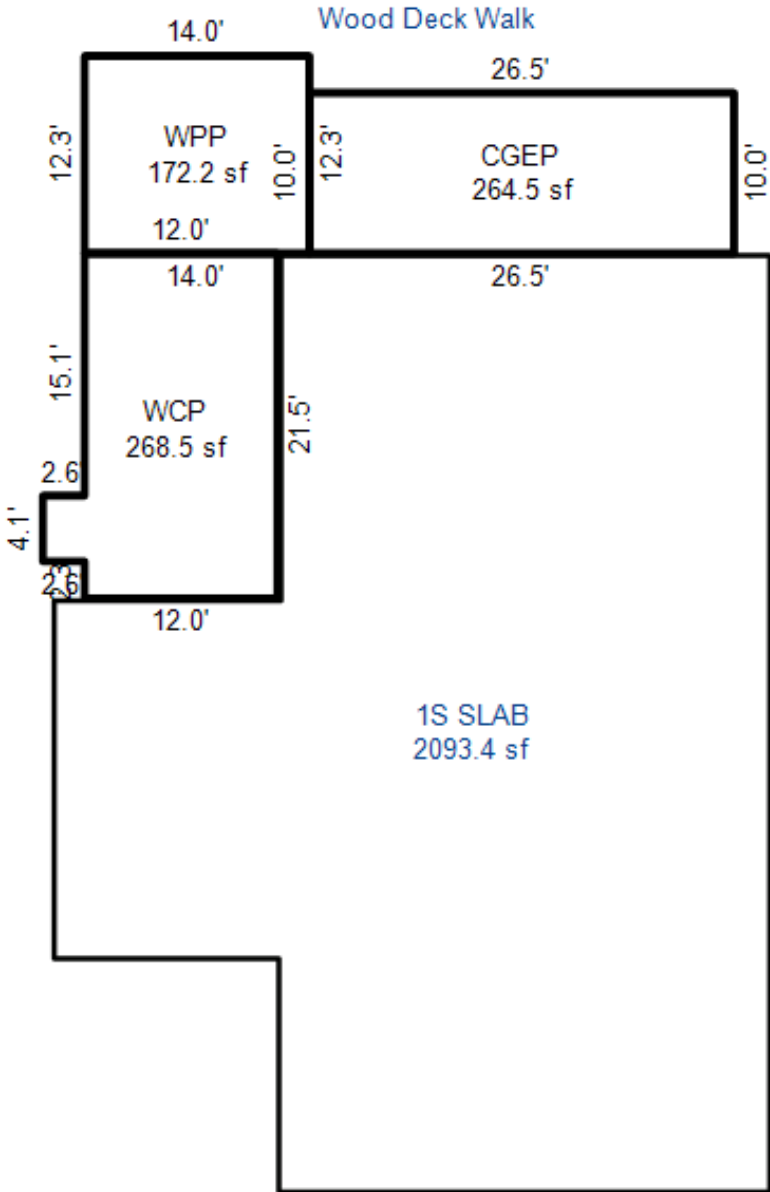
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	31,800	102,700	134,500			78,275C
			2017	40,000	99,100	139,100			76,666C
			2016	42,400	91,200	133,600			75,983C
			2015	53,400	58,200	111,600			70,771C

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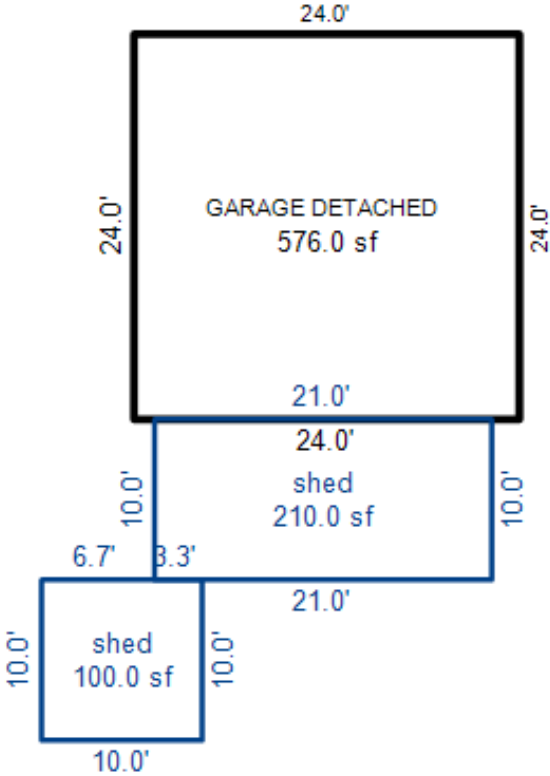
*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage				
X	Single Family		Eavestrough	X	Gas	Oil	Elec.	1	Appliance Allow.	1	Interior 1 Story	Area	Type	Year Built: 1988			
	Mobile Home		Insulation		Wood	Coal	Steam		Cook Top		Interior 2 Story				264	CSEP (1 Story)	Car Capacity:
	Town Home	0	Front Overhang	X	Forced Air w/o Ducts				Dishwasher		2nd/Same Stack				268	WCP (1 Story)	Class: C
	Duplex	0	Other Overhang		Forced Air w/ Ducts				Garbage Disposal		Two Sided				172	WPP	Exterior: Siding
	A-Frame				Forced Hot Water				Bath Heater		Exterior 1 Story	348	Treated Wood	Brick Ven.: 0			
X	Wood Frame		(4) Interior		Electric Baseboard				Vent Fan		Exterior 2 Story			Stone Ven.: 0			
		X	Drywall		Elec. Ceil. Radiant				Hot Tub		Prefab 1 Story			Common Wall: Detache			
			Paneled		Elec. Ceil. Radiant				Unvented Hood		Prefab 2 Story			Foundation: 42 Inch			
			Plaster		Electric Wall Heat				Vented Hood		Heat Circulator			Finished ?:			
			Wood T&G		Space Heater				Intercom		Raised Hearth			Auto. Doors: 0			
	Building Style: 1S		Trim & Decoration		Wall/Floor Furnace				Jacuzzi Tub		Wood Stove			Mech. Doors: 1			
	Yr Built 1974		Ex X Ord		Forced Heat & Cool				Jacuzzi repl.Tub		Direct-Vented Ga			Area: 576			
	Remodeled 2014		Min		Heat Pump				Oven		Class: C +5			% Good: 0			
	Condition: Average		Size of Closets		No Heating/Cooling				Microwave		Effec. Age: 35			Storage Area: 0			
			Lg X Ord		Central Air				Standard Range		Floor Area: 2358		CntyMult	No Conc. Floor: 0			
			Small		Wood Furnace				Self Clean Range		Total Base Cost: 159,712		X 1.380	Bsmnt Garage:			
	Room List		Doors X Ord		(12) Electric				Sauna		Total Base New : 220,402		E.C.F.	Carport Area:			
			Solid X H.C.		200 Amps Service				Trash Compactor		Total Depr Cost: 143,261		X 1.400	Roof:			
	Basement				No./Qual. of Fixtures				Central Vacuum		Estimated T.C.V: 200,566						
	1st Floor				Ex. X Ord. Min				Security System		Rate Bsmnt-Adj Heat-Adj			Size Cost			
	2nd Floor				No. of Elec. Outlets				Stories Exterior Foundation		62.11 -10.29 0.00			2358 122,192			
	Bedrooms				Many X Ave. Few				Other Additions/Adjustments		Rate			Size Cost			
(1)	Exterior		(7) Excavation		(13) Plumbing				(13) Plumbing		Rate						
X	Wood/Shingle		Basement: 0 S.F.		1 Average Fixture(s)				Average Fixture(s)		760.00			1 760			
	Aluminum/Vinyl		Crawl: 0 S.F.		1 3 Fixture Bath				2 Fixture Bath		1600.00			1 1,600			
	Brick		Slab: 2358 S.F.		1 2 Fixture Bath				(14) Water/Sewer								
			Height to Joists: 0.0		Softener, Auto				Public Sewer		1162.00			1 1,162			
					Softener, Manual				Well, 50 Feet		1575.00			1 1,575			
(2)	Windows		(8) Basement		Solar Water Heat				(15) Built-Ins & Fireplaces								
X	Many		Conc. Block		No Plumbing				Appliance Allowance		1915.00			1 1,915			
	Avg.	X	Poured Conc.		Extra Toilet				Fireplace: Interior 1 Story		3250.00			1 3,250			
	Few		Stone		Extra Sink				(16) Porches								
			Treated Wood		Separate Shower				CSEP (1 Story), Standard		24.05			264 6,349			
			Concrete Floor		Ceramic Tile Floor				WCP (1 Story), Standard		19.69			268 5,277			
					Ceramic Tile Wains				WPP, Standard		11.38			172 1,957			
					Ceramic Tub Alcove				(16) Deck/Balcony								
					Vent Fan				Treated Wood, Standard		6.51			348 2,265			
					(14) Water/Sewer				(17) Garages								
					Public Water				Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)								
					Public Sewer				Base Cost		19.20			576 11,059			
					Water Well				Mechanical Doors		350.00			1 350			
					1000 Gal Septic				Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,					Depr.Cost = 143,261			
					2000 Gal Septic				ECF (402R - CROOKED LAKE RESIDENTIAL)		1.400 => TCV of Bldg: 1 =			200,566			
					Lump Sum Items:												
	Chimney: Brick																

*** Information herein deemed reliable but not guaranteed***



Asphalt



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status		
860 S OAK DR		School: LAKE CITY - 57020								
Owner's Name/Address		P.R.E. 0%		MAP #:						
DOHM JOHN P 2703 ATTENBOROUGH CT LANSING MI 48917-5114		2018 Est TCV 139,662 TCV/TFA: 143.69								
Taxpayer's Name/Address		X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA						
GMAC MORTGAGE CORP OF PA TAX DEPT RE: DOHM JOHN P P O BOX 780 WATERLOO IA 50704		Public Improvements		* Factors *						
		Description		Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value	
		GROUP A\$900/FF		86.00	173.00	0.8050	1.0000	900 100	62,306	
		86 Actual Front Feet, 0.34 Total Acres		Total Est. Land Value =		62,306				
		Land Improvement Cost Estimates		Description						
		Shed: Wood Frame		Rate	CountyMult.	Size	%Good	Cash Value		
				10.75	1.00	80	71	611		
		Total Estimated Land Improvements True Cash Value =		611						
Tax Description		X Sewer								
. LOT 8 PLAT OF CHIPPEWA SHORES.		X Electric								
Comments/Influences		Gas								
		Curb								
		Street Lights								
		Standard Utilities								
		Underground Utils.								
		Topography of Site								
		X Level								
		Rolling								
		Low								
		High								
		Landscaped								
		Swamp								
		Wooded								
		Pond								
		X Waterfront								
		Ravine								
		Wetland								
		Flood Plain								
		X PRIVATE RD		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Who	When	What	2018	31,200	38,600	69,800		55,989C
		TPC 12/27/2017	INSPECTED		2017	39,100	36,000	75,100		54,838C
		TPC 04/19/2016	INSPECTED		2016	41,300	34,100	75,400		54,349C
		TPC 04/27/2015	INSPECTED		2015	51,600	33,800	85,400		54,187C



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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 192	Type Treated Wood 16 Brzwy, FW	Year Built: 1968 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 400 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame Block	X	Drywall Paneled	X	Plaster Wood T&G										
Building Style: 1S		Trim & Decoration													
Yr Built 1968		Remodeled 0		Size of Closets											
Condition: Average		Doors		Solid		H.C.									
Room List		(5) Floors		Kitchen: Other: Other:		(12) Electric									
Basement 1st Floor 2nd Floor Bedrooms						200		Amps Service							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures		Ex.		X		Ord.		Min			
Wood/Shingle Aluminum/Vinyl Brick				No. of Elec. Outlets		Many		X		Ave.		Few			
Insulation		(7) Excavation		(13) Plumbing		1		Average Fixture(s)							
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 972 S.F. Height to Joists: 0.0		1		3		Fixture Bath							
Many Avg.		X		Large Avg.		X		Small							
X		Few		X		Small									
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		(8) Basement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1		Average Fixture(s)							
(3) Roof		(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF		1		3		Fixture Bath					
X		Gable Hip Flat		Gambrel Mansard Shed		1		2		Fixture Bath					
X		Asphalt Shingle				1		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan							
Chimney: Metal		(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		1		Water/Sewer							
				Lump Sum Items:											
								Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Size Cost					
								1		Story Block Slab		60.66 -10.53 0.00		972 48,726	
								Other Additions/Adjustments		Rate		Size Cost			
								(13) Plumbing		Average Fixture(s)		630.00		1 630	
								2		Fixture Bath		1325.00		1 1,325	
								(14) Water/Sewer		Public Sewer		1025.00		1 1,025	
								Well, 50 Feet		1575.00		1 1,575			
								(15) Built-Ins & Fireplaces		Appliance Allowance		1415.00		1 1,415	
								(16) Deck/Balcony		Treated Wood,Standard		6.81		192 1,308	
								(16) Breezeways		Frame Wall,Finished		27.25		16 436	
								(17) Garages		Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)		19.75		400 7,900	
								Base Cost		Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,		Depr.Cost =		54,818	
								ECF (402R - CROOKED LAKE RESIDENTIAL)		1.400 => TCV of Bldg: 1 =		76,745			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
		76,000	01/01/1997	WD	Download	308:1482		0.0				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
850 S OAK DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
EVANS THOMAS E & SILVIA A 2415 N TRAIL ROAD MIDLAND MI 48642		MAP #:		2018 Est TCV 334,008 TCV/TFA: 184.13								
Taxpayer's Name/Address		X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
EVANS THOMAS E & SILVIA A 2415 N TRAIL ROAD MIDLAND MI 48642		Public Improvements		* Factors *								
		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP A\$900/FF	84.00	171.00	0.8126	1.0000	900	100		61,432
		Paved Road		84 Actual Front Feet, 0.33 Total Acres Total Est. Land Value = 61,432								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 4in Ren. Conc.	4.21	1.00	200	0	0			
		Sewer		Shed: Wood Frame	11.06	1.00	120	50	663			
Tax Description		X Electric		Residential Local Cost Land Improvements								
. LOT 9 PLAT OF CHIPPEWA SHORES.		X Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value			
Comments/Influences		X Curb		LAND IMPROVE 1000	1000.00	1.00	1.5	95	1,425			
REMOVE CABIN..ADD NEW HOUSE FOR 00		Street Lights		Total Estimated Land Improvements True Cash Value = 2,088								
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		X Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		FLOOD Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		X PRIVATE RD		2018	30,700	136,300	167,000			109,057C		
		Who When What		2017	38,500	131,500	170,000			106,814C		
		TPC 12/27/2017 INSPECTED		2016	40,600	120,900	161,500			105,862C		
		TPC 04/19/2016 INSPECTED		2015	50,400	112,700	163,100			105,546C		
		TPC 04/27/2015 INSPECTED										

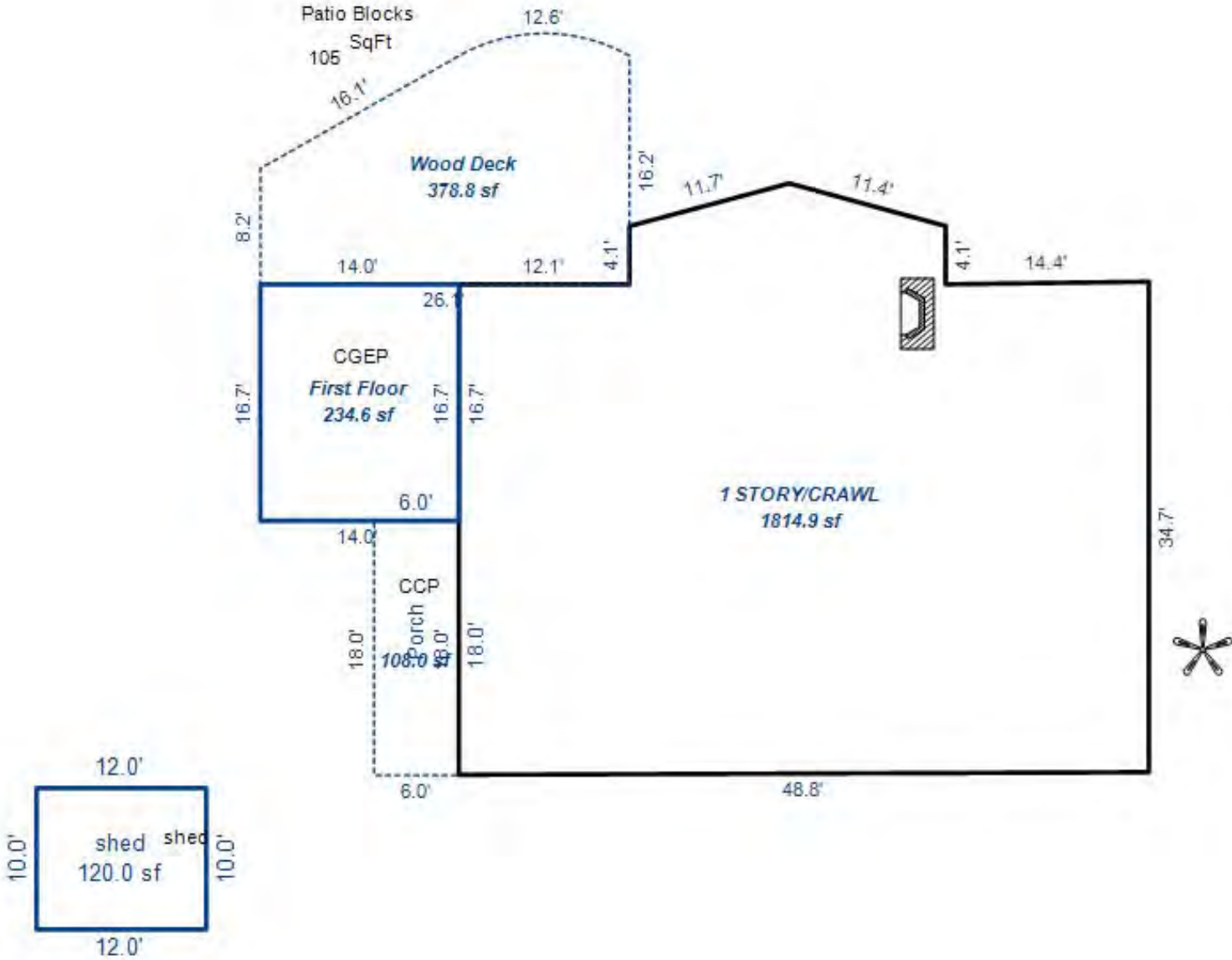


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 234 108 378	Type CGEP (1 Story) CCP (1 Story) Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1S		Trim & Decoration		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Central Air Wood Furnace			Class: C +10 Effec. Age: 10 Floor Area: 1814 Total Base Cost: 155,560 Total Base New : 214,673 Total Depr Cost: 193,205 Estimated T.C.V: 270,488			CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage: Carport Area: Roof:	
Yr Built 1999	Remodeled 0	Ex	X	Ord		Min	Size of Closets			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost			
Condition: Average		Lg	X	Ord		Small	No./Qual. of Fixtures			Rate						
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric			Other Additions/Adjustments			Rate			
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		200			Amps Service			Brick Veneer			8.25	1312 10,824		
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Ex. X Ord. Min			Average Fixture(s)						
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall				No. of Elec. Outlets			1			1162.00	1 1,162		
	Insulation	Basement: 0 S.F. Crawl: 1814 S.F. Slab: 0 S.F. Height to Joists: 0.0		1			Many X Ave. Few			1			1575.00	1 1,575		
(2) Windows		(8) Basement		1			(13) Plumbing			Average Fixture(s)						
X	Many Avg. Few	X	Large Avg. Small	1			1			3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1			1			Average Fixture(s)						
(3) Roof		(9) Basement Finish		1			1			3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan						
X	Gable Hip Flat	X	Gambrel Mansard Shed	1			1			Average Fixture(s)						
X	Asphalt Shingle	Recreation SF Living SF Walkout Doors No Floor SF		1			1			Average Fixture(s)						
Chimney:		(10) Floor Support		1			1			Average Fixture(s)						
		Joists: Unsupported Len: Cntr.Sup:		1			1			Average Fixture(s)						
		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		1			1			Average Fixture(s)						
		Lump Sum Items:		1			1			Average Fixture(s)						

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
HALLGREN DAN E & SHIRLEY	HALLGREN DAN E & SHIRLEY	0	08/06/2004	WD	Not Qualified	04-0/3826		0.0
		103,900	10/01/1999	WD	Download	332:582		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
840 S OAK DR			Addition	12/31/2004	2004-9998	Complete

Owner's Name/Address	MAP #:
HALLGREN DAN E & SHIRLEY J (TRUST) 36445 QUAKERTOWN LANE FARMINGTON MI 48331-3885	2018 Est TCV 189,976 TCV/TFA: 136.77

X Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA																											
		<table border="1"> <thead> <tr> <th>Description</th> <th>Frontage</th> <th>Depth</th> <th>Front</th> <th>Depth</th> <th>Rate</th> <th>%Adj.</th> <th>Reason</th> <th>Value</th> </tr> </thead> <tbody> <tr> <td>GROUP A\$900/FF</td> <td>84.00</td> <td>191.00</td> <td>0.8126</td> <td>1.0000</td> <td>900</td> <td>100</td> <td></td> <td>61,432</td> </tr> <tr> <td colspan="8">84 Actual Front Feet, 0.37 Total Acres</td> <td>Total Est. Land Value = 61,432</td> </tr> </tbody> </table>	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	GROUP A\$900/FF	84.00	191.00	0.8126	1.0000	900	100		61,432	84 Actual Front Feet, 0.37 Total Acres								Total Est. Land Value = 61,432
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value																					
GROUP A\$900/FF	84.00	191.00	0.8126	1.0000	900	100		61,432																					
84 Actual Front Feet, 0.37 Total Acres								Total Est. Land Value = 61,432																					

Taxpayer's Name/Address	X	Public Improvements	Description	Rate	CountyMult.	Size	%Good	Cash Value
HALLGREN DAN E & SHIRLEY J (TRUST) 36445 QUAKERTOWN LANE FARMINGTON MI 48331-3885	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk	D/W/P: 4in Ren. Conc.	4.21	1.00	80	0	0

Tax Description	X	Water	Description	Rate	CountyMult.	Size	%Good	Cash Value
. LOT 10 PLAT OF CHIPPEWA SHORES.	X	Sewer	Residential Local Cost Land Improvements					

Comments/Influences	X	Electric	Description	Rate	CountyMult.	Size	%Good	Cash Value
CHG PATIO TO CFP/SE ALSO 16X24 ADDN @ 45% FOR 02 ADD'N COMP FOR 05 ADD SEWER FOR 06 +1000.	X	Gas	LAND IMPROVE 1000	1000.00	1.00	0.5	95	475
		Curb	Total Estimated Land Improvements True Cash Value =					475

CHG PATIO TO CFP/SE ALSO 16X24 ADDN @ 45% FOR 02
ADD'N COMP FOR 05 ADD SEWER FOR 06 +1000.



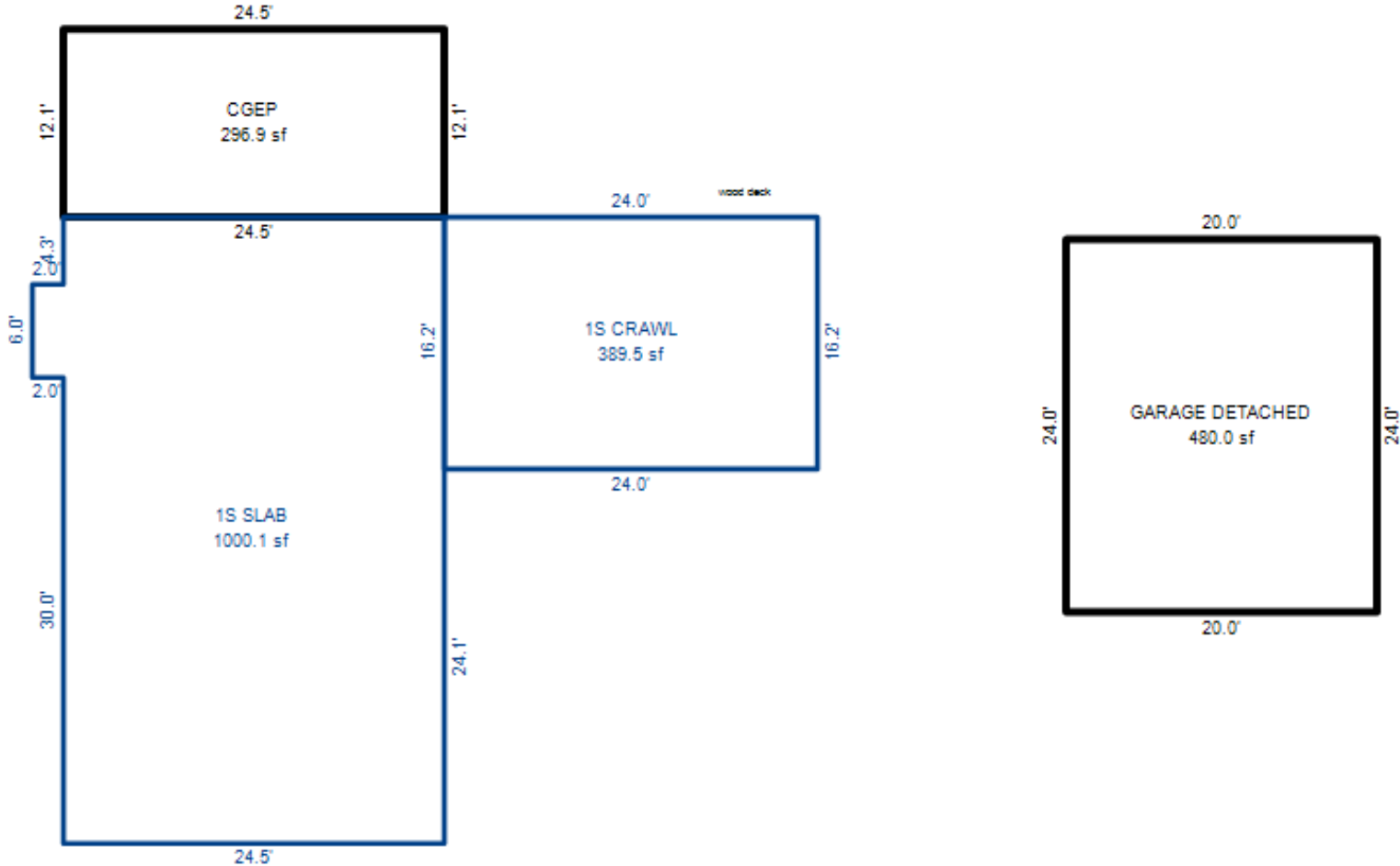
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level	2018	30,700	64,300	95,000			87,313C
Rolling	2017	38,500	62,000	100,500			85,518C
Low	2016	40,600	56,600	97,200			84,756C
High	2015	50,400	48,500	98,900			84,503C
Landscaped							
Swamp							
Wooded							
Pond							
X Waterfront							
Ravine							
Wetland							
Flood Plain							
X PRIVATE RD							

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 296	Type CGEP (1 Story) 32 Treated Wood	Year Built: 1964 Car Capacity: Class: C Exterior: Block Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 480 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame Block	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling											
Building Style: 1S		Trim & Decoration														
Yr Built 1964		Remodeled 2004		Size of Closets												
Condition: Average		Doors		Solid X H.C.												
Room List		(5) Floors														
Basement 1st Floor 2nd Floor Bedrooms		Kitchen: Other: Other:		(12) Electric												
		(6) Ceilings		No./Qual. of Fixtures												
(1) Exterior				Ex. X Ord. Min												
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets												
Insulation		(7) Excavation														
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 1389 S.F. Height to Joists: 0.0		(13) Plumbing												
X	Many Avg. Few	X	Large Avg. Small	(8) Basement												
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan												
X	Storms & Screens	(9) Basement Finish														
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer												
X	Gable Hip Flat	(10) Floor Support		Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic												
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:												
Chimney: Block																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BRISTOW NORMAN S & SALLY	BRISTOW NORMAN S & SALLY	0	03/21/2005	QC	Not Qualified	05-0/1204		0.0
		77,500	10/01/1995	WD	Download	299:133		0.0

Property Address		Class: 401 RESIDENTIAL-I		Zoning:		Building Permit(s)		Date	Number	Status			
830 S OAK DR		School: LAKE CITY - 57020		Addition		04/11/2013		2013-0087	100%				
Owner's Name/Address		P.R.E. 0%		MAP #:									
BRISTOW NORMAN S & SALLY A TRUSTEES NORMAN & SALLY REV LIVING TRUST 20295 DUNHAM ROAD CLINTON TOWNSHIP MI 48038		2018 Est TCV 176,032 TCV/TFA: 164.82											
Taxpayer's Name/Address		X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
BRISTOW NORMAN S & SALLY A TRUSTEES 20295 DUNHAM ROAD CLINTON TOWNSHIP MI 48038		X	Public Improvements		* Factors *								
Tax Description		X	Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. LOT 11 PLAT OF CHIPPEWA SHORES.		X	Gravel Road		GROUP A\$900/FF	84.00	240.00	0.8126	1.0000	900	100		61,432
Comments/Influences		X	Paved Road		84 Actual Front Feet, 0.46 Total Acres Total Est. Land Value = 61,432								
		X	Storm Sewer		Land Improvement Cost Estimates								
		X	Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X	Water		D/W/P: 3.5 Concrete	3.44	1.00	232	0	0			
		X	Sewer		Residential Local Cost Land Improvements								
		X	Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X	Gas		LAND IMPROVE 1000	1000.00	1.00	0.5	95	475			
		X	Curb		Total Estimated Land Improvements True Cash Value = 475								
		X	Street Lights										
		X	Standard Utilities										
		X	Underground Utils.										
		X	Topography of Site										
		X	Level										
		X	Rolling										
		X	Low										
		X	High										
		X	Landscaped										
		X	Swamp										
		X	Wooded										
		X	Pond										
		X	Waterfront										
		X	Ravine										
		X	Wetland										
		X	Flood Plain										
		X	PRIVATE RD		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		X	Who		When	What	2018	30,700	57,300	88,000		74,233C	
		X	TPC 12/27/2017		INSPECTED	2017	38,500	55,300	93,800		72,707C		
		X	TPC 04/19/2016		INSPECTED	2016	40,600	50,800	91,400		72,059C		
		X	TPC 04/27/2015		INSPECTED	2015	50,400	50,100	100,500		71,844C		

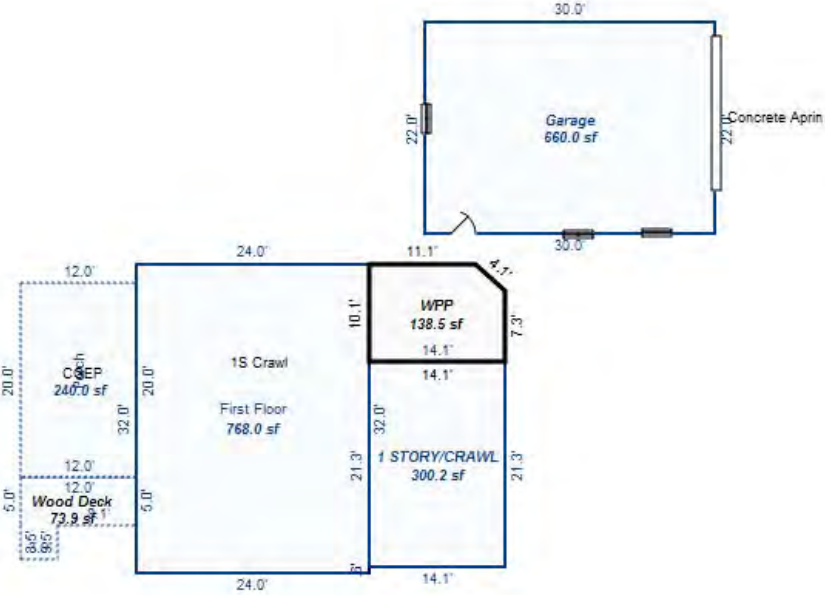


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 240 138 73	Type CGEP (1 Story) WPP WPP	Year Built: 1960 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 660 % Good: 0 Storage Area: 0 No Conc. Floor: 0							
X	Wood Frame		Drywall X Paneled	X	Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 35 Floor Area: 1068 Total Base Cost: 90,879 Total Base New : 125,412 Total Depr Cost: 81,518 Estimated T.C.V: 114,125		CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage: Carport Area: Roof:								
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Yr Built	Remodeled	Ex	X	Ord		Min	200 Amps Service			Rate		Rate		Rate		Rate		Rate		Rate	
1960	2013						No./Qual. of Fixtures			1 Story Siding		Crawl Space		-9.61		0.00		768		43,630	
Condition: Average		Lg	X	Ord		Small	No. of Elec. Outlets			1 Story Siding		Crawl Space		-9.61		0.00		300		17,043	
Room List		Doors		Solid	X	H.C.	Many			Other Additions/Adjustments		Rate		Rate		Rate		Rate		Rate	
Basement	1st Floor						(13) Plumbing			Average Fixture(s)		760.00						1		760	
2nd Floor	Bedrooms						1			Average Fixture(s)		1162.00						1		1,162	
(1) Exterior							1			Public Sewer		1575.00						1		1,575	
Wood/Shingle	Aluminum/Vinyl						(14) Water/Sewer			Well, 50 Feet								1		1,250	
Brick	Insulation						1			(15) Built-Ins & Fireplaces		Appliance Allowance		1915.00				1		1,915	
(2) Windows		Many	X	Avg.		Large	1			Fireplace: Interior 1 Story		3250.00						1		3,250	
Avg.	Few						(16) Porches			CGEP (1 Story), Standard		30.71						240		7,370	
X	Wood Sash						1			WPP, Standard		12.43						138		1,715	
X	Metal Sash						1			WPP, Standard		16.32						73		1,191	
X	Vinyl Sash						(17) Garages			Class:C Exterior: Siding		Foundation: 18 Inch (Unfinished)						660		10,916	
X	Double Hung						1			Base Cost		16.54						1		350	
X	Horiz. Slide						1			Mechanical Doors		350.00								81,518	
X	Casement						1			Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,		Depr.Cost =								114,125	
X	Double Glass						1			ECF (402R - CROOKED LAKE RESIDENTIAL)		1.400 => TCV of Bldg: 1 =									
X	Patio Doors						1														
X	Storms & Screens						1														
(3) Roof							1														
X	Gable						1														
X	Hip						1														
X	Flat						1														
X	Asphalt Shingle						1														
Chimney: Block							1														

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KOBISKA BASIL & ETHEL TRU	LOWES PENNY L & MCMIN DEA	150,000	11/05/2013	LC	LAND CONTRACT	2013-03765	PTA	100.0
KOBISKA BASIL & ETHEL TRU	KOBISKA BASIL & ETHEL TRU	1	09/10/2010	QC	QUIT CLAIM	2013-03366 QD	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
820 S OAK DR			Addition	09/27/2016	2016-0481	100%
	P.R.E. 0%		ALTERATION	12/31/2013	2014-0573	100%
Owner's Name/Address	MAP #:					
LOWES PENNY L & MCMIN DEAN R 5991 WINKLER MILL RD ROCHESTER MI 48306	2018 Est TCV 191,529 TCV/TFA: 167.42					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table Res 1.CROOKED LAKE AREA								
				* Factors *								
Comments/Influences	X	Public Improvements		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		01 BOR CHG'D FOR POOR FRONTAGE. ADD RS FOR 06. +400 AV SUCCESSOR TRUSTEES ARE PENNY L LERG & PAMIE BETH BLEVINS.	X	Dirt Road		GROUP A\$900/FF	84.00	304.00	0.8126	1.0000	900	100
		Gravel Road		84 Actual Front Feet, 0.59 Total Acres Total Est. Land Value =								61,432

Comments/Influences	X	Land Improvement Cost Estimates		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		01 BOR CHG'D FOR POOR FRONTAGE. ADD RS FOR 06. +400 AV SUCCESSOR TRUSTEES ARE PENNY L LERG & PAMIE BETH BLEVINS.	X	Dirt Road		D/W/P: 3.5 Concrete	3.44	1.00	120	0
	X	Gravel Road		D/W/P: Patio Blocks	8.13	1.00	48	0	0	
	X	Paved Road		Residential Local Cost Land Improvements						
	X	Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value	
	X	Sidewalk		LAND IMPROVE 1000	1000.00	1.00	0.5	95	475	
	X	Water		Total Estimated Land Improvements True Cash Value =						475

Comments/Influences	X	Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		01 BOR CHG'D FOR POOR FRONTAGE. ADD RS FOR 06. +400 AV SUCCESSOR TRUSTEES ARE PENNY L LERG & PAMIE BETH BLEVINS.	X	Level		2018	30,700	65,100	95,800	
	X	Rolling		2017	38,500	54,600	93,100			90,019C
	X	Low		2016	40,600	43,200	83,800			81,684C
	X	High		2015	46,200	35,700	81,900			81,440C
	X	Landscaped								
	X	Swamp								
	X	Wooded								
	X	Pond								
	X	Waterfront								
	X	Ravine								
	X	Wetland								
	X	Flood Plain								
	X	Private Road								

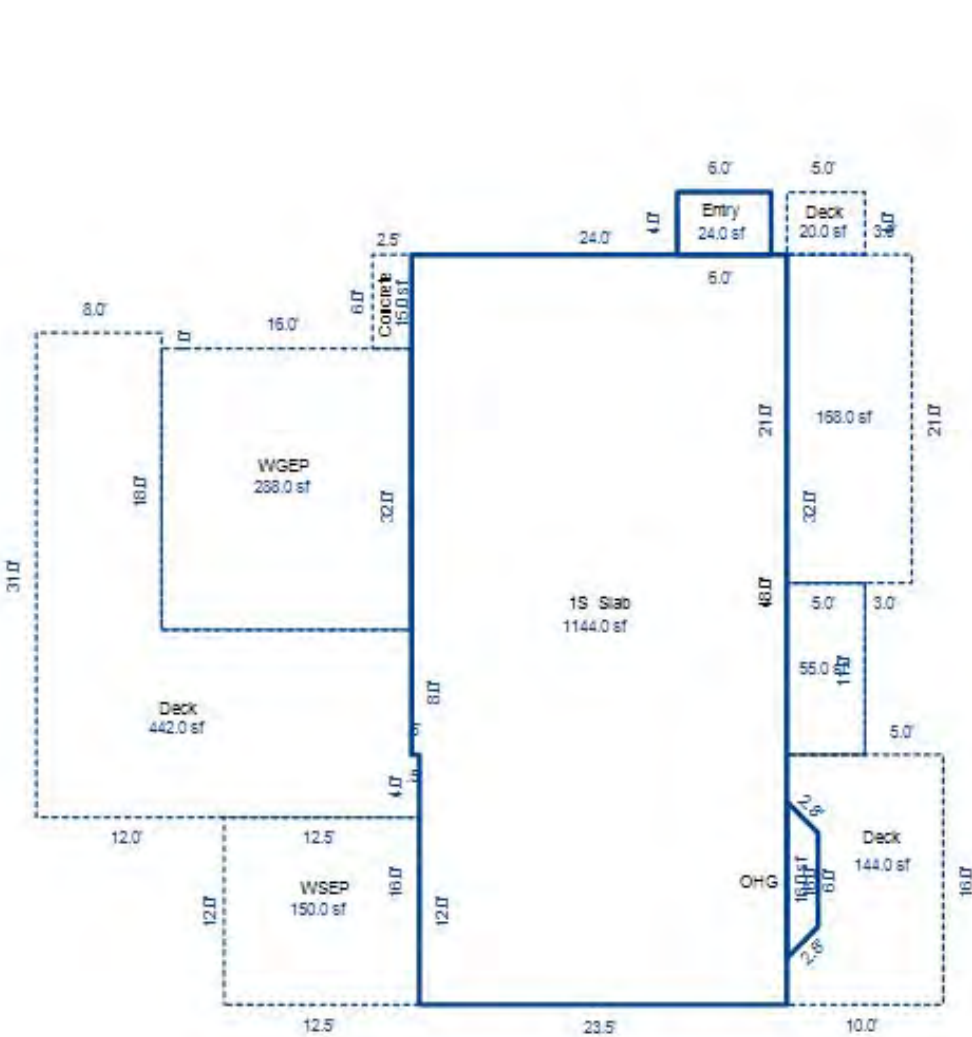


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 240 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall X Paneled	X	Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built	Remodeled	Ex	Ord	X	Min	Size of Closets											
1963 201	2017	Lg	Ord	X	Small	Doors											
Condition: Average			Solid	X	H.C.												
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric													
				0 Amps Service													
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation			Rate Bsmnt-Adj Heat-Adj		Size Cost					
X	Wood/Shingle Aluminum/Vinyl Brick			X	Ex.		Ord.		Min	1	Story Siding	Slab	68.87	-12.03	0.00	1144	65,025
				No. of Elec. Outlets			Other Additions/Adjustments			Rate		Size Cost					
X	Insulation			Many	X	Ave.		Few		(13) Plumbing							
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 1144 S.F. Height to Joists: 0.0		(13) Plumbing													
X	Many Avg. Few	X	Large Avg. Small	1	Average Fixture(s)												
X	Wood Sash Metal Sash Vinyl Sash	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		2	3 Fixture Bath												
X	Double Hung Horiz. Slide Casement			(8) Basement													
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan													
(3) Roof		(9) Basement Finish		(14) Water/Sewer													
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic													
X	Asphalt Shingle			Lump Sum Items:													
Chimney: Metal																	
										Class: C +5 Effec. Age: 33 Floor Area: 1144 Total Base Cost: 100,137 Total Base New : 138,190 Total Depr Cost: 92,587 Estimated T.C.V: 129,622		CntyMult X 1.380 E.C.F. X 1.400					
										Rate Bsmnt-Adj Heat-Adj		Size Cost					
										1162.00		1		1,162			
										1575.00		1		1,575			
										1915.00		1		1,915			
										28.10		288		8,093			
										28.65		150		4,298			
										23.15		168		3,889			
										6.41		442		2,833			
										9.99		55		549			
										7.53		144		1,084			
										25.85		240		6,204			
										350.00		1		350			
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 67/100/100/100/67.0,		Depr.Cost =		92,587			
										ECF (402R - CROOKED LAKE RESIDENTIAL) 1.400 => TCV of Bldg: 1 =				129,622			

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LOONEY SELWYN & DIANA	LOONEY SELWYN EFRAM	1	12/21/2005	WD	PROBATE COURT	2005-00193		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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S RIVERVIEW DR	School: LAKE CITY - 57020					
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	P.R.E. 0%					
--	-----------	--	--	--	--	--

Owner's Name/Address	MAP #:
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LOONEY SELWYN EFRAM 7206 RAILROAD ST LAKE CITY MI 49651	2018 Est TCV 5,000
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	Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS		
--	----------	---	--------	--	--	--

Public Improvements	* Factors *					
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> RURAL LOTS					5000	100		5,000
188 Actual Front Feet, 1.24 Total Acres					Total Est. Land Value =			5,000

Tax Description
SEC 35 T22N R8W LOT 1 CLAM RIVER ESTATES.
Comments/Influences

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- X High
- X Landscaped
- X Swamp
- X Wooded
- X Pond
- X Waterfront
- X Ravine
- X Wetland
- X Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,500	0	2,500			2,500S
2017	2,500	0	2,500			2,500S
2016	3,500	0	3,500			2,544C
2015	3,500	0	3,500			2,537C

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LOONEY SELWYN E & DIANA S	LOONEY DIANA	0	12/22/2004	QC	Not Qualified	04-0/5313		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5119 S RIVERVIEW DR						
	School: LAKE CITY - 57020					
	P.R.E. 100% 05/01/1995					
Owner's Name/Address	MAP #:					
LOONEY DIANA 5119 RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 121,132 TCV/TFA: 68.83					

Taxpayer's Name/Address	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS					
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason
LOONEY DIANA 5119 RIVERVIEW DR LAKE CITY MI 49651	X		* Factors *					
			Description Frontage Depth Front Depth Rate %Adj. Reason Value					
			<Site Value F> SITE \$10000 10000 100 10,000					
			180 Actual Front Feet, 1.05 Total Acres Total Est. Land Value = 10,000					

Tax Description	X	Land Improvement Cost Estimates					
		Description	Rate	CountyMult.	Size	%Good	Cash Value
. SEC 35 T22N R8W LOT 2 CLAM RIVER ESTATES.	X	Residential Local Cost Land Improvements					
	X	Description Rate CountyMult. Size %Good Cash Value					
	X	LAND IMPROVE 2500 2500.00 1.00 1.0 94 2,350					
	X	Total Estimated Land Improvements True Cash Value = 2,350					

Comments/Influences	X	Topography of Site					
		Level	Rolling	Low	High	Landscaped	Swamp
	X	Standard Utilities					
	X	Underground Utils.					



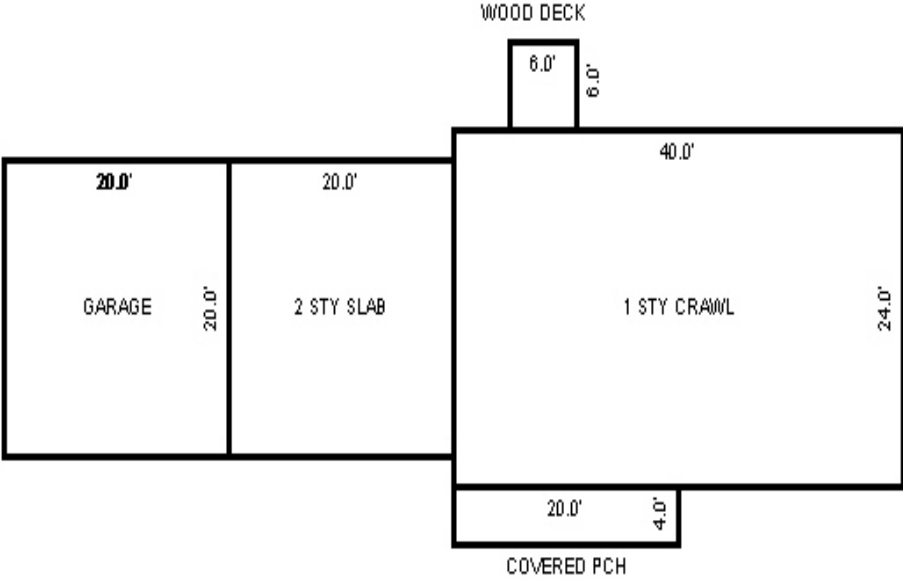
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	5,000	55,600	60,600			46,925C
		TPC 12/27/2017 INSPECTED	2017	5,000	52,300	57,300			45,960C
			2016	5,000	49,300	54,300			45,551C
			2015	3,500	43,300	46,800			45,415C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area Type	Year Built: 1984 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 400 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G									80 36	WCP (1 Story) Treated Wood	
Building Style: 1S		Trim & Decoration														
Yr Built 1981	Remodeled 1984	Ex	X	Ord		Min	Size of Closets									
Condition: Average		Lg	X	Ord		Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace												
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			100 Amps Service									
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall				Ex.	X	Ord.		Min	1 Story Siding Crawl Space 63.75 -9.01 0.00 960 52,550				
(2) Windows		(7) Excavation		No. of Elec. Outlets			2 Story Siding Slab 100.78 -11.04 0.00 400 35,896			Other Additions/Adjustments			Rate		Size Cost	
X	Insulation	Basement: 0 S.F. Crawl: 960 S.F. Slab: 400 S.F. Height to Joists: 0.0		(13) Plumbing			Average Fixture(s)			760.00			1 760			
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			Average Fixture(s)			1575.00			1 1,575			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Well, 50 Feet 3085.00			1000 Gal Septic			1 3,085			
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		(14) Water/Sewer			(15) Built-Ins & Fireplaces			Appliance Allowance			1915.00		1 1,915	
X	Asphalt Shingle	Recreation SF Living SF Walkout Doors No Floor SF		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Porches			WCP (1 Story), Standard			31.12		80 2,490	
(3) Roof		(10) Floor Support		Lump Sum Items:			(17) Garages			Treated Wood,Standard			12.43		36 447	
X	Gable Hip Flat	Gambrel Mansard Shed					Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)			Base Cost			22.80		400 9,120	
Chimney: Metal							Common Wall: 1 Wall			-1300.00			1		-1,300	
							Automatic Doors			375.00			1		375	
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0, Depr.Cost = 107,705			ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 108,782						

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status					
5155 S RIVERVIEW DR		School: LAKE CITY - 57020		Pole Barn		08/26/2008	20080487	Complete					
Owner's Name/Address		P.R.E. 100% 07/01/2004											
WEBSTER GENE L & MAXINE E 5155 S RIVERVIEW DR LAKE CITY MI 49651		MAP #:		2018 Est TCV 156,870 TCV/TFA: 87.54									
Taxpayer's Name/Address		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS									
WEBSTER GENE L & MAXINE E 5155 RIVERVIEW DR LAKE CITY MI 49651		Public Improvements		* Factors *									
Tax Description		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
. SEC 35 T22N R8W LOT 3 CLAM RIVER ESTATES.		Gravel Road		<Site Value F> SITE \$10000									
Comments/Influences		Paved Road		145 Actual Front Feet, 0.89 Total Acres Total Est. Land Value = 10,000									
		Storm Sewer		Land Improvement Cost Estimates									
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Water		D/W/P: 3.5 Concrete	3.44	1.00	300	0	0				
		Sewer		D/W/P: 4in Ren. Conc.	4.21	1.00	1000	0	0				
		Electric		D/W/P: Crushed Rock	1.24	1.00	300	0	0				
		Gas		Shed: Wood Frame	9.83	1.00	192	98	1,849				
		Curb		Residential Local Cost Land Improvements									
		Street Lights		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Standard Utilities		LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375				
		Underground Utils.		Total Estimated Land Improvements True Cash Value = 4,224									
		Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Level		2018	5,000	73,400	78,400			60,783C			
		Rolling											
		Low											
		High											
		Landscaped											
		Swamp											
		Wooded											
		Pond											
		Waterfront											
		Ravine											
		Wetland											
		Flood Plain											
		Who	When	What	2017	5,000	69,200	74,200			59,533C		
		TPC 12/27/2017 INSPECTED											
		TPC 10/10/2015 INSPECTED											
		RJG 12/04/2008 INSPECTED											
		2016	5,000	65,200	70,200					59,002C			
		2015	3,500	57,100	60,600					58,826C			

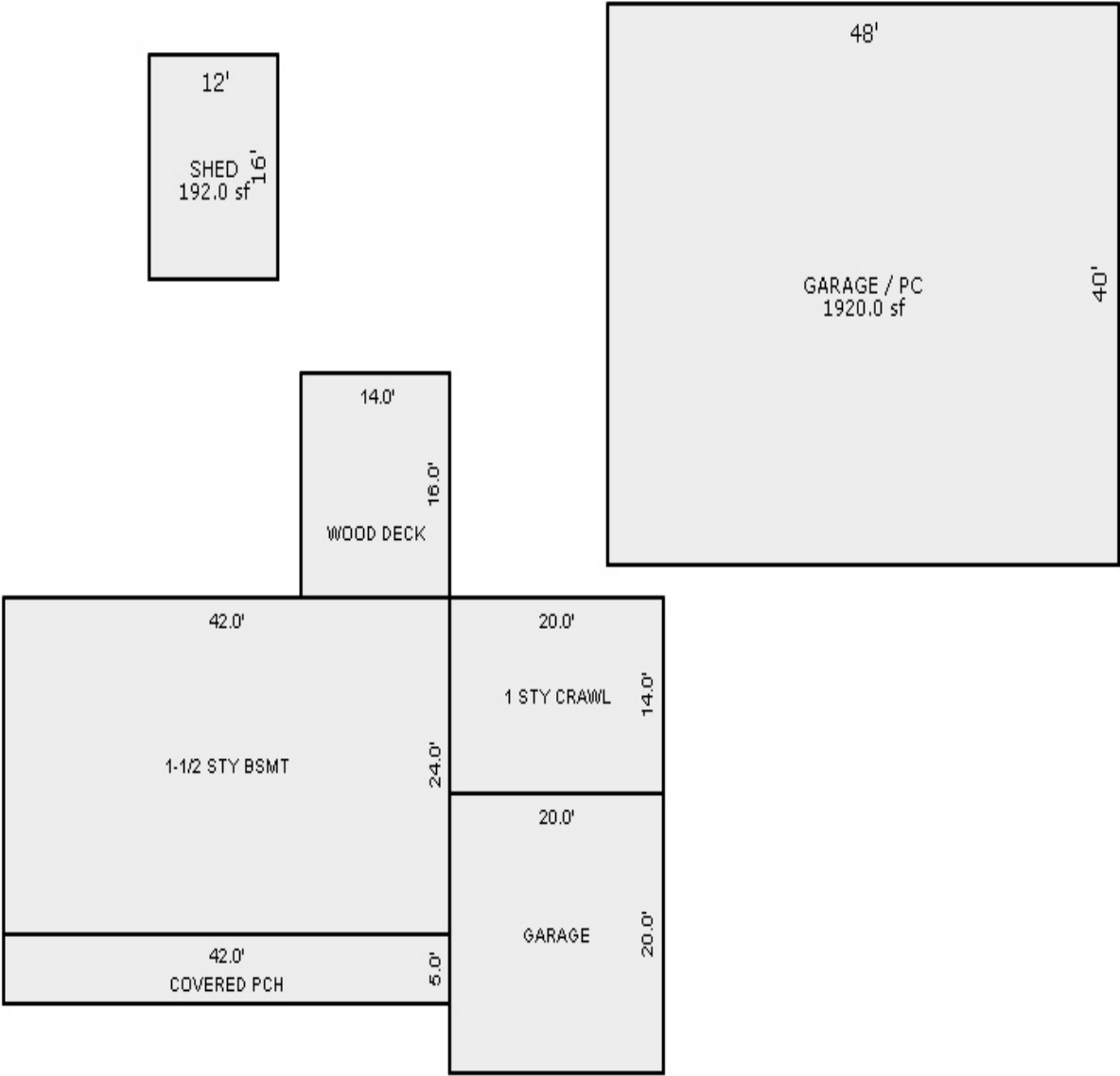


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 210 224	Type CCP (1 Story) Treated Wood	Year Built: 1980 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 400 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G													
Building Style: 1.5S		Trim & Decoration																
Yr Built 1980	Remodeled 0	Ex	X	Ord		Min												
Condition: Average		Lg	X	Ord		Small												
Room List		(5) Floors																
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:																
		(6) Ceilings																
(1) Exterior	X	Drywall																
X	Wood/Shingle Aluminum/Vinyl Brick Insulation																	
(2) Windows																		
X	Many Avg. Few	X	Large Avg. Small															
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor															
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish																
		Recreation	SF															
		Living	SF															
		Walkout Doors																
		No Floor	SF															
(3) Roof		(10) Floor Support																
X	Gable Hip Flat	Gambrel Mansard Shed																
X	Asphalt Shingle																	
Chimney: Metal																		
				(12) Electric														
				200 Amps Service														
				Central Air Wood Furnace														
				No./Qual. of Fixtures														
				Ex.	X	Ord.		Min										
				No. of Elec. Outlets														
				Many	X	Ave.		Few										
				(13) Plumbing														
				1	Average Fixture(s)													
				1	3 Fixture Bath													
				1	2 Fixture Bath													
				Softener, Auto														
				Softener, Manual														
				Solar Water Heat														
				No Plumbing														
				Extra Toilet														
				Extra Sink														
				Separate Shower														
				Ceramic Tile Floor														
				Ceramic Tile Wains														
				Ceramic Tub Alcove														
				Vent Fan														
				(14) Water/Sewer														
				Public Water														
				Public Sewer														
				1 Water Well														
				1 1000 Gal Septic														
				2000 Gal Septic														
				Lump Sum Items:														
										Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
										1.5	Story Siding	Basement	85.96	0.00	0.00	1008	86,648	
										1	Story Siding	Crawl Space	67.49	-9.60	0.00	280	16,209	
										Other Additions/Adjustments			Rate			Size Cost		
										(13) Plumbing								
										Average Fixture(s)			760.00			1 760		
										2 Fixture Bath			1600.00			1 1,600		
										(14) Water/Sewer								
										Well, 50 Feet			1575.00			1 1,575		
										1000 Gal Septic			3085.00			1 3,085		
										(15) Built-Ins & Fireplaces								
										Appliance Allowance			1915.00			1 1,915		
										(16) Porches								
										CCP (1 Story), Standard			22.01			210 4,622		
										(16) Deck/Balcony								
										Treated Wood,Standard			6.93			224 1,552		
										(17) Garages								
										Class:C Exterior: Siding			Foundation: 42 Inch (Unfinished)					
										Base Cost			22.80			400 9,120		
										Common Wall: 1 Wall			-1300.00			1 -1,300		
										Automatic Doors			375.00			1 375		
										Class:CD Exterior: Pole			Foundation: 18 Inch (Unfinished)					
										Base Cost			9.71			1920 18,643		
										Mechanical Doors			350.00			4 1,400		
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,			Depr.Cost =			141,234		
										ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 =>			TCV of Bldg: 1 =			142,646		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KOBISKA EARL WAYNE	MARTENS RANDALL & GAIL	182,000	09/25/2015	WD	Arms Length	2015-03340	PTA	100.0
KOBISKA EARL WAYNE & ONAL	KOBISKA EARL WAYNE	0	07/08/2009	QC	Not Qualified	2009/2578		0.0
BURNETTE LINDA (WIDOW)	KOBISKA EARL WAYNE & ONAL	170,000	05/14/2008	WD	Arms Length	2008/1777		100.0
BURNETTE THOMAS (DECEASED)		0	11/02/2005	OTH	Not Qualified	2007/778		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5191 S RIVERVIEW DR						
Owner's Name/Address	School: LAKE CITY - 57020					
MARTENS RANDALL & GAIL 5191 RIVERVIEW LAKE CITY MI 49651	P.R.E. 100% 10/13/2015					
	MAP #:					
	2018 Est TCV 187,628 TCV/TFA: 139.40					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS			
. SEC 35 T22N R8W LOT 4 CLAM RIVER ESTATES.			* Factors * IRR			
Comments/Influences			Description	Frontage	Depth	Value
NEW HOUSE FOR 96			<Site Value F> SITE	10000	100	10,000
NEW PC GRG FOR 99			149 Actual Front Feet, 2.70 Total Acres	Total Est. Land Value =		10,000

Tax Description	X Improved	Vacant	Land Improvement Cost Estimates				
. SEC 35 T22N R8W LOT 4 CLAM RIVER ESTATES.			Description	Rate	CountyMult.	Cash Value	
Comments/Influences			D/W/P: 4in Ren. Conc.	4.21	1.00	0	
NEW HOUSE FOR 96			D/W/P: 3.5 Concrete	3.44	1.00	0	
NEW PC GRG FOR 99			D/W/P: Patio Blocks	8.13	1.00	0	
	X		D/W/P: Asphalt Paving	1.61	1.00	0	
	X		Shed: Wood Frame	9.78	1.00	953	
			Residential Local Cost Land Improvements				
			Description	Rate	CountyMult.	Cash Value	
	X		LAND IMPROVE 5000	5000.00	1.00	4,750	
			Total Estimated Land Improvements True Cash Value =				5,703



Topography of Site	X Level	Rolling	Low	X High	Landscaped	Swamp	Wooded	Pond	Waterfront	Ravine	Wetland	Flood Plain

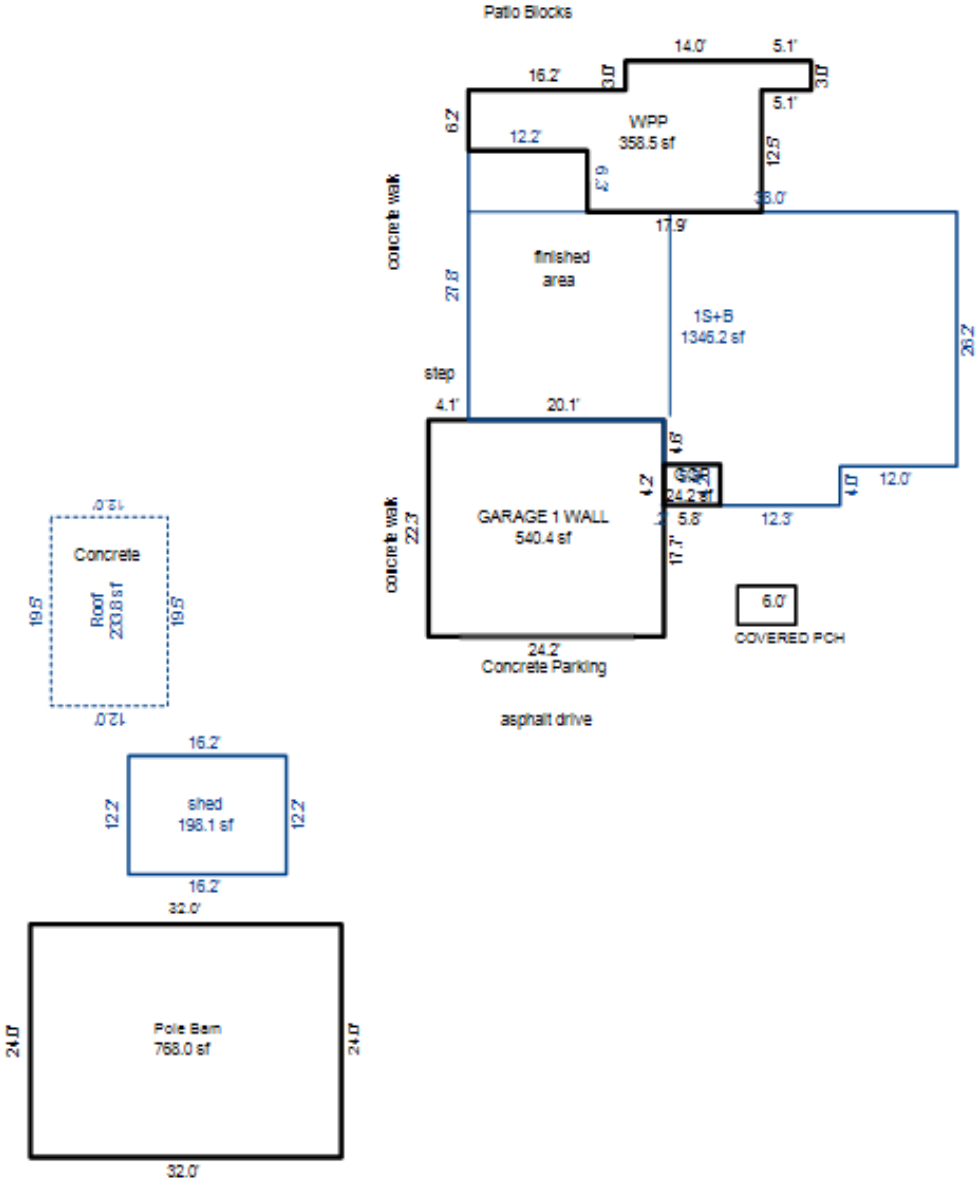
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	88,800	93,800			86,432C
2017	5,000	83,700	88,700			84,655C
2016	5,000	78,900	83,900			83,900S
2015	3,500	63,800	67,300			65,227C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove 1 Direct-Vented Ga		Area 24 358 233	Type CCP (1 Story) WPP Roof Cover Onl	Year Built: 1995 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 540 % Good: 0 Storage Area: 0 No Conc. Floor: 0											
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																					
Building Style: 1S		Trim & Decoration																								
Yr Built 1995	Remodeled 0	Ex	X	Ord		Min	Size of Closets																			
Condition: Average		Lg	X	Ord		Small	Doors																			
Room List		(5) Floors																								
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:					(12) Electric																			
		200		Amps Service																						
		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate			Bsmnt-Adj										
(1) Exterior	X	Drywall		Ex.	X	Ord.		Min	1	Story Siding	Basement	63.86	0.00	1.92	1346	88,540										
X	Wood/Shingle Aluminum/Vinyl Brick	No. of Elec. Outlets		Many			X	Ave.		Other Additions/Adjustments			Rate			Size										
	Insulation	(7) Excavation		Basement: 1346 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			(9) Basement Finish																
(2) Windows	X	Many Avg. Few	X	Large Avg. Small	1			Average Fixture(s)			Basement Recreation Finish			11.45			390									
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(8) Basement		2			3 Fixture Bath			Walk out Basement Door(s)			775.00			1			775							
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		1			2 Fixture Bath			(13) Plumbing			Average Fixture(s)			760.00			1		760					
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed	8			Softener, Auto			(14) Water/Sewer			Well, 100 Feet			2700.00			2			5,400				
X	Asphalt Shingle	(10) Floor Support		X			Softener, Manual			(15) Built-Ins & Fireplaces			1000 Gal Septic			3085.00			1			3,085				
	Chimney: Metal	Joists: Unsupported Len: Cntr.Sup:		1			Solar Water Heat			Appliance Allowance			Fireplace: Direct-Vented Gas			1915.00			1			1,915				
		Lump Sum Items:		2			No Plumbing			(16) Porches			CCP (1 Story), Standard			54.99			24			1,320				
				1			Extra Toilet			(16) Deck/Balcony			WPP, Standard			8.81			358			3,154				
				1			Extra Sink			(17) Garages			Roof Cover Only, Standard			10.20			233			2,377				
				1			Separate Shower			Class:C Exterior: Siding			Foundation: 42 Inch (Finished)			Base Cost			23.35			540			12,609	
				1			Ceramic Tile Floor			Common Wall: 1 Wall			Automatic Doors			-1300.00			1			-1,300				
				1			Ceramic Tile Wains			Class:C Exterior: Pole			Foundation: 42 Inch (Unfinished)			Base Cost			12.54			768			9,631	
				1			Ceramic Tub Alcove			Mechanical Doors			Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0,			Depr.Cost =			170,223							
				1			Vent Fan			ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =												171,925				

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
COLES LAWRENCE P & SHARON	COLES LAWRENCE P & SHARON	0	05/04/2015	QC	QUIT CLAIM	2015-01621		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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5197 S RIVERVIEW DR	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					

Owner's Name/Address	MAP #:
COLES LAWRENCE P & SHARON P COLES MICHELE L 5197 S RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 160,437 TCV/TFA: 113.14

X	Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
			* Factors *						
			Description	Frontage	Depth	Rate	%Adj.	Reason	Value
			<Site Value F> SITE	\$10000		10000	100		10,000
			159 Actual Front Feet, 1.34 Total Acres					Total Est. Land Value =	10,000

Tax Description	X	Public Improvements	Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
. SEC 35 T22N R8W LOT 5 CLAM RIVER ESTATES.	X	Dirt Road	Residential Local Cost Land Improvements					
		Gravel Road	Description	Rate	CountyMult.	Size	%Good	Cash Value
		Paved Road	LAND IMPROVE 1000	1000.00	1.00	1.0	95	950
		Storm Sewer	Total Estimated Land Improvements True Cash Value =					950
		Sidewalk						

Comments/Influences	X	Water Sewer
ADD 1.5 BATHS, FB FOR 93 NEW PC GRG FOR 04 (NICE)	X	Electric
	X	Gas
		Curb
		Street Lights
		Standard Utilities
	X	Underground Utils.

Topography of Site	X	Level
	X	Rolling
		Low
		High
		Landscaped
		Swamp
		Wooded
		Pond
		Waterfront
		Ravine
		Wetland
		Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	75,200	80,200			61,937C
2017	5,000	70,800	75,800			60,664C
2016	5,000	66,600	71,600			60,123C
2015	3,500	58,400	61,900			59,944C

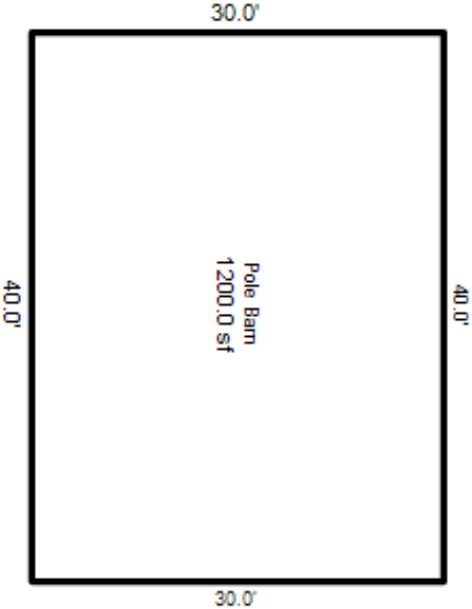
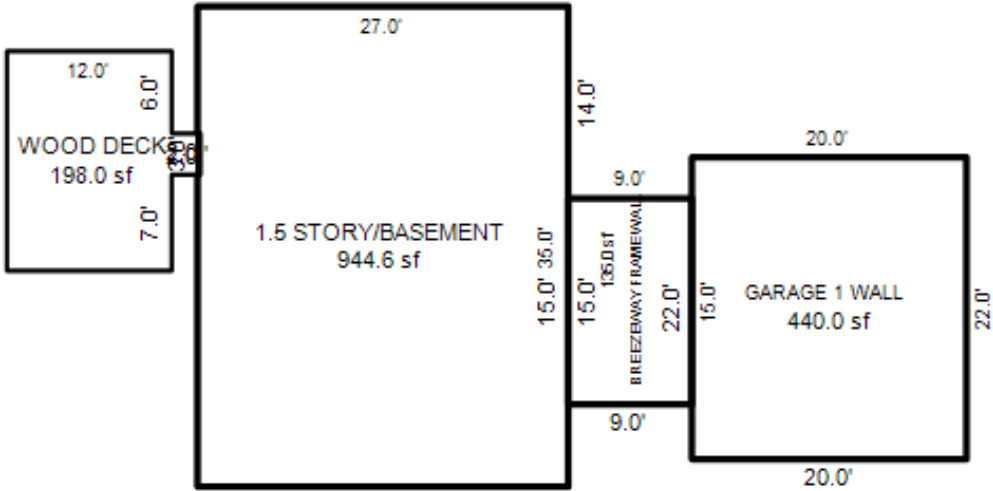


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 192 135	Type Treated Wood Brzwy, FW	Year Built: 1980 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1/2 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 440 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G													
Building Style: 1.5S		Trim & Decoration																
Yr Built 1980	Remodeled 0	Ex	X	Ord		Min												
Condition: Average		Lg	X	Ord		Small												
Room List		(5) Floors																
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric											
							200 Amps Service											
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate		Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1.5	Story Siding	Basement	95.19	0.00	0.00	945	89,955	
Insulation		Basement: 945 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			Other Additions/Adjustments			Rate			Size Cost					
(2) Windows		(7) Excavation		(13) Plumbing			(9) Basement Finish			Basement Living Finish			500		8,625			
X	Many Avg. Few	X	Large Avg. Small				Average Fixture(s)			760.00			1		760			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor				3 Fixture Bath			2400.00			1		2,400			
X	Double Glass	(8) Basement					2 Fixture Bath			1600.00			1		1,600			
X	Patio Doors Storms & Screens	500	Recreation SF Living SF Walkout Doors No Floor SF				Softener, Auto			2700.00			1		2,700			
(3) Roof		(9) Basement Finish					Softener, Manual			3085.00			1		3,085			
X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support					Solar Water Heat			1915.00			1		1,915		
X	Asphalt Shingle						No Plumbing			4650.00			1		4,650			
Chimney: Block							Extra Toilet											
							Extra Sink			7.13			192		1,369			
							Separate Shower			27.75			135		3,746			
							Ceramic Tile Floor											
							Ceramic Tile Wains											
							Ceramic Tub Alcove											
							Vent Fan											
							(14) Water/Sewer											
							Public Water											
							Public Sewer											
							Water Well											
							1000 Gal Septic											
							2000 Gal Septic											
							Lump Sum Items:											
										Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)								
										Base Cost			440		9,570			
										Common Wall: 1/2 Wall			-650.00		1 -650			
										Mechanical Doors			350.00		1 350			
										Class:CD Exterior: Pole Foundation: 42 Inch (Unfinished)								
										Base Cost			10.46		1200 12,552			
										Automatic Doors			375.00		1 375			
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost =					148,007			
										ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =					149,487			

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status					
5203 S RIVERVIEW DR		School: LAKE CITY - 57020											
Owner's Name/Address		P.R.E. 100% 07/25/1994											
DISCHER THOMAS A 5203 RIVERVIEW DR LAKE CITY MI 49651		MAP #:		2018 Est TCV 127,322 TCV/TFA: 82.46									
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS									
. SEC 35 T22N R8W LOT 6 CLAM RIVER ESTATES.		Public Improvements		* Factors *									
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
20X22 BSM'T GRG		Gravel Road		<Site Value F> SITE \$10000		10000		100				10,000	
		X Paved Road		165 Actual Front Feet, 1.28 Total Acres		Total Est. Land Value =						10,000	
		Storm Sewer		Land Improvement Cost Estimates									
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Water		Residential Local Cost Land Improvements									
		Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		X Electric		LAND IMPROVE 1000		1000.00		1.00		1.0		94	940
		X Gas		Total Estimated Land Improvements True Cash Value = 940									
		Curb											
		Street Lights											
		Standard Utilities											
		X Underground Utils.											
		Topography of Site											
		X Level											
		Rolling											
		Low											
		High											
		Landscaped											
		Swamp											
		Wooded											
		Pond											
		Waterfront											
		Ravine											
		Wetland											
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Who	When	What	2018	5,000	58,700	63,700			57,423C		
		TPC 12/27/2017 INSPECTED			2017	5,000	55,200	60,200			56,242C		
		TPC 09/25/2015 INSPECTED			2016	5,000	51,900	56,900			55,741C		
					2015	3,500	53,800	57,300			55,575C		

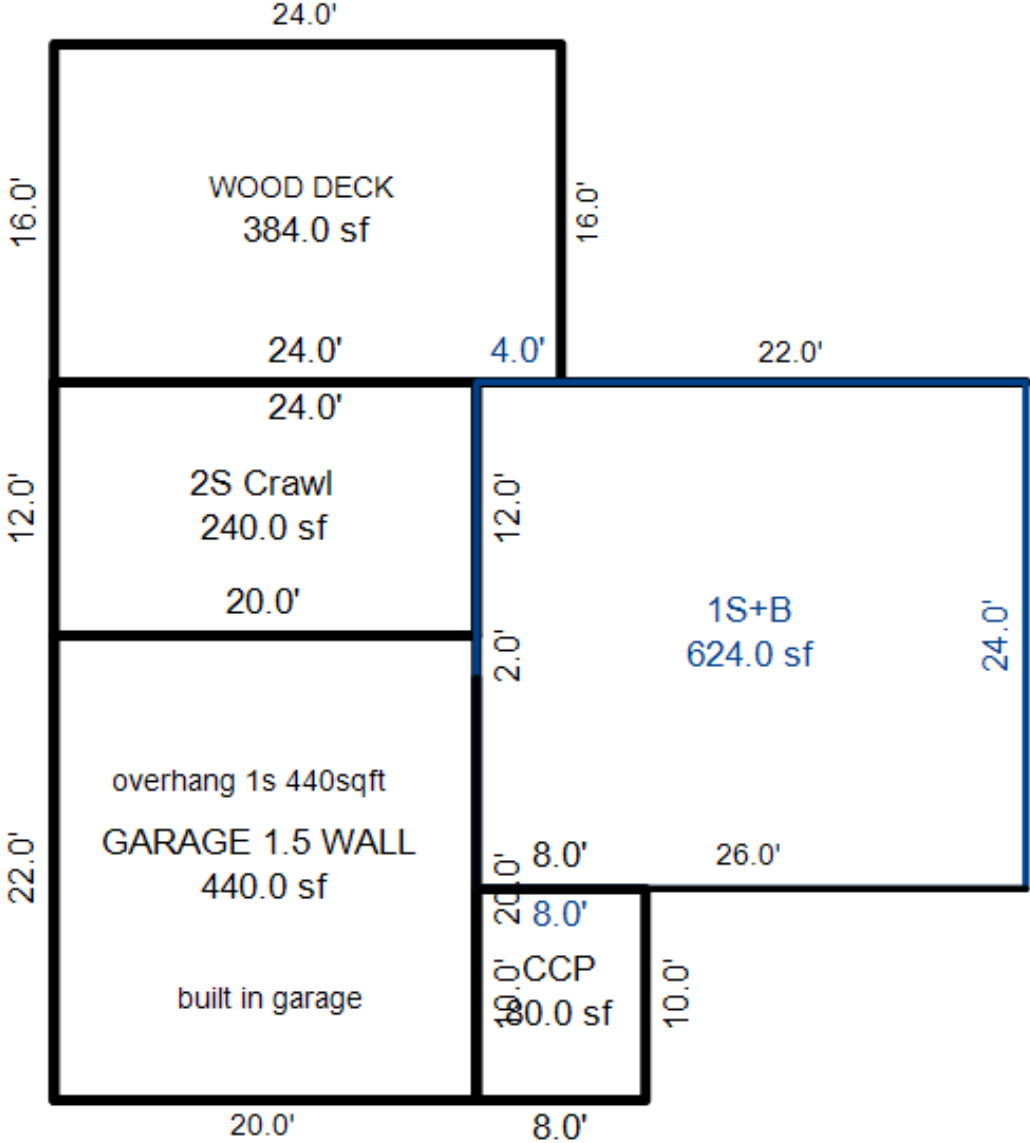


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 80 384	Type CCP (1 Story) Treated Wood	Year Built: 1984 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1.5 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 440 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1.5S		Trim & Decoration		Central Air Wood Furnace			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj		Size Cost	
Yr Built 1984	Remodeled 0	Ex	X	Ord		Min	No. of Elec. Outlets			Basement			CntyMult		Bsmnt Garage:	
Condition: Average		Lg	X	Ord		Small	Many X Ave. Few			Crawl Space			E.C.F.		Carport Area:	
Room List		Size of Closets		(12) Electric			Other Additions/Adjustments			Overhang			Rate		Size Cost	
	Basement 1st Floor 2nd Floor Bedrooms	Doors Solid X H.C.		200 Amps Service			(9) Basement Finish			775.00			0.00		440 16,399	
(1) Exterior		(5) Floors		No./Qual. of Fixtures			(9) Basement Recreation Finish			11.45			0.00		600 6,870	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	Walk out Basement Door(s)			775.00		1 775		
	Insulation	(7) Excavation		(13) Plumbing			(13) Plumbing			760.00			1 760			
(2) Windows		Basement: 624 S.F. Crawl: 240 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual			(14) Water/Sewer			1575.00			1 1,575			
X	Many Avg. X Few	(8) Basement		8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor			(14) Water/Sewer			3085.00			1 3,085			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(9) Basement Finish		600 Recreation SF Living SF 1 Walkout Doors No Floor SF			(14) Water/Sewer			1915.00			1 1,915			
X	Double Glass Patio Doors Storms & Screens	(10) Floor Support		1000 Gal Septic 2000 Gal Septic			(14) Water/Sewer			31.93			80 2,554			
(3) Roof		Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:			(15) Built-Ins & Fireplaces			6.47			384 2,484			
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well			(16) Porches			21.75			440 9,570			
X	Asphalt Shingle	Chimney: Metal		1 1000 Gal Septic 1 2000 Gal Septic			(16) Deck/Balcony			-1925.00			1 -1,925			
							(16) Deck/Balcony			375.00			1 375			
							(17) Garages			Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,			Depr.Cost = 115,230			
										ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =			116,382			

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DUDDLES WILLIAM T & MARY	DUDDLES WILLIAM T & MARY	0	10/29/2014	QC	QUIT CLAIM	2014-03703	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5209 S RIVERVIEW DR	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					
Owner's Name/Address	MAP #:					
DUDDLES WILLIAM T & MARY ANN 5209 RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 112,030 TCV/TFA: 89.77					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
. SEC 35 T22N R8W LOT 7 CLAM RIVER ESTATES.			* Factors *						
			Description	Frontage	Depth	Rate	%Adj.	Reason	Value
			<Site Value F> SITE	\$10000		10000	100		10,000
			165 Actual Front Feet, 1.29 Total Acres Total Est. Land Value = 10,000						

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates					
		Dirt Road	Description	Rate	CountyMult.	Size	%Good	Cash Value
		Gravel Road	D/W/P: 3.5 Concrete	3.20	1.00	720	0	0
		Paved Road	D/W/P: Asphalt Paving	1.51	1.00	1050	0	0
		Storm Sewer	Residential Local Cost Land Improvements					
		Sidewalk	Description	Rate	CountyMult.	Size	%Good	Cash Value
		Water	LAND IMPROVE 1000	1000.00	1.00	1.5	95	1,425
		Sewer	Total Estimated Land Improvements True Cash Value = 1,425					
		Electric						
		Gas						
		Curb						
		Street Lights						
		Standard Utilities						
		Underground Utils.						

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Rolling	2018	5,000	51,000	56,000			43,354C
		Low	2017	5,000	48,000	53,000			42,463C
		High	2016	5,000	45,200	50,200			42,085C
		Landscaped	2015	3,500	39,700	43,200			41,960C
		Swamp							
		Wooded							
		Pond							
		Waterfront							
		Ravine							
		Wetland							
		Flood Plain							

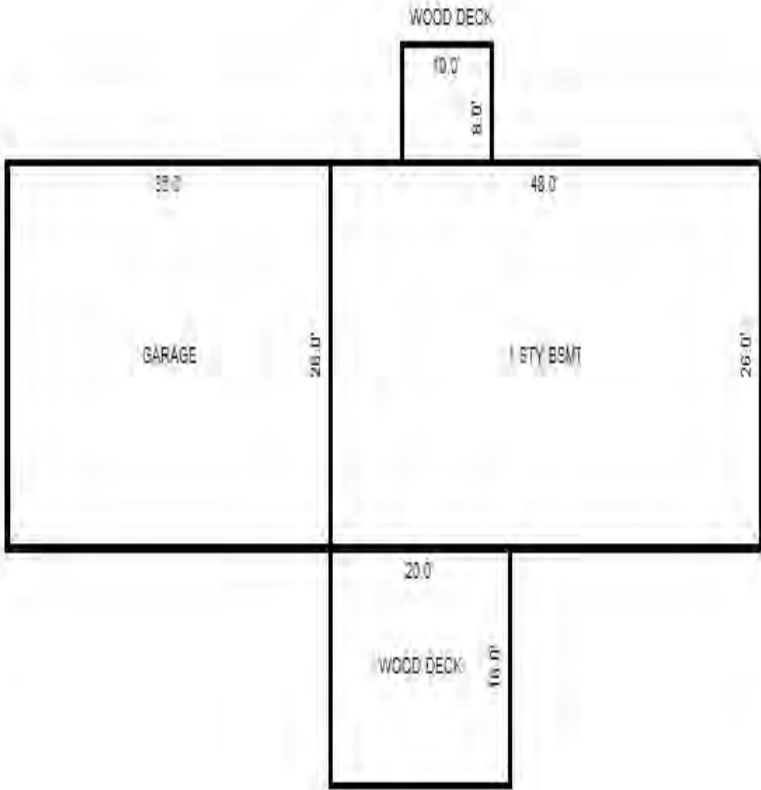


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 80 320	Type Treated Wood Treated Wood	Year Built: 1991 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 936 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built 1974	Remodeled 1988	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small	Doors			Solid	X	H.C.					
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			200			Amps Service							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories			Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1	Story Siding	Basement	56.95	0.00	0.00	1248	71,074
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments										
(2) Windows		Basement: 1248 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X	Ave.		Few	(9) Basement Finish						
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			Basement Recreation Finish			11.25		624		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1			Average Fixture(s)			Walk out Basement Door(s)			700.00		1		
X	Double Glass Patio Doors Storms & Screens	624	Recreation SF Living SF 1 Walkout Doors No Floor SF	2			3 Fixture Bath			(13) Plumbing			630.00		1		
(3) Roof		(9) Basement Finish		1			2 Fixture Bath			(14) Water/Sewer			1975.00		1		
X	Gable Hip Flat		Gambrel Mansard Shed	Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Well, 50 Feet			1575.00		1		
X	Asphalt Shingle	(10) Floor Support		1			Average Fixture(s)			1000 Gal Septic			2895.00		1		
Chimney:		Joists: Unsupported Len: Cntr.Sup:		1			3 Fixture Bath			1000 Gal Septic			1415.00		1		
		Lump Sum Items:		1			2 Fixture Bath			2000 Gal Septic			1415.00		1		
				1			Average Fixture(s)			Appliance Allowance			1415.00		1		
				1			3 Fixture Bath			(16) Deck/Balcony			8.47		80		
				1			2 Fixture Bath			Treated Wood,Standard			6.29		320		
				1			Softener, Auto			(17) Garages			14.60		936		
				1			Softener, Manual			Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished)			-1225.00		1		
				1			Solar Water Heat			Base Cost			350.00		2		
				1			No Plumbing			Common Wall: 1 Wall					-1,225		
				1			Extra Toilet			Mechanical Doors					700		
				1			Extra Sink			Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 99,609					100,605		
				1			Separate Shower			ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =							
				1			Ceramic Tile Floor										
				1			Ceramic Tile Wains										
				1			Ceramic Tub Alcove										
				1			Vent Fan										

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DUDDLES WILLIAM T & MARY	DUDDLES WILLIAM T & MARY	0	10/29/2014	QC	QUIT CLAIM	2014-03703	PTA	0.0

Property Address: S RIVERVIEW DR
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: DUDDLES WILLIAM T & MARY ANN
 5209 RIVERVIEW DR
 LAKE CITY MI 49651
 2018 Est TCV 10,000

Land Value Estimates for Land Table Res 8.RURAL SUBS
 Improved X Vacant * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value

Tax Description: . SEC 35 T22N R8W LOT 8 CLAM RIVER ESTATES.
 Comments/Influences:
 Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer
 X Electric X Gas Curb Street Lights Standard Utilities X Underground Utils.
 <Site Value F> SITE \$10000 10000 100 10,000
 165 Actual Front Feet, 1.35 Total Acres Total Est. Land Value = 10,000



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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	0	5,000			2,619C
2017	5,000	0	5,000			2,566C
2016	5,000	0	5,000			2,544C
2015	3,500	0	3,500			2,537C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
WUCKER JOHN & HELENA	WUCKER JOHN & HELENA	1	10/02/2014	QC	RELATED PARTY	2014-03356	PTA	0.0
		4,300	07/01/1995	WD	Download	295:501		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5221 S RIVERVIEW DR						
	School: LAKE CITY - 57020					
	P.R.E. 100% 05/08/1996					
Owner's Name/Address	MAP #:					
WUCKER JOHN & HELENA 5221 S RIVERVIEW LAKE CITY MI 49651	2018 Est TCV 145,557 TCV/TFA: 120.89					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS									
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value			
. SEC 35 T22N R8W LOT 9 CLAM RIVER ESTATES.			<Site Value F> SITE	\$10000					10000	100		10,000
			165 Actual Front Feet, 1.40 Total Acres Total Est. Land Value =						10,000			

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates									
			Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Dirt Road										
		Gravel Road										
		Paved Road										
		Storm Sewer										
		Sidewalk										
		Water										
		Sewer										
		Electric										
		Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Rolling	2018	5,000	67,800	72,800			56,268C
		Low	2017	5,000	63,800	68,800			55,111C
		High	2016	5,000	60,100	65,100			54,620C
		Landscaped	2015	3,500	52,700	56,200			54,457C
		Swamp							
		Wooded							
		Pond							
		Waterfront							
		Ravine							
		Wetland							
		Flood Plain							

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	67,800	72,800			56,268C
2017	5,000	63,800	68,800			55,111C
2016	5,000	60,100	65,100			54,620C
2015	3,500	52,700	56,200			54,457C

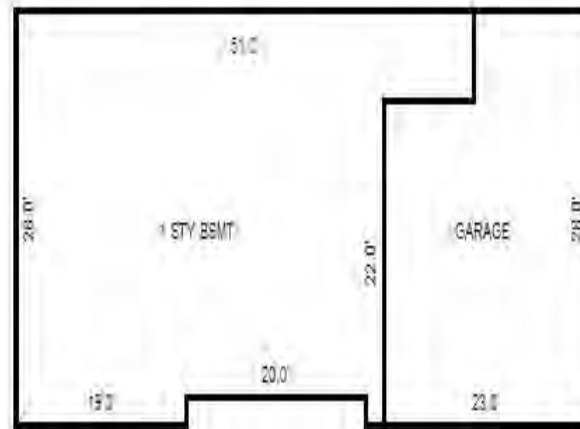


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 100 100	Type CPP Treated Wood	Year Built: 1995 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 584 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +10 Effec. Age: 15 Floor Area: 1204 Total Base Cost: 113,015 Total Base New : 155,961 Total Depr Cost: 132,567 Estimated T.C.V: 133,893		CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:	
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric		Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Size Cost			
Yr Built 1995	Remodeled 0	Ex	X	Ord	Min	200 Amps Service			Rate		Rate		Size Cost	
Condition: Average		Lg	X	Ord	Small	No./Qual. of Fixtures			Other Additions/Adjustments		Rate		Size Cost	
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min		(13) Plumbing		Rate		Size Cost	
Basement	1st Floor	Kitchen:		No. of Elec. Outlets			Many X Ave. Few		Average Fixture(s)		760.00		1 760	
2nd Floor	2 Bedrooms	Other:		(7) Excavation			1 Average Fixture(s)		3 Fixture Bath		2400.00		1 2,400	
		Other:		Basement: 1204 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			2 3 Fixture Bath		Well, 100 Feet		2700.00		1 2,700	
(1) Exterior		X Drywall		(8) Basement			2 2 Fixture Bath		1000 Gal Septic		3085.00		1 3,085	
Wood/Shingle	Aluminum/Vinyl			Conc. Block 8 Poured Conc. Stone Treated Wood X Concrete Floor			Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		(15) Built-Ins & Fireplaces		1915.00		1 1,915	
Brick	Insulation			(9) Basement Finish			(14) Water/Sewer		(16) Porches		15.50		100 1,550	
(2) Windows		Many Avg. X Large Avg. Small		Recreation SF Living SF Walkout Doors No Floor SF			Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic		(16) Decks/Balcony		8.30		100 830	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement			(10) Floor Support			Lump Sum Items:		(17) Garages		Class:C Exterior: Siding Foundation: 42 Inch (Finished)		584 13,158	
X	Double Glass Patio Doors Storms & Screens			Joists: Unsupported Len: Cntr.Sup:					Base Cost Common Wall: 1 Wall Automatic Doors		22.53 -1300.00 375.00		1 -1,300 1 375	
(3) Roof		Gable Hip Flat		Gambrel Mansard Shed					Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 132,567		ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 133,893			
Chimney:														

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status					
5233 S RIVERVIEW DR		School: LAKE CITY - 57020			Pole Barn	05/16/2013	2013-0151	100%					
Owner's Name/Address		P.R.E. 100% 07/25/1994			Garage	08/04/2005	20050255	Complete					
PALMER DENNIS & CYNTHIA R 5233 S RIVERVIEW DR LAKE CITY MI 49651		MAP #:		2018 Est TCV 152,167 TCV/TFA: 120.39									
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS									
. SEC 35 T22N R8W LOTS 10 &11 CLAM RIVER ESTATES.		Public Improvements		* Factors *									
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
16X16 ADD'N DOR 04		Gravel Road		<Site Value F> SITE	\$10000				10000	100		10,000	
		X Paved Road		<Site Value F> SITE	\$10000				10000	100		10,000	
		X Storm Sewer		450 Actual Front Feet, 3.64 Total Acres				Total Est. Land Value =					20,000
		X Sidewalk		Land Improvement Cost Estimates									
		X Water		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		X Sewer		D/W/P: 4in Ren. Conc.	4.21	1.00	616	0	0				
		X Electric		D/W/P: Asphalt Paving	1.61	1.00	240	0	0				
		X Gas		Fencing: Wd, Split, 2 Rail	8.01	1.00	40	0	0				
		X Curb		Shed: Wood Frame	10.55	1.00	150	94	1,487				
		X Street Lights		Residential Local Cost Land Improvements									
		X Standard Utilities		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		X Underground Utils.		LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375				
		Topography of Site		Total Estimated Land Improvements True Cash Value = 3,862									
		X Level											
		X Rolling											
		X Low											
		X High											
		Landscaped											
		Swamp											
		Wooded											
		Pond											
		Waterfront											
		Ravine											
		Wetland											
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Who	When	What	2018	10,000	66,100	76,100			58,998C		
		TPC 12/27/2017 INSPECTED			2017	10,000	62,300	72,300			57,785C		
		TPC 09/25/2015 INSPECTED			2016	10,000	58,700	68,700			57,270C		
		TPC 10/01/2013 INSPECTED			2015	7,000	51,600	58,600			57,099C		

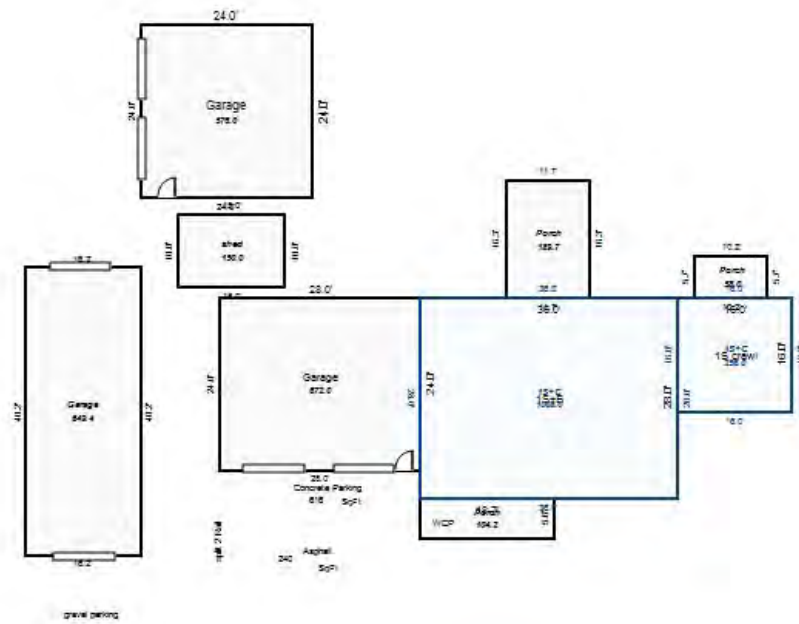


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 104 58 189	Type WCP (1 Story) WCP (1 Story) Treated Wood	Year Built: 1979 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G													
Building Style: 1S		Trim & Decoration																
Yr Built 1979	Remodeled 0	Ex	X	Ord		Min	Size of Closets											
Condition: Average		Lg	X	Ord		Small	Doors											
Room List		(5) Floors		Central Air Wood Furnace														
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service											
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	1	Story Siding	Basement	64.49	0.00	1.11	1008	66,125		
	Insulation	Basement: 1008 S.F. Crawl: 256 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			1			1	Story Siding	Crawl Space	64.49	-9.18	1.11	256	14,444	
(2) Windows		(7) Excavation		(13) Plumbing			Other Additions/Adjustments			Rate			Size Cost					
X	Many Avg. Few	X	Large Avg. Small	Many		X	Ave.	Few	(9) Basement Finish	Basement Living Finish			17.25		144		2,484	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1			Average Fixture(s)			760.00			1		760			
(3) Roof		(8) Basement		2			3 Fixture Bath			2400.00			1		2,400			
X	Gable Hip Flat	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF		2			2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer							
X	Asphalt Shingle	(9) Basement Finish		1			1000 Gal Septic			1575.00			1		1,575			
Chimney: Block		(10) Floor Support		1			2000 Gal Septic			3085.00			1		3,085			
		Joists: Unsupported Len: Cntr.Sup:		1			Lump Sum Items:			1915.00			1		1,915			
				1			Public Water Public Sewer Water Well			28.48			104		2,962			
				1			1000 Gal Septic			35.22			58		2,043			
				1			2000 Gal Septic			7.16			189		1,353			
				1			Lump Sum Items:			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)			672		11,988			
				1			Lump Sum Items:			Base Cost			17.84		672			
				1			Lump Sum Items:			Common Wall: 1 Wall			-1300.00		1			
				1			Lump Sum Items:			Mechanical Doors			350.00		1			
				1			Lump Sum Items:			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)			576		11,059			
				1			Lump Sum Items:			Base Cost			19.20		576			
				1			Lump Sum Items:			Automatic Doors			375.00		2			
				1			Lump Sum Items:			Class:C Exterior: Pole Foundation: 42 Inch (Unfinished)			649		8,813			
				1			Lump Sum Items:			Base Cost			13.58		649			
				1			Lump Sum Items:			Mechanical Doors			350.00		2			
				1			Lump Sum Items:			<<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>								

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
5080 S RIVERVIEW DR		School: LAKE CITY - 57020		Addition		06/30/2011	2011-0306	100%				
Owner's Name/Address		P.R.E. 100% 07/25/1994										
WILLETT LORI J 5080 RIVERVIEW DRIVE LAKE CITY MI 49651		MAP #:		2018 Est TCV 157,845 TCV/TFA: 93.73								
Taxpayer's Name/Address		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
WILLETT LORI J 5080 RIVERVIEW DRIVE LAKE CITY MI 49651		Public Improvements		* Factors *								
Tax Description		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SEC 35 T22N R8W LOT 12 CLAM RIVER ESTATES.		Gravel Road		<Site Value A> RURAL LOTS		5000		100				5,000
Comments/Influences		Paved Road		180 Actual Front Feet, 1.09 Total Acres		Total Est. Land Value =						5,000
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: Asphalt Paving	1.61	1.00	720	0	0			
		Sewer		D/W/P: 3.5 Concrete	3.44	1.00	129	0	0			
		Electric		Shed: Wood Frame	12.75	1.00	60	94	719			
		Gas		Residential Local Cost Land Improvements								
		Curb		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Street Lights		LAND IMPROVE 1000	1000.00	1.00	1.0	95	950			
		Standard Utilities		Total Estimated Land Improvements True Cash Value = 1,669								
		Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	2,500	76,400	78,900			62,987C	
		TPC 12/27/2017 INSPECTED			2017	2,500	71,900	74,400			61,692C	
		TPC 09/26/2015 INSPECTED			2016	3,500	67,700	71,200			61,142C	
		TPC 08/26/2011 INSPECTED			2015	3,500	59,400	62,900			60,960C	

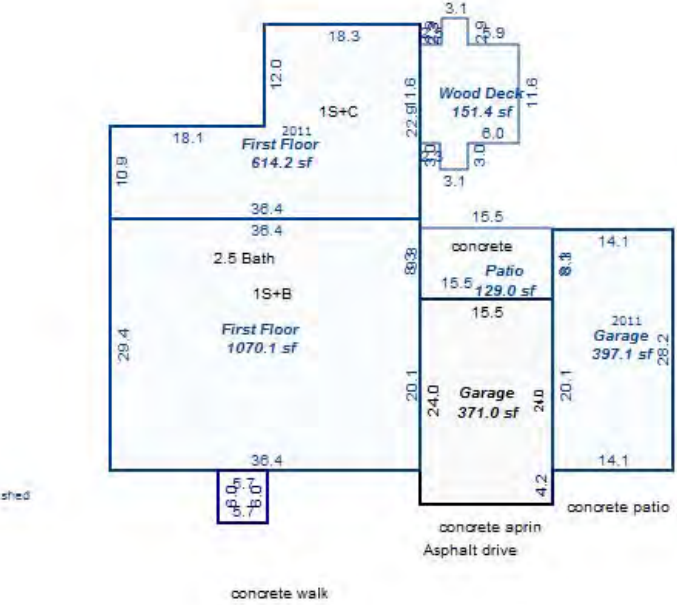


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 144 34	Type Treated Wood Treated Wood	Year Built: 1993 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 371 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1S		Trim & Decoration														
Yr Built 1993	Remodeled 2011	X	Ex		Ord		Min									
Condition: Average			Lg	X	Ord		Small									
Room List		(5) Floors														
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:														
		(6) Ceilings														
(1) Exterior	X	Drywall														
X	Wood/Shingle Aluminum/Vinyl Brick Insulation															
(2) Windows																
X	Many Avg. Few	X	Large Avg. Small													
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor													
		(9) Basement Finish														
		Recreation SF Living SF Walkout Doors No Floor SF														
(3) Roof		(10) Floor Support														
X	Gable Hip Flat		Gambrel Mansard Shed													
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:														
Chimney: Metal																
				(12) Electric												
				200 Amps Service												
				Central Air Wood Furnace												
				No./Qual. of Fixtures												
				Ex. X Ord. Min												
				No. of Elec. Outlets												
				Many X Ave. Few												
				(13) Plumbing												
				1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan												
				(14) Water/Sewer												
				Public Water Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic												
				Lump Sum Items:												
							Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost									
							1 Story Siding Basement 61.73 0.00 0.00 1070 66,051									
							1 Story Siding Crawl Space 61.73 -8.51 0.00 614 32,677									
							Other Additions/Adjustments Rate Size Cost									
							(13) Plumbing									
							Average Fixture(s) 760.00 1 760									
							3 Fixture Bath 2400.00 1 2,400									
							2 Fixture Bath 1600.00 1 1,600									
							(14) Water/Sewer									
							Well, 50 Feet 1575.00 1 1,575									
							1000 Gal Septic 3085.00 1 3,085									
							(15) Built-Ins & Fireplaces									
							Appliance Allowance 1915.00 1 1,915									
							(16) Deck/Balcony									
							Treated Wood,Standard 7.53 144 1,084									
							Treated Wood,Standard 12.75 34 434									
							(17) Garages									
							Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)									
							Base Cost 23.68 371 8,785									
							Common Wall: 1 Wall -1300.00 1 -1,300									
							Automatic Doors 375.00 1 375									
							Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)									
							Base Cost 22.89 397 9,087									
							Common Wall: 1 Wall -1300.00 1 -1,300									
							Automatic Doors 375.00 1 375									
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 149,679									
							ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 151,176									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
WILKERSON DJUNA ESTELL	DERUITER DAVID & CYNTHIA	149,000	08/31/2017	WD	Arms Length	2017-02725	PTA	100.0
MERCER ZACHARY T & MICHEL	WILKERSON DJUNA ESTELL (?)	132,900	07/14/2006	WD	Arms Length	06-0/2578		100.0
		6,500	09/01/1999	WD	Download	330:1254		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5120 S RIVERVIEW DR						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 100% 09/19/2017					
DERUITER DAVID & CYNTHIA	MAP #:					
5120 S RIVERVIEW DR	2018 Est TCV 145,225 TCV/TFA: 99.47					
LAKE CITY MI 49651						

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
. SEC 35 T22N R8W LOT 13 CLAM RIVER ESTATES.			* Factors *								
Comments/Influences			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value A>	RURAL LOTS				5000	100		5,000
			168 Actual Front Feet, 1.04 Total Acres Total Est. Land Value = 5,000								

Tax Description	X Improved	Vacant	Land Improvement Cost Estimates					
. SEC 35 T22N R8W LOT 13 CLAM RIVER ESTATES.			Description	Rate	CountyMult.	Size	%Good	Cash Value
Comments/Influences			D/W/P: 4in Ren. Conc.	4.21	1.00	1900	0	0
			D/W/P: 3.5 Concrete	3.44	1.00	500	0	0

Tax Description	X Improved	Vacant	Residential Local Cost Land Improvements					
. SEC 35 T22N R8W LOT 13 CLAM RIVER ESTATES.			Description	Rate	CountyMult.	Size	%Good	Cash Value
Comments/Influences			LAND IMPROVE 2500	2500.00	1.00	1.5	95	3,563

Tax Description	X Improved	Vacant	Total Estimated Land Improvements True Cash Value = 3,563					
. SEC 35 T22N R8W LOT 13 CLAM RIVER ESTATES.								
Comments/Influences								

Tax Description	X Improved	Vacant	Topography of Site					
. SEC 35 T22N R8W LOT 13 CLAM RIVER ESTATES.			Level					
Comments/Influences			X Rolling					
			X Low					
			X High					
			Landscaped					
			Swamp					
			X Wooded					
			Pond					
			Waterfront					
			Ravine					
			Wetland					
			Flood Plain					



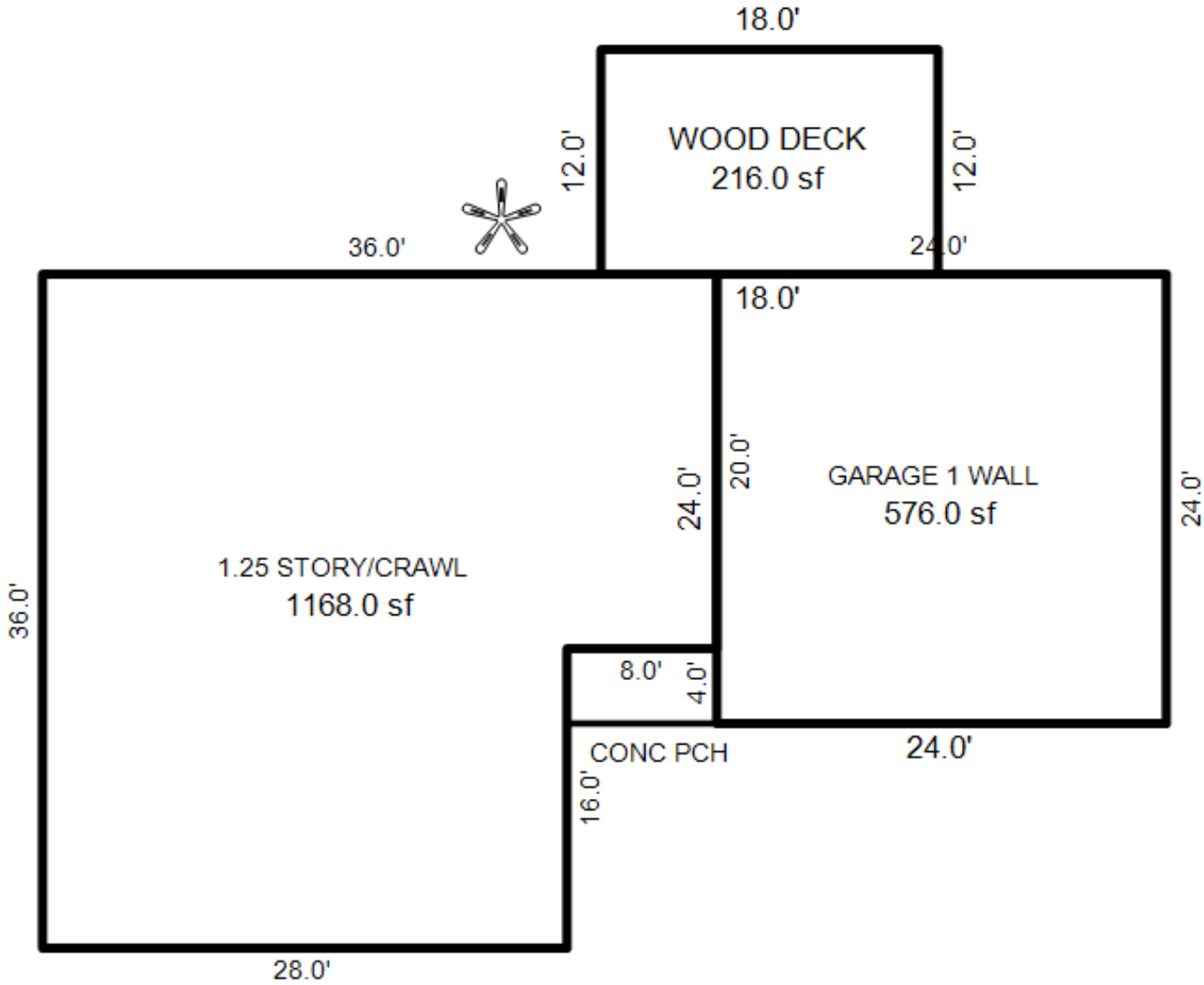
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,500	70,100	72,600			72,600S
2017	2,500	64,100	66,600			55,625C
2016	3,500	60,400	63,900			55,129C
2015	3,500	53,100	56,600			54,965C

*** Information herein deemed reliable but not guaranteed***

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 32 216	Type CPP Treated Wood	Year Built: 1999 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																
Building Style: 1.25S		Trim & Decoration		X			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 10 Floor Area: 1460 Total Base Cost: 108,944 Total Base New : 150,343 Total Depr Cost: 135,308 Estimated T.C.V: 136,662		CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:							
Yr Built 1999	Remodeled 0	Ex	X	Ord		Min	Size of Closets			Floor Area: 1460		X 1.380		E.C.F.							
Condition: Average		Lg	X	Ord		Small	Doors			Total Base Cost: 108,944		X 1.380		E.C.F.							
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			Total Base New : 150,343		X 1.010		E.C.F.							
	Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:		150			Amps Service			Total Depr Cost: 135,308		X 1.010		E.C.F.							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation		Rate		Bsmnt-Adj							
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1.25	Story Siding	Crawl Space	78.91	-9.85	2.55	1168	83,640				
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
(2) Windows		Basement: 0 S.F. Crawl: 1168 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X			Ave.			Few			(13) Plumbing					
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			1			Average Fixture(s)			760.00			1			760		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		2			3			Fixture Bath			2400.00			1			2,400		
(3) Roof		(9) Basement Finish		1			Average Fixture(s)			2700.00			1			2,700					
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF		2			3			Fixture Bath			3085.00			1			3,085		
X	Asphalt Shingle	Chimney:		(10) Floor Support			1			Average Fixture(s)			1915.00			1			1,915		
Chimney:		Joists: Unsupported Len: Cntr.Sup:		1			1000 Gal Septic			2000 Gal Septic			Lump Sum Items:								
		Public Water Public Sewer Water Well		1			1000 Gal Septic			2000 Gal Septic			Lump Sum Items:								
		Lump Sum Items:																			
		Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0,		Depr.Cost =			135,308			ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =			136,662								

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LEWIS MARIE E & DONALD W	HILLS CAITLIN	85,000	08/12/2016	WD	Arms Length	2016-02649	PTA	100.0
KOBISKA EARL WAYNE & ONAL	LEWIS MARIE E & DONALD W	95,000	12/03/2008	LC	Arms Length	2008/4313		100.0
ENSIGN ETHEL F	KOBISKA EARL WAYNE & ONAL	95,000	08/25/2008	WD	Arms Length	2008/2925		100.0
KOBISKA EARL WAYNE	LEWIS MARIE E & DONALD W	0	04/13/2002	WD	LAND CONTRACT	2012-01112 WD		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5156 S RIVERVIEW DR						
	School: LAKE CITY - 57020					
	P.R.E. 100% 08/16/2016					

Owner's Name/Address	MAP #:
HILLS CAITLIN 5156 S RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 88,876 TCV/TFA: 84.16

X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
Public Improvements		* Factors *
		Description Frontage Depth Front Depth Rate %Adj. Reason Value
		<Site Value A> RURAL LOTS 5000 100 5,000
		165 Actual Front Feet, 0.97 Total Acres Total Est. Land Value = 5,000

Tax Description	X	Land Improvement Cost Estimates
. SEC 35 T22N R8W LOT 14 CLAM RIVER ESTATES.		
		Description Rate CountyMult. Size %Good Cash Value
		Shed: Wood Frame 10.75 1.00 80 94 808
		Total Estimated Land Improvements True Cash Value = 808

Comments/Influences	X	Electric	Gas	Curb	Street Lights	Standard Utilities	X	Underground Utils.

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	Waterfront	Ravine	Wetland	Flood Plain

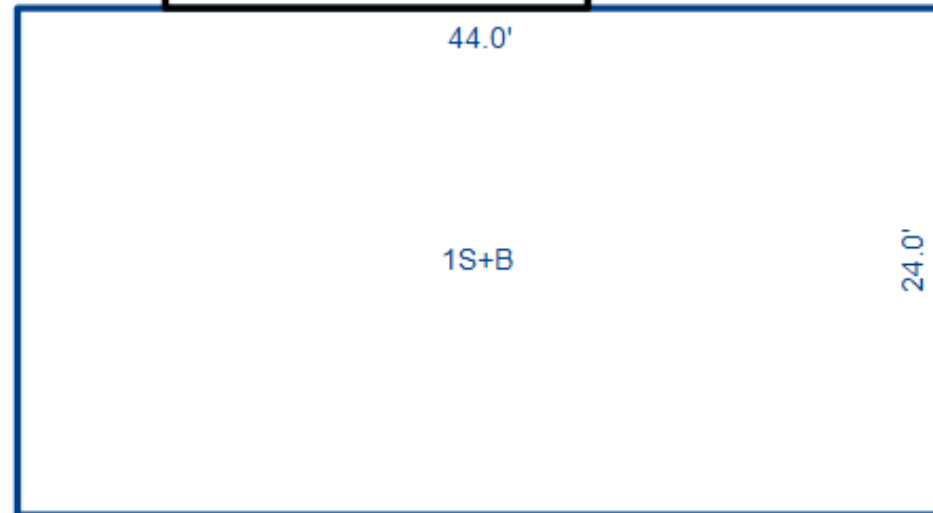
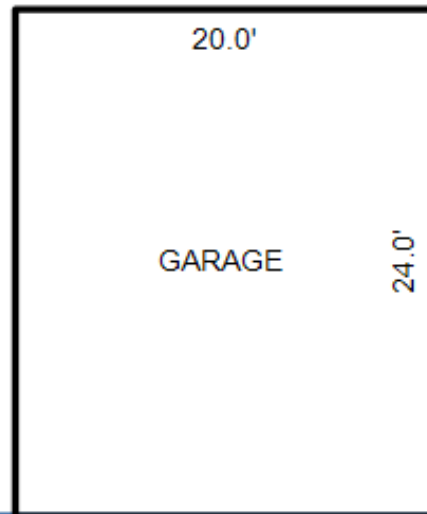
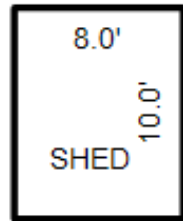


Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	2,500	41,900	44,400			42,779C
TPC	12/27/2017	INSPECTED	2017	2,500	39,400	41,900			41,900S
TPC	04/25/2017	INSPECTED	2016	3,500	37,100	40,600			35,054C
TPC	09/21/2013	INSPECTED	2015	3,500	32,500	36,000			34,950C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1985 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 480 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G								30 48	WPP Treated Wood				
Building Style: 1S		Trim & Decoration																
Yr Built 1985	Remodeled 0	Ex	X	Ord		Min	Size of Closets											
Condition: Average		Lg	X	Ord		Small	Doors											
Room List		(5) Floors		Central Air Wood Furnace														
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			200			Amps Service								
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1	Story Siding	Basement	58.72	0.00	0.00	1056	62,008	
X	Insulation	(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate					Size Cost			
(2) Windows		Basement: 1056 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			(14) Plumbing			Average Fixture(s)			630.00		1 630			
X	Many Avg. Few	X	Large Avg. Small	1			Average Fixture(s)			1			2550.00		1 2,550			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1			3 Fixture Bath			2 Fixture Bath			2895.00			1 2,895		
X	Asphalt Shingle	(8) Basement		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			Appliance Allowance			1415.00		1 1,415			
Chimney: Metal		(9) Basement Finish		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			WPP, Standard			24.34		30 730			
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			(16) Deck/Balcony			Treated Wood,Standard			10.15		48 487			
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well			(17) Garages			Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished)								
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1			1000 Gal Septic			Base Cost			20.05		480 9,624			
				1			2000 Gal Septic			Common Wall: 1 Wall			-1225.00		1 -1,225			
				Lump Sum Items:						Mechanical Doors			350.00		1 350			
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,			Depr.Cost =		82,246			
										ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =					83,068			

*** Information herein deemed reliable but not guaranteed***



deck

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		5,500	05/01/1996	WD	Download	303:705		0.0

Property Address: S RIVERVIEW DR
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: JACKSON GERALD M & PEGGY A
 4210 JENNINGS ROAD
 LAKE CITY MI 49651
 2018 Est TCV 10,000

Land Value Estimates for Land Table Res 8.RURAL SUBS
 Improved X Vacant * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value

Taxpayer's Name/Address: JACKSON GERALD M & PEGGY A
 4210 JENNINGS ROAD
 LAKE CITY MI 49651
 Public Improvements: Dirt Road, Gravel Road, Paved Road, Storm Sewer, Sidewalk, Water, Sewer

Tax Description: . SEC 35 T22N R8W LOT 15 CLAM RIVER ESTATES.
 Comments/Influences: X Electric, X Gas, Curb, Street Lights, Standard Utilities, X Underground Utils.



Topography of Site:
 Level: X Rolling, X Low, X High
 Landscaped, Swamp, X Wooded, Pond, Waterfront, Ravine, Wetland, Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	0	5,000			2,619C
2017	5,000	0	5,000			2,566C
2016	5,000	0	5,000			2,544C
2015	3,500	0	3,500			2,537C

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BENNETT PATRICIA M & THOM	KLINE HAMILTON TRUST	136,000	10/16/2015	WD	Arms Length	2015-03512	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5200 S RIVERVIEW DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 100% 10/31/2015					
KLINE HAMILTON TRUST 5200 S RIVERVIEW DRIVE LAKE CITY MI 49651	MAP #: 2018 Est TCV 151,124 TCV/TFA: 90.39					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS					
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason
. SEC 35 T22N R8W LOT 16 CLAM RIVER ESTATES	X		* Factors *					
Comments/Influences			Description Frontage Depth Front Depth Rate %Adj. Reason Value					
GRG FB FOR 93 440' ADD'N FOR 03	X		<Site Value F> SITE \$10000 10000 100 10,000					
			165 Actual Front Feet, 1.66 Total Acres Total Est. Land Value = 10,000					
			Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
			D/W/P: 3.5 Concrete	3.44	1.00	112	0	0
			D/W/P: Asphalt Paving	1.61	1.00	850	0	0
	X		Shed: Wood Frame	12.07	1.00	80	71	686
	X		Residential Local Cost Land Improvements					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
			LAND IMPROVE 1000	1000.00	1.00	1.0	95	950
			Total Estimated Land Improvements True Cash Value = 1,636					



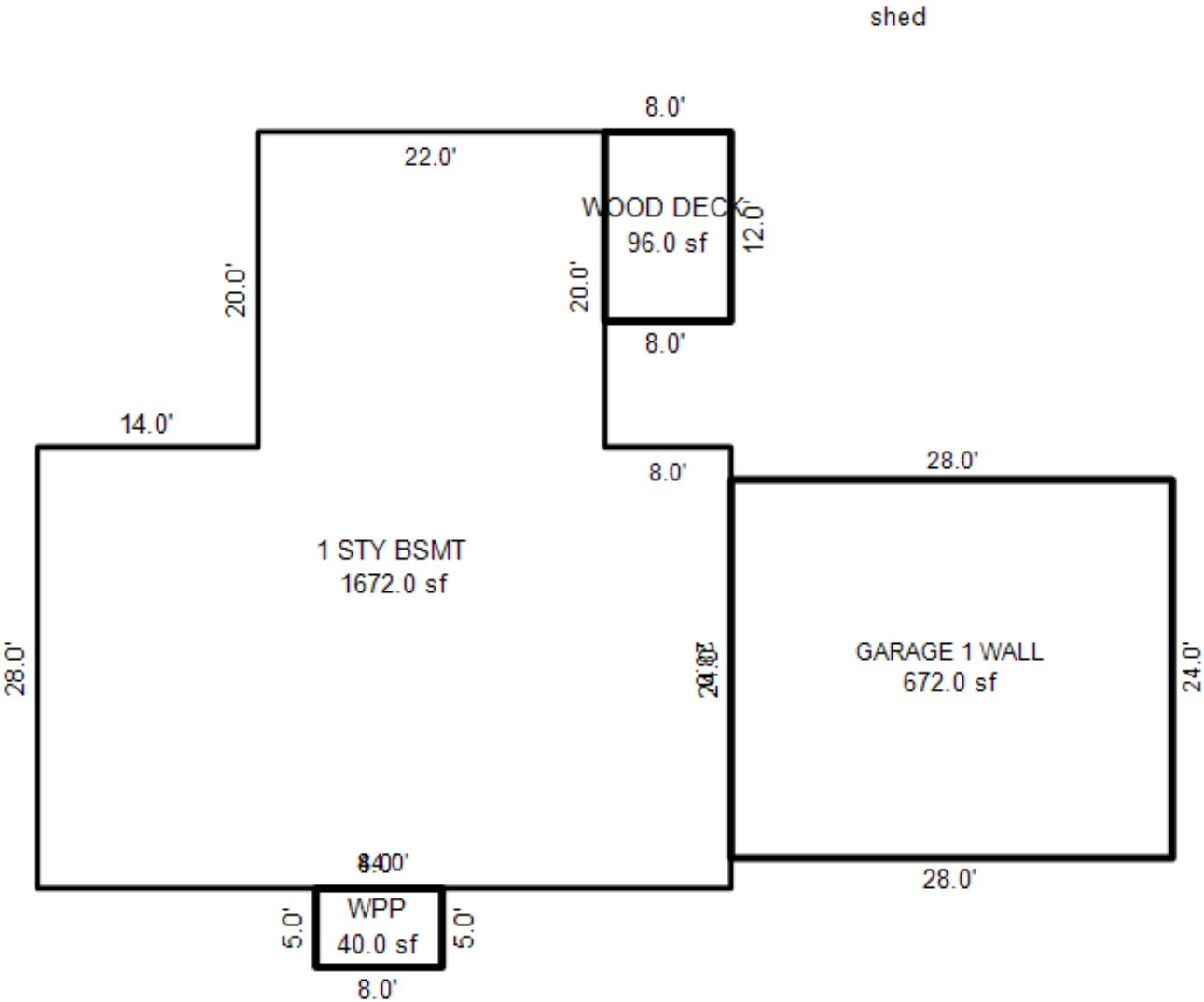
Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X	Level	2018	5,000	70,600	75,600			69,537C
X	Rolling	2017	5,000	66,400	71,400			68,107C
X	Low	2016	5,000	62,500	67,500			67,500S
X	High	2015	3,500	61,000	64,500			62,382C
X	Landscaped							
X	Swamp							
X	Wooded							
X	Pond							
X	Waterfront							
X	Ravine							
X	Wetland							
X	Flood Plain							
	Who	When	What					
	TPC	12/27/2017	INSPECTED					
	TPC	04/25/2017	INSPECTED					
	TPC	10/06/2015	INSPECTED					

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Building Type		(3) Roof (cont.)			(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family		Eavestrough	X	Gas		Oil		1	Appliance Allow.		Interior 1 Story			Year Built: 1990		
	Mobile Home		Insulation		Wood		Coal			Cook Top		Interior 2 Story	Area	Type	Car Capacity:		
	Town Home	0	Front Overhang							Dishwasher		2nd/Same Stack	40	WPP	Class: C		
	Duplex	0	Other Overhang	X	Forced Air w/o Ducts					Garbage Disposal		Two Sided	96	Treated Wood	Exterior: Siding		
	A-Frame	(4) Interior			Forced Air w/ Ducts					Bath Heater		Exterior 1 Story			Brick Ven.: 0		
X	Wood Frame	X	Drywall		Forced Hot Water					Vent Fan		Exterior 2 Story			Stone Ven.: 0		
			Paneled		Electric Baseboard					Hot Tub		Prefab 1 Story			Common Wall: 1 Wall		
			Plaster		Elec. Ceil. Radiant					Unvented Hood		Prefab 2 Story			Foundation: 42 Inch		
			Wood T&G		Electric Wall Heat					Vented Hood		Heat Circulator			Finished ?:		
	Building Style:	Trim & Decoration			Space Heater					Intercom		Raised Hearth			Auto. Doors: 0		
	1S	Ex	X	Ord	Wall/Floor Furnace					Jacuzzi Tub	1	Wood Stove			Mech. Doors: 1		
	Yr Built	Remodeled	Size of Closets			Forced Heat & Cool					Jacuzzi repl.Tub		Direct-Vented Ga		Area: 672		
	1990 200	2003	Lg	X	Ord	Heat Pump				Oven		Class: C -5		% Good: 0			
	Condition:	Average	Doors		Solid	No Heating/Cooling				Microwave		Effec. Age: 25		Storage Area: 0			
	Room List	(5) Floors			Central Air					Standard Range		Floor Area: 1672	CntyMult	No Conc. Floor: 0			
	Basement		Kitchen:		Wood Furnace					Self Clean Range		Total Base Cost: 133,436	X	1.380	Bsmnt Garage:		
	1st Floor		Other:		(12) Electric					Sauna		Total Base New : 184,142		E.C.F.	Carpport Area:		
	2nd Floor		Other:		200 Amps Service					Trash Compactor		Total Depr Cost: 138,107	X	1.010	Roof:		
	3 Bedrooms									Central Vacuum		Estimated T.C.V: 139,488					
			(6) Ceilings		No./Qual. of Fixtures					Security System							
(1)	Exterior	X	Drywall		Ex.	X	Ord.	Min	Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
									1	Story Siding	Basement	58.70	0.00	0.00	1672	98,146	
									Other Additions/Adjustments			Rate		Size	Cost		
									(9) Basement Finish								
										Basement Living Finish			17.25		600	10,350	
										(13) Plumbing							
										Average Fixture(s)			760.00		1	760	
										3 Fixture Bath			2400.00		1	2,400	
										(14) Water/Sewer							
										Well, 100 Feet			2700.00		1	2,700	
										1000 Gal Septic			3085.00		1	3,085	
										(15) Built-Ins & Fireplaces							
										Appliance Allowance			1915.00		1	1,915	
										Fireplace: Wood Stove			1350.00		1	1,350	
										(16) Porches							
										WPP, Standard			22.13		40	885	
										(16) Deck/Balcony							
										Treated Wood, Standard			8.40		96	806	
										(17) Garages							
										Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)							
										Base Cost			17.84		672	11,988	
										Common Wall: 1 Wall			-1300.00		1	-1,300	
										Mechanical Doors			350.00		1	350	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost =						138,107	
										ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =						139,488	
										Lump Sum Items:							

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.			
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status			
5206 S RIVERVIEW DR		School: LAKE CITY - 57020									
Owner's Name/Address		P.R.E. 100% 07/25/1994									
MCPHERSON RUDY A & JOYCE A 5400 WASHINGTON RD APT 206 KENOSHA WI 53144-1586		MAP #:									
		2018 Est TCV 96,627 TCV/TFA: 57.52									
		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS							
Taxpayer's Name/Address		Public Improvements		* Factors *							
NORTHWESTERN MORTGAGE COMPANY P O BOX 809 625 S GARFIELD TRAVERSE CITY MI 49685-0809		Dirt Road Gravel Road		Description	Frontage	Depth	Rate	%Adj. Reason	Value		
		X Paved Road		<Site Value F> SITE	\$10000		10000	100	10,000		
		X Storm Sewer		165 Actual Front Feet, 1.53 Total Acres			Total Est. Land Value =		10,000		
		X Sidewalk		Land Improvement Cost Estimates							
		X Water		Description	Rate	CountyMult.	Size	%Good	Cash Value		
		X Sewer		Residential Local Cost Land Improvements							
		X Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value		
		X Gas		LAND IMPROVE 1000	1000.00	1.00	1.0	97	970		
		X Curb		Total Estimated Land Improvements True Cash Value =					970		
		X Street Lights									
		X Standard Utilities									
		X Underground Utils.									
		Topography of Site									
		X Level									
		X Rolling									
		X Low									
		X High									
		X Landscaped									
		X Swamp									
		X Wooded									
		X Pond									
		X Waterfront									
		X Ravine									
		X Wetland									
		X Flood Plain									
		Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		TPC 12/27/2017	INSPECTED		2018	5,000	43,300	48,300			36,322C
		TPC 04/25/2017	INSPECTED		2017	5,000	40,500	45,500			35,575C
					2016	5,000	34,500	39,500			35,258C
					2015	3,500	34,000	37,500			35,153C

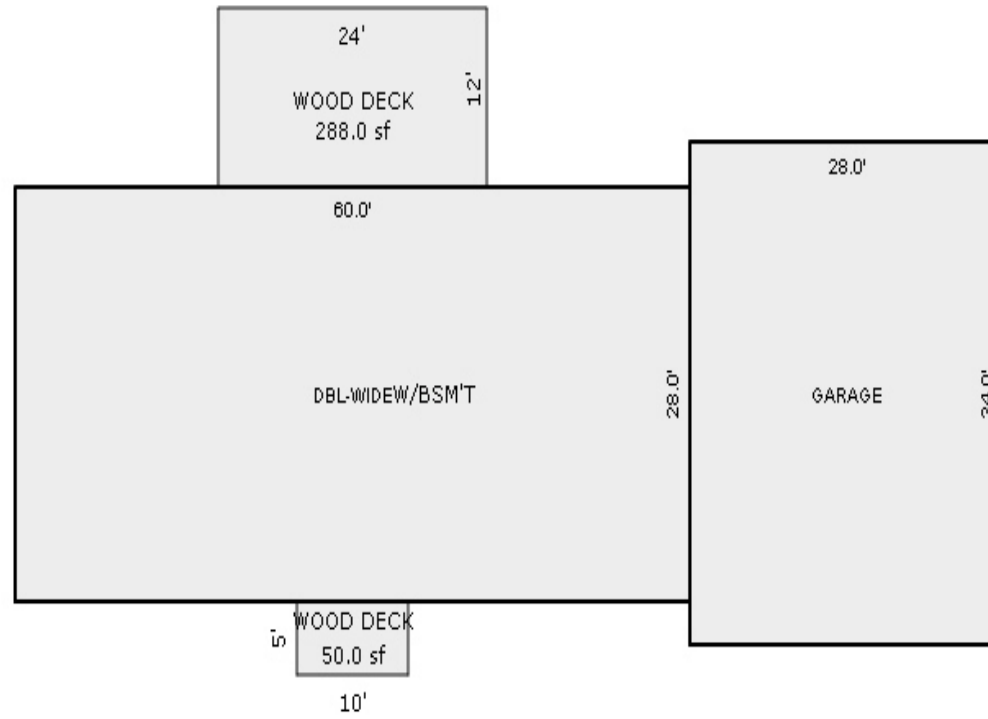


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 298 50	Type Treated Wood Treated Wood	Year Built: 1996 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 952 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	X		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling	Class: D Effec. Age: 14 Floor Area: 1680 Total Base Cost: 96,233 Total Base New : 132,801 Total Depr Cost: 114,209 Estimated T.C.V: 85,657		CntyMult X 1.380 E.C.F. X 0.750		Bsmnt Garage: Carport Area: Roof:		
Building Style: BOCA/STATE		Trim & Decoration		Ex		X	Ord	Min	Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Size Cost				
Yr Built	Remodeled	Size of Closets		Lg		X	Ord	Small	Rate		Rate		Size Cost		
1993	0	Doors		Solid		X	H.C.		43.98		0.00		1680 73,886		
Condition: Average		(5) Floors		No./Qual. of Fixtures		Ex.		X	Ord.	Other Additions/Adjustments		Rate			
Room List		Kitchen: Other: Other:		(12) Electric		Many		X	Ave.	(13) Plumbing		Rate		Size Cost	
Basement	1st Floor	(6) Ceilings		200		Amps Service		1		Average Fixture(s)		525.00		1 525	
2nd Floor	Bedrooms	X Drywall		No. of Elec. Outlets		2		2		3 Fixture Bath		1650.00		1 1,650	
		(7) Excavation		Basement: 1680 S.F.		Crawl: 0 S.F.		2		2 Fixture Bath		1575.00		1 1,575	
(1) Exterior	Wood/Shingle Aluminum/Vinyl Brick	Basement		Slab: 0 S.F.		Height to Joists: 0.0		2		Softener, Auto		2720.00		1 2,720	
X	Insulation	(8) Basement		Softener, Manual		Solar Water Heat		2		No Plumbing		1235.00		1 1,235	
(2) Windows	Many Avg. Few	X	Large Avg. Small	8		Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		(15) Built-Ins & Fireplaces		6.11		298 1,821	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(9) Basement Finish		Public Water		Public Sewer		1		Appliance Allowance		9.40		50 470	
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		1		Water Well		1		(16) Deck/Balcony					
(3) Roof	Gable Hip Flat	Gambrel Mansard Shed		(14) Water/Sewer		Lump Sum Items:				(17) Garages		Class:D Exterior: Siding Foundation: 42 Inch (Unfinished)		952 13,176	
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1		1000 Gal Septic		1		Treated Wood,Standard		13.84		1 -1,175	
Chimney: Metal				1		2000 Gal Septic				Treated Wood,Standard		350.00		1 350	
Phy/Ab.Phy/Func/Econ/Comb.%Good= 86/100/100/100/86.0, Depr.Cost = 114,209														ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)0.750 => TCV of Bldg: 1 = 85,657	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SECRETARY OF HOUSING & UR	RADEN BILLIE SUE	65,000	11/10/2011	WD	BANK SALE	2011-03484 WD	PTA	100.0
PHH MTG CO	SECRETARY OF HOUSING & UR	1	07/19/2011	WD	WARRANTY DEED	2011-02485	PTA	0.0
SHERIFF	PHH MORTGAGE CORP	134,683	07/07/2011	PTA	FORECLOSURE	PTA	PTA	0.0
WESTON WAYNE A	SHERIFF	134,683	01/07/2011	SD	FORECLOSURE	2011-158SD	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5212 S RIVERVIEW DR						
School: LAKE CITY - 57020						
P.R.E. 100% 11/10/2011						
Owner's Name/Address	MAP #:					
RADEN BILLIE SUE 5212 S RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 138,922 TCV/TFA: 77.70					

Tax Description	Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
	Public Improvements		* Factors *								
. SEC 35 T22N R8W LOT 18 CLAM RIVER ESTATES.	X		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value F> SITE \$10000					10000	100		10,000

Comments/Influences	Land Improvement Cost Estimates										
NEW HOUSE FOR 02	X	Dirt Road	Description		Rate	CountyMult.	Size	%Good	Cash Value		
		Gravel Road	Residential Local Cost Land Improvements								

Comments/Influences	X	Description	Rate	CountyMult.	Size	%Good	Cash Value	
			165 Actual Front Feet, 1.41 Total Acres					

Comments/Influences	X	Description	Rate	CountyMult.	Size	%Good	Cash Value	
			LAND IMPROVE 1000	1000.00	1.00	1.0	94	940

Comments/Influences	X	Description	Total Estimated Land Improvements True Cash Value =					
			940	940				

Comments/Influences	X	Description	Residential Local Cost Land Improvements					
			940	940				

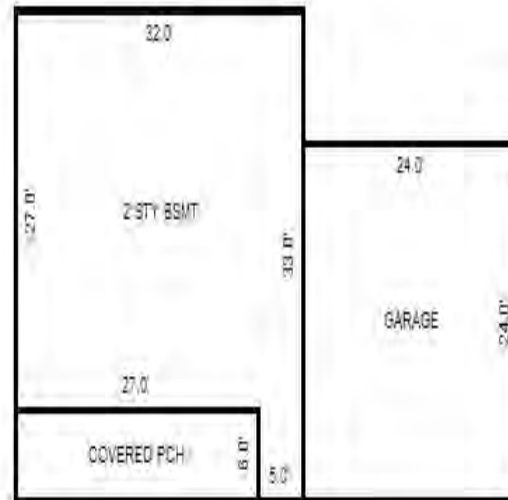
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
						2018	5,000	64,500	69,500
			2017	5,000	60,700	65,700			52,540C
			2016	5,000	57,100	62,100			52,072C
			2015	3,500	50,100	53,600			51,917C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks			(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 162	Type WCP (1 Story)	Year Built: 2001 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 2S		Trim & Decoration														
Yr Built: 2001		Remodeled: 0		Ex X Ord Min			Size of Closets									
Condition: Average		Lg X Ord Small		Doors Solid X H.C.												
Room List		(5) Floors		Central Air Wood Furnace												
Basement 1st Floor 2nd Floor 3 Bedrooms		Kitchen: Other: Other:		(12) Electric 150 Amps Service										Bsmnt Garage: Carport Area: Roof:		
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures Ex. X Ord. Min			Stories Exterior 2 Story Siding		Foundation Basement		Rate 95.23		Bsmnt-Adj 0.00		Heat-Adj 0.00	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	No. of Elec. Outlets Many X Ave. Few			Other Additions/Adjustments (13) Plumbing Average Fixture(s) 3 Fixture Bath				Rate 630.00 1975.00		Size 1 1		Cost 630 1,975	
(2) Windows		(7) Excavation		Basement: 894 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			(14) Water/Sewer 1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		(15) Built-Ins & Fireplaces Appliance Allowance (16) Porches WCP (1 Story), Standard		Rate 2550.00 2895.00 1415.00		Size 1 1 1		Cost 2,550 2,895 1,415	
X	Many Avg. Few	X	Large Avg. Small	(8) Basement Conc. Block 8 Poured Conc. Stone Treated Wood X Concrete Floor												
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(9) Basement Finish Recreation SF Living SF Walkout Doors No Floor SF														
X	Double Glass Patio Doors Storms & Screens															
(3) Roof		(10) Floor Support		Public Water Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic												
X	Gable Hip Flat	Gambrel Mansard Shed		Lump Sum Items:												
X	Asphalt Shingle															
Chimney:																
Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 126,715 ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 127,982																

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GALLUP ERIC & AMY (H/W)	GALLUP ROBERT (?)	1	08/16/2005	QC	Not Qualified	05-0/3204		100.0
GRIFFIN KEITH	GALLUP ERIC	0	04/01/2005	QC	Not Qualified	05-0/3203		50.0
		6,250	02/01/2001	WD	Download	289:743		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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S RIVERVIEW DR	School: LAKE CITY - 57020					
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	P.R.E. 0%					
--	-----------	--	--	--	--	--

Owner's Name/Address	MAP #:					
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GALLUP ROBERT 5330 RIVERVIEW DR Lake City MI 49651	2018 Est TCV 10,000					
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	Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS		
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	Public Improvements	* Factors *				
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		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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		<Site Value F> SITE	\$10000				10000	100		10,000
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		157 Actual Front Feet, 1.40 Total Acres					Total Est. Land Value =			10,000
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Taxpayer's Name/Address	Dirt Road									
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GALLUP ROBERT 5330 RIVERVIEW DR Lake City MI 49651	X Gravel Road									
--	---------------	--	--	--	--	--	--	--	--	--

	X Paved Road									
--	--------------	--	--	--	--	--	--	--	--	--

	X Storm Sewer									
--	---------------	--	--	--	--	--	--	--	--	--

	X Sidewalk									
--	------------	--	--	--	--	--	--	--	--	--

	X Water									
--	---------	--	--	--	--	--	--	--	--	--

	X Sewer									
--	---------	--	--	--	--	--	--	--	--	--

	X Electric									
--	------------	--	--	--	--	--	--	--	--	--

. SEC 35 T22N R8W LOT 19 CLAM RIVER ESTATES.	X Gas									
--	-------	--	--	--	--	--	--	--	--	--

	X Curb									
--	--------	--	--	--	--	--	--	--	--	--

Comments/Influences	X Street Lights									
---------------------	-----------------	--	--	--	--	--	--	--	--	--

	X Standard Utilities									
--	----------------------	--	--	--	--	--	--	--	--	--

	X Underground Utils.									
--	----------------------	--	--	--	--	--	--	--	--	--

	Topography of Site									
--	--------------------	--	--	--	--	--	--	--	--	--

	X Level									
--	---------	--	--	--	--	--	--	--	--	--

	X Rolling									
--	-----------	--	--	--	--	--	--	--	--	--

	X Low									
--	-------	--	--	--	--	--	--	--	--	--

	X High									
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	Landscaped									
--	------------	--	--	--	--	--	--	--	--	--

	Swamp									
--	-------	--	--	--	--	--	--	--	--	--

	Wooded									
--	--------	--	--	--	--	--	--	--	--	--

	Pond									
--	------	--	--	--	--	--	--	--	--	--

	Waterfront									
--	------------	--	--	--	--	--	--	--	--	--

	Ravine									
--	--------	--	--	--	--	--	--	--	--	--

	Wetland									
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	Flood Plain									
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	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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	2018	5,000	0	5,000			2,619C
--	------	-------	---	-------	--	--	--------

	2017	5,000	0	5,000			2,566C
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	2016	5,000	0	5,000			2,544C
--	------	-------	---	-------	--	--	--------

	2015	5,500	0	5,500			2,537C
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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SCARBROUGH KAY F F/K/A SC	MALLERY KAY FRANCES	0	06/30/2014	QC	RELATED PARTY	2014-02278		0.0
SCARBROUGH JAMES H & KAY	SCARBROUGH KAY F	0	04/26/2004	QC	Not Qualified	04-0/1851		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5224 S RIVERVIEW DR			New House	05/16/1978	1978-1070	100%

Owner's Name/Address	MAP #:
MALLERY KAY FRANCES 5224 RIVERVIEW DRIVE LAKE CITY MI 49651	2018 Est TCV 109,597 TCV/TFA: 97.85

X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
		* Factors *

Tax Description	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SEC 35 T22N R8W LOTS 20 & 21 CLAM RIVER ESTATES.	<Site Value A> CLAM RIVER 15K					15000	100		15,000
	CLAM RIV 60/FF	53.00	55.00	1.0000	1.0000	60	100		3,180
	212 Actual Front Feet, 1.80 Total Acres Total Est. Land Value =								18,180

Comments/Influences	Land Improvement Cost Estimates
ADD 309 FT OF RIVER FRONT (LOT 22) FOR 07.	

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	200	0	0

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVE 1000	1000.00	1.00	0.2	95	190
Total Estimated Land Improvements True Cash Value =					190

Topography of Site
X High

Level
X High
Landscaped
Swamp
Wooded
Pond
Waterfront
Ravine
Wetland
Flood Plain

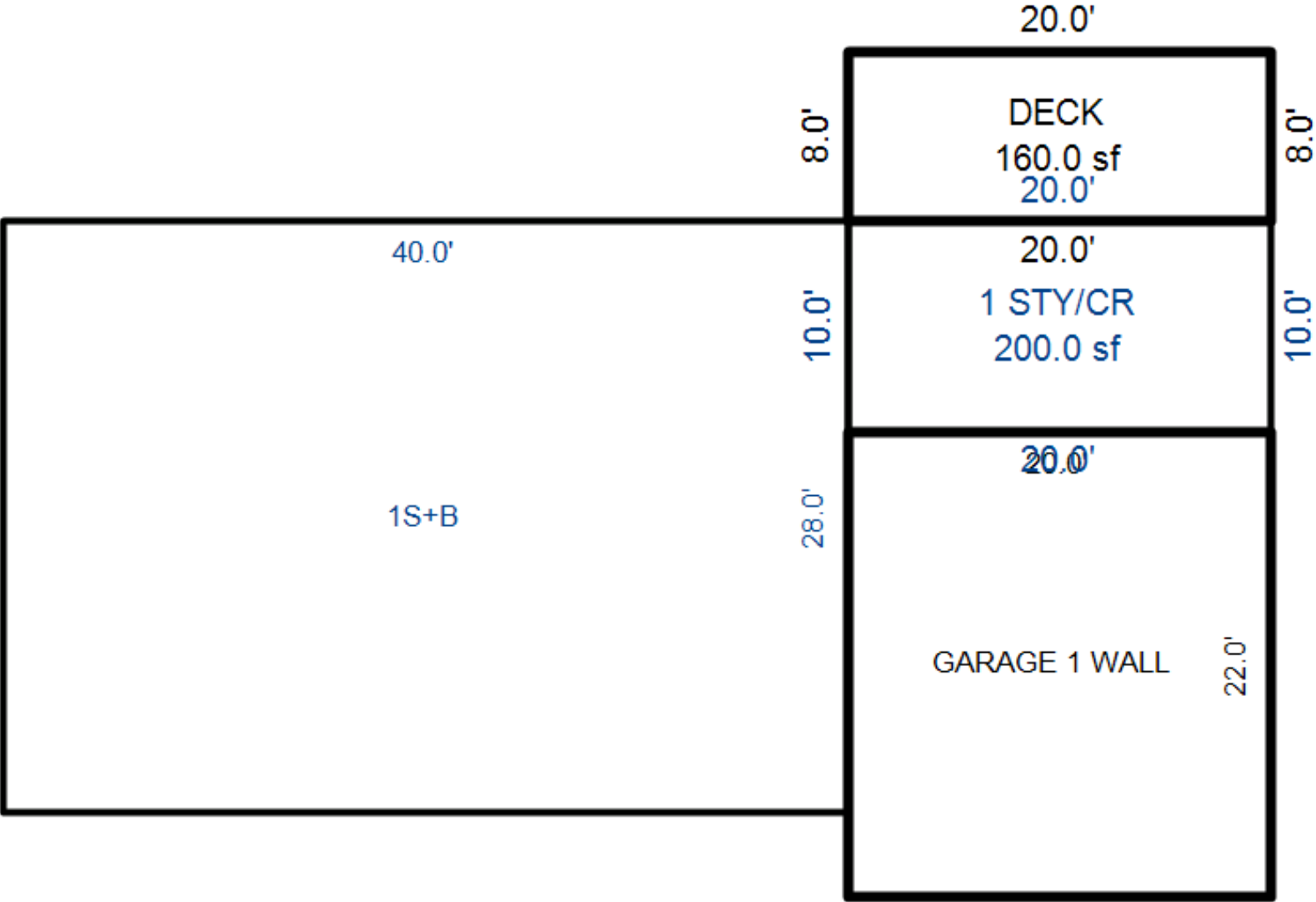
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	9,100	45,700	54,800	0M		0
2017	9,100	46,400	55,500	0M		0
2016	9,100	43,600	52,700			44,532C
2015	7,300	38,300	45,600			44,399C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 160	Type Treated Wood	Year Built: 1978 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 440 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1S		Trim & Decoration														
Yr Built 1978	Remodeled 0	Ex	X	Ord		Min										
Condition: Average		Lg	X	Ord		Small										
Room List		(5) Floors														
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:														
(1) Exterior		(6) Ceilings														
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min							
(2) Windows		(7) Excavation														
X	Insulation	Basement: 1120 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0														
X	Many Avg. Few	X	Large Avg. Small													
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor													
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish														
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF														
X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support													
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:														
Chimney: Block		1 1 1000 Gal Septic 2000 Gal Septic														
		Lump Sum Items:														
		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic														
		Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost														
		1 Story Siding Basement 72.44 0.00 0.00 1120 81,133														
		Other Additions/Adjustments Rate Size Cost														
		(13) Plumbing														
		Average Fixture(s) 760.00 1 760														
		3 Fixture Bath 2400.00 1 2,400														
		(14) Water/Sewer														
		Well, 50 Feet 1575.00 1 1,575														
		1000 Gal Septic 3085.00 1 3,085														
		(15) Built-Ins & Fireplaces														
		Appliance Allowance 1915.00 1 1,915														
		(16) Deck/Balcony														
		Treated Wood,Standard 7.39 160 1,182														
		(17) Garages														
		Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)														
		Base Cost 21.75 440 9,570														
		Common Wall: 1 Wall -1300.00 1 -1,300														
		Automatic Doors 375.00 1 375														
		Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 90,324														
		ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 91,227														

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
HAMILTON RANDAL C & DIANE	HAMILTON LUKE D & HAMILTO	100	10/17/2013	QC	QUIT CLAIM	2013-03610 QD		0.0

Property Address: 5250 S RIVERVIEW DR
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 100% 07/25/1994

Owner's Name/Address: HAMILTON LUKE D & HAMILTON MARY E
 HAMILTON RANDAL C & DIANE L LIFE ES
 5250 S RIVERVIEW DR
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 126,268 TCV/TFA: 82.26

X	Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES					
Public Improvements			* Factors *					
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
CLAM RIV 60/FF	200.00	304.00	1.0000	1.0000	60	100		12,000
<Site Value A> CLAM RIVER 15K					15000	100		15,000
			310 Actual Front Feet, 2.16 Total Acres		Total Est. Land Value =			27,000

Tax Description		Land Improvement Cost Estimates					
Description	Rate	CountyMult.	Size	%Good	Cash Value		
Dirt Road							
Gravel Road							
X Paved Road							
Storm Sewer							
Sidewalk							
Water							
Sewer							
X Electric							
X Gas							
Curb							
Street Lights							
Standard Utilities							
X Underground Utils.							
			Total Estimated Land Improvements True Cash Value =			1,407	

Comments/Influences

Topography of Site		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level								
Rolling								
Low								
X High								
Landscaped								
Swamp								
Wooded								
Pond								
X Waterfront								
Ravine								
Wetland								
Flood Plain								

Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	13,500	49,600	63,100			50,074C
		TPC 12/27/2017 INSPECTED	2017	13,500	46,700	60,200			49,045C
			2016	13,500	44,000	57,500			48,608C
			2015	11,000	38,600	49,600			48,463C

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 Licensed To: Township of Lake, County of Missaukee, Michigan

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area Type 64 CCP (1 Story)	Year Built: 1981 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 458 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																																																																																				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																																																																																																																															
Building Style: TRI		Trim & Decoration																																																																																																																																		
Yr Built 1981	Remodeled 0	Ex	X	Ord		Min	Size of Closets																																																																																																																													
Condition: Average		Lg	X	Ord		Small	Doors		X	Ord		H.C.																																																																																																																								
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric		200		Amps Service																																																																																																																									
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures		Ex.		X	Ord.		Min																																																																																																																						
(1) Exterior	X	Drywall					No. of Elec. Outlets		Many	X	Ave.		Few																																																																																																																							
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	(7) Excavation		Basement: 0 S.F. Crawl: 994 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing		1	Average Fixture(s)																																																																																																																										
(2) Windows	Many Avg. Few	X	Large Avg. Small	(8) Basement			1		3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																																											
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor	(9) Basement Finish			Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		Lump Sum Items:																																																																																																																							
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support			Joists: Unsupported Len: Cntr.Sup:		1		Water Well 1000 Gal Septic 2000 Gal Septic																																																																																																																									
	X	Asphalt Shingle		Chimney: Metal																																																																																																																																
<table border="1"> <thead> <tr> <th>Stories</th> <th>Exterior</th> <th>Foundation</th> <th>Rate</th> <th>Bsmnt-Adj</th> <th>Heat-Adj</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Tri-Level Siding</td> <td>Crawl Space</td> <td>83.37</td> <td>-4.90</td> <td>0.00</td> <td>994</td> <td>77,999</td> </tr> <tr> <td>1</td> <td>Story Siding</td> <td>Overhang</td> <td>39.05</td> <td>0.00</td> <td>0.00</td> <td>44</td> <td>1,718</td> </tr> <tr> <td colspan="7">Other Additions/Adjustments</td> <td>Rate</td> <td>Size</td> <td>Cost</td> </tr> <tr> <td colspan="4">(13) Plumbing</td> <td colspan="2">Average Fixture(s)</td> <td>760.00</td> <td>1</td> <td>760</td> </tr> <tr> <td colspan="4">(14) Water/Sewer</td> <td colspan="2">Well, 100 Feet</td> <td>2700.00</td> <td>1</td> <td>2,700</td> </tr> <tr> <td colspan="4">(15) Built-Ins & Fireplaces</td> <td colspan="2">1000 Gal Septic</td> <td>3085.00</td> <td>1</td> <td>3,085</td> </tr> <tr> <td colspan="4">(16) Porches</td> <td colspan="2">Appliance Allowance</td> <td>1915.00</td> <td>1</td> <td>1,915</td> </tr> <tr> <td colspan="4">(17) Garages</td> <td colspan="2">CCP (1 Story), Standard</td> <td>34.76</td> <td>64</td> <td>2,225</td> </tr> <tr> <td colspan="7">Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)</td> <td>Base Cost</td> <td>21.37</td> <td>458</td> <td>9,787</td> </tr> <tr> <td colspan="7">Common Wall: 1 Wall</td> <td>-1300.00</td> <td>1</td> <td>-1,300</td> </tr> <tr> <td colspan="7">Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0,</td> <td>Depr.Cost =</td> <td></td> <td>96,892</td> </tr> <tr> <td colspan="7">ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =</td> <td></td> <td></td> <td>97,861</td> </tr> </tbody> </table>													Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	1	Tri-Level Siding	Crawl Space	83.37	-4.90	0.00	994	77,999	1	Story Siding	Overhang	39.05	0.00	0.00	44	1,718	Other Additions/Adjustments							Rate	Size	Cost	(13) Plumbing				Average Fixture(s)		760.00	1	760	(14) Water/Sewer				Well, 100 Feet		2700.00	1	2,700	(15) Built-Ins & Fireplaces				1000 Gal Septic		3085.00	1	3,085	(16) Porches				Appliance Allowance		1915.00	1	1,915	(17) Garages				CCP (1 Story), Standard		34.76	64	2,225	Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)							Base Cost	21.37	458	9,787	Common Wall: 1 Wall							-1300.00	1	-1,300	Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0,							Depr.Cost =		96,892	ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 =									97,861
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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GALLUP BRADLEY H	GALLUP HAROLD & ELIZABETH	25,000	05/11/2005	WD	Not Qualified	05-0/1987		100.0
		25,000	01/01/2001	WD	Download	01-0:0217		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status						
S RIVERVIEW DR												
Owner's Name/Address	School: LAKE CITY - 57020											
	P.R.E. 0%											
	MAP #:											
	2018 Est TCV 15,000											
GALLUP HAROLD & ELIZABETH TRUSTEES HAROLD & ELIZABETH JT LIVING TRUST 5310 RIVERVIEW DR LAKE CITY MI 49651	Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
	Public Improvements			* Factors *								
Taxpayer's Name/Address	Dirt Road			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GALLUP HAROLD & ELIZABETH TRUSTEES 5310 RIVERVIEW DR LAKE CITY MI 49651	X	Gravel Road			<Site Value A>	CLAM RIVER	15K		15000	100		15,000
	X	Paved Road			173 Actual Front Feet, 1.03 Total Acres			Total Est. Land Value =		15,000		
	X	Storm Sewer										
	X	Sidewalk										
	X	Water Sewer										
	X	Electric										
	X	Gas										
	X	Curb										
	X	Street Lights										
	X	Standard Utilities										
	X	Underground Utils.										
	Topography of Site			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
	X	Level			2018	7,500	0	7,500			2,801C	
	X	Rolling			2017	7,500	0	7,500			2,744C	
	X	Low			2016	7,500	0	7,500			2,720C	
	X	High			2015	6,000	0	6,000			2,712C	
	X	Landscaped										
	X	Swamp										
	X	Wooded										
	X	Pond										
	X	Waterfront										
	X	Ravine										
	X	Wetland										
	X	Flood Plain										
	Who	When	What	2018	7,500	0	7,500			2,801C		
	TPC	12/27/2017	INSPECTED	2017	7,500	0	7,500			2,744C		
	TPC	06/01/2010	INSPECTED	2016	7,500	0	7,500			2,720C		
				2015	6,000	0	6,000			2,712C		



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
5310 S RIVERVIEW DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 07/25/1994										
GALLUP HAROLD O & ELIZABETH B TRUST		MAP #:										
5310 RIVERVIEW DR LAKE CITY MI 49651		2018 Est TCV 120,756 TCV/TFA: 103.39										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
. SEC 35 T22N R8W LOT 24 & BEG AT NE COR OF LOT 25 TH N 87 DEG 36'38" W 230.25 FT, S 67 DEG 18' 06" E 219.62 FT, N 20 DEG 3'27" E 80 FT TO POB. CLAM RIVER ESTATES.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		CLAM RIV 60/FF	267.00	247.00	1.0000	1.0000	60	100		16,020
		Paved Road		267 Actual Front Feet, 1.51 Total Acres					Total Est. Land Value =		16,020	
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		Shed: Metal Prefab	9.29	1.00	80	71	528			
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 1000	1000.00	1.00	1.0	95	950			
		Curb		Total Estimated Land Improvements True Cash Value = 1,478								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	8,000	52,400	60,400			47,660C	
		TPC 12/27/2017 INSPECTED			2017	8,000	49,300	57,300			46,680C	
		TPC 05/21/2013 INSPECTED			2016	8,000	46,400	54,400			46,264C	
					2015	6,700	40,700	47,400			46,126C	



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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 32 180 80	Type CCP (1 Story) CGEP (1 Story) Treated Wood	Year Built: 1989 Car Capacity: Class: C Exterior: Brick Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 600 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 29 Floor Area: 1168 Total Base Cost: 104,343 Total Base New : 143,993 Total Depr Cost: 102,235 Estimated T.C.V: 103,258			CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:		
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost			
Yr Built 1989	Remodeled 0	Ex	X Ord	Min	200 Amps Service			1 Story Brick Crawl Space 73.73 -9.38 0.00			1168 75,161					
Condition: Average		Lg	X Ord	Small	No./Qual. of Fixtures			Other Additions/Adjustments			Rate		Size Cost			
Room List		(5) Floors		Kitchen: Other: Other:			(13) Plumbing			Average Fixture(s) 3 Fixture Bath			760.00 1 760 2400.00 1 2,400			
Basement	1st Floor	Drywall		Basement: 0 S.F. Crawl: 1168 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Well, 50 Feet 1575.00 1 1,575 1000 Gal Septic 3085.00 1 3,085						
2 Bedrooms		Excavation		(8) Basement			(14) Water/Sewer			(15) Built-Ins & Fireplaces						
(1) Exterior	Wood/Shingle Aluminum/Vinyl Brick	Basement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Appliance Allowance 1915.00 1 1,915						
X	Insulation	(7) Excavation		(9) Basement Finish			Lump Sum Items:			(16) Porches						
(2) Windows	Many Avg. X Avg. Few Small	Basement		Recreation SF Living SF Walkout Doors No Floor SF						CCP (1 Story), Standard 49.04 32 1,569 CGEP (1 Story), Standard 34.43 180 6,197						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Basement		Recreation SF Living SF Walkout Doors No Floor SF						(16) Deck/Balcony						
X	Double Glass Patio Doors Storms & Screens	Basement		Recreation SF Living SF Walkout Doors No Floor SF						Treated Wood, Standard 8.82 80 706						
(3) Roof	Many Avg. X Avg. Few Small	Basement		Recreation SF Living SF Walkout Doors No Floor SF						(17) Garages						
X	Gable Hip Flat	Basement		Recreation SF Living SF Walkout Doors No Floor SF						Class:C Exterior: Brick Foundation: 42 Inch (Unfinished) Base Cost 21.50 600 12,900 Common Wall: 1 Wall -2275.00 1 -2,275 Mechanical Doors 350.00 1 350						
X	Gambrel Mansard Shed	Basement		Recreation SF Living SF Walkout Doors No Floor SF						Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 102,235 ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 103,258						
X	Asphalt Shingle	Basement		Recreation SF Living SF Walkout Doors No Floor SF												
Chimney: Metal		Basement		Recreation SF Living SF Walkout Doors No Floor SF												

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GALLUP DAYLE	GALLUP ROBERT & JUANITA &	0	03/08/2005	QC	Not Qualified	05-0/834		50.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5330 S RIVERVIEW DR			New House	06/13/2003	20030140	Complete

Owner's Name/Address	MAP #:
GALLUP ROBERT & JUANITA & GALLUP DAYLE 5330 RIVERVIEW DR LAKE CITY MI 49651	2018 Est TCV 154,970 TCV/TFA: 134.52

X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Tax Description	Public Improvements	* Factors *	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SEC 35 T22N R8W LOT 25 EXC BEG AT NE COR TH N 87 DEG 36'38" W 230.25 FT, S 67 DEG 18'06" E 219.62 FT, N 20 DEG 03'27" E 80 FT TO POB. CLAM RIVER ESTATES.	X Dirt Road		CLAM RIV 60/FF	200.00	496.00	1.0000	1.0000	60	100		12,000
	X Gravel Road		<Site Value A> CLAM RIVER 15K					15000	100		15,000
	X Paved Road		616 Actual Front Feet, 7.01 Total Acres					Total Est. Land Value =			27,000

Comments/Influences	Land Improvement Cost Estimates
pd 11,500 in 1979	

X Electric	Description	Rate	CountyMult.	Size	%Good	Cash Value
X Gas	LAND IMPROVE 1000	1000.00	1.00	1.0	95	950
X Curb						
X Street Lights						
X Standard Utilities						
X Underground Utils.						
	Total Estimated Land Improvements True Cash Value =					950



Topography of Site	Level
X Rolling	
Low	
High	
Landscaped	
Swamp	
Wooded	
Pond	
X Waterfront	
Ravine	
Wetland	
Flood Plain	

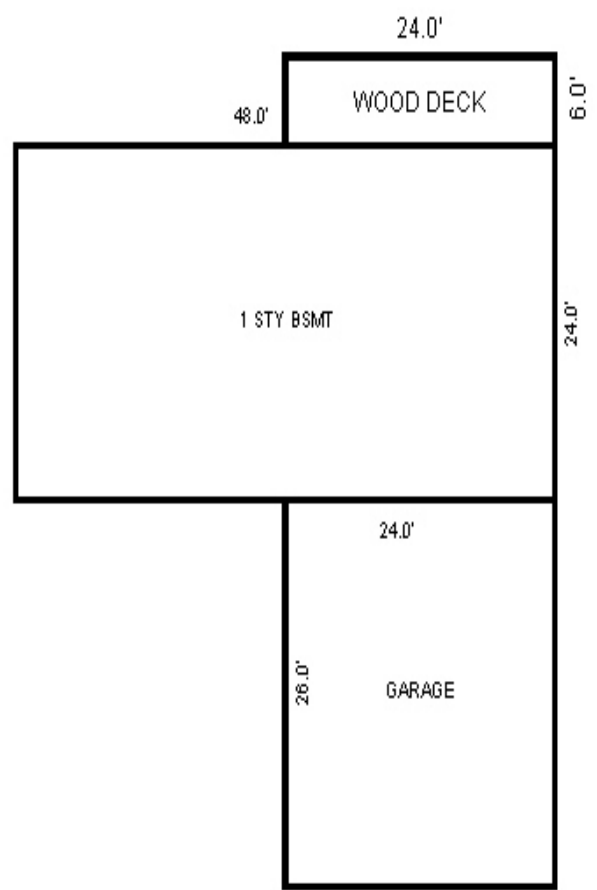
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	13,500	64,000	77,500			61,097C
2017	13,500	60,200	73,700			59,841C
2016	13,500	56,700	70,200			59,308C
2015	11,000	49,700	60,700			59,131C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 144	Type Treated Wood	Year Built: 2004 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 624 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																
Building Style: 1S		Trim & Decoration																			
Yr Built 2004	Remodeled 0	Ex	X	Ord		Min															
Condition: Average		Lg	X	Ord		Small															
Room List		(5) Floors																			
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:					(12) Electric 0 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost				
X	Wood/Shingle Aluminum/Vinyl Brick Pine/Cedar Insulation	X	Drywall				Ex.	X	Ord.		Min	1 Story Siding			Basement			65.51 0.00 0.00		1152 75,468	
(2) Windows		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate			Bsmnt-Adj		Heat-Adj		Size Cost				
X	Many Avg. Few	X	Large Avg. Small				Many	X	Ave.		Few	(13) Plumbing			Rate			Size Cost			
(3) Roof		(8) Basement		Basement: 1152 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			(14) Water/Sewer			Rate			Bsmnt-Adj		Heat-Adj		Size Cost				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 760.00			2400.00			1 760			1 2,400		
(3) Roof		(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			(15) Built-Ins & Fireplaces			Rate			Bsmnt-Adj		Heat-Adj		Size Cost				
X	Gable Hip Flat	Gambrel Mansard Shed					(16) Garages			1915.00			1 1,915								
X	Asphalt Shingle						Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost 18.40 Common Wall: 1 Wall -1300.00 Automatic Doors 375.00 Phy/Ab.Phy/Func/Econ/Comb.%Good= 93/100/100/100/93.0, Depr.Cost = 124,341 Separately Depreciated Items: (16) Deck/Balcony Treated Wood,Standard 7.53 144 1,084 County Multiplier = 1.38 => Cost New = 1,496 Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0, Depr.Cost = 1,422 Total Depreciated Cost = 125,763 ECF (414-RIVER WOODS, 240 CLAM RIVER SUB)1.010 => TCV of Bldg: 1 = 127,020														
Chimney:							(17) Electric														
							Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic														
							Lump Sum Items:														

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CAROL I LLC	FOX ANTHONY & WOLVERTON T	28,000	03/23/2015	WD	WARRANTY DEED	2015-00956	PTA	100.0
ARNDT DENISE (ETAL)	CAROL I LLC	0	08/31/2010	QC	QUIT CLAIM	2010-4423QC		100.0
SADOUSKY CAROL A	ARNDT DENISE (ETAL)	0	04/01/2005	QC	Not Qualified	05-0/1670		100.0
C & D ENTERPRISES LLC	SADOUSKY CAROL A	0	03/03/2004	QC	Not Qualified	04-0/0924		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
5344 S RIVERVIEW DR			New House	05/14/2015	2015-0156	100%

Owner's Name/Address	MAP #:
FOX ANTHONY & WOLVERTON TAMI 5344 S RIVERVIEW LAKE CITY MI 49651	2018 Est TCV 260,204 TCV/TFA: 131.28

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 35 T22N R8W LOT 26 CLAM RIVER ESTATES.			

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 35 T22N R8W LOT 26 CLAM RIVER ESTATES.			

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

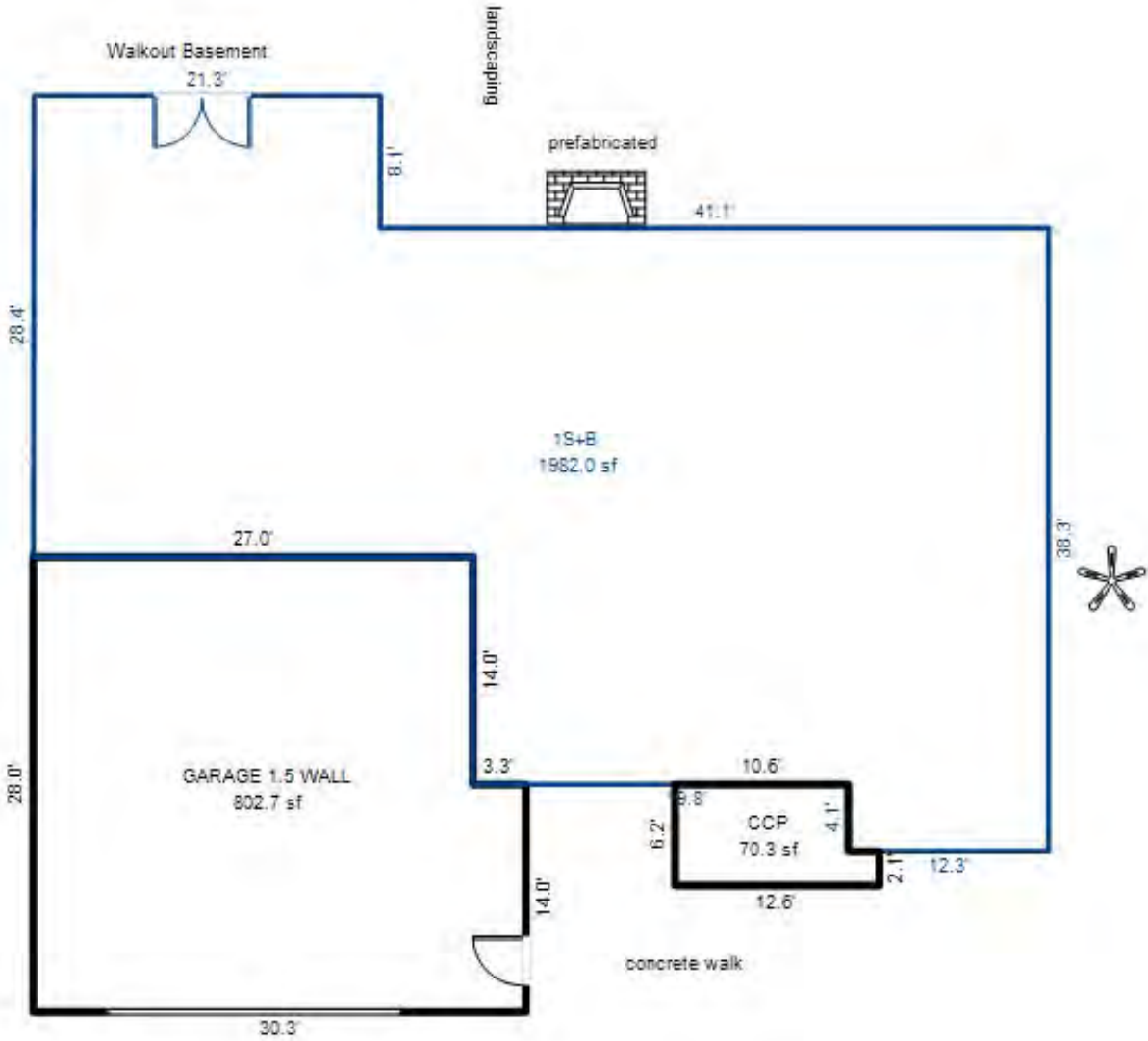


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family	0	Eavestrough	X	Gas	0	Oil	Elec.	1	Appliance Allow.	1	Interior 1 Story		70	CCP (1 Story)	Year Built: 2015	
	Mobile Home		Insulation		Wood							Coal	Steam			Interior 2 Story	Car Capacity:
	Town Home	0	Front Overhang														Class: C
	Duplex	0	Other Overhang														Exterior: Siding
	A-Frame																Brick Ven.: 0
	Wood Frame		(4) Interior														Stone Ven.: 0
			Drywall														Common Wall: 2 Wall
			Paneled														Foundation: 42 Inch
			Plaster														Finished?:
			Wood T&G														Auto. Doors: 1
	Building Style:		Trim & Decoration														Mech. Doors: 0
	1S		Ex														Area: 802
	Yr Built		Ord														% Good: 0
	2015		Min														Storage Area: 0
	Remodeled		Size of Closets														No Conc. Floor: 0
	0		Lg														
	Condition:		Ord														
	Average		Small														
			Doors														
			Solid														
			H.C.														
	Room List		(5) Floors														
	Basement		Kitchen:														
	1st Floor		Other:														
	2nd Floor		Other:														
	3 Bedrooms																
	(1) Exterior		(6) Ceilings														
	Wood/Shingle		No./Qual. of Fixtures														
	Aluminum/Vinyl		Ex.														
	Brick		Ord.														
	Insulation		Min														
	(2) Windows		No. of Elec. Outlets														
	Many		Many														
	Avg.		Ave.														
	Few		Few														
	Large		(7) Excavation														
	Avg.		Basement: 1982 S.F.														
	Small		Crawl: 0 S.F.														
	Wood Sash		Slab: 0 S.F.														
	Metal Sash		Height to Joists: 0.0														
	Vinyl Sash		(8) Basement														
	Double Hung		Conc. Block														
	Horiz. Slide		Poured Conc.														
	Casement		Stone														
	Double Glass		Treated Wood														
	Patio Doors		Concrete Floor														
	Storms & Screens		(9) Basement Finish														
	(3) Roof		868														
	Gable		Recreation SF														
	Hip		Living SF														
	Gambrel		Walkout Doors														
	Mansard		No Floor SF														
	Shed		(10) Floor Support														
	Flat		Joists:														
	Asphalt Shingle		Unsupported Len:														
	Chimney:		Cntr.Sup:														
			1														
			2000 Gal Septic														
			1														
			2000 Gal Septic														
			Lump Sum Items:														

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address Class: 402 RESIDENTIAL-V Zoning: Building Permit(s) Date Number Status

S DICKERSON RD School: LAKE CITY - 57020

Owner's Name/Address P.R.E. 100% 07/25/1994

NEWELL LYNN & EILEEN MAP #:

5383 S DICKERSON ROAD 2018 Est TCV 10,020

LAKE CITY MI 49651 Improved X Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Tax Description Public Improvements * Factors *

. SEC 35 T22N R8W LOT 27 CLAM RIVER ESTATES. Description Frontage Depth Front Depth Rate %Adj. Reason Value

Comments/Influences X Dirt Road CLAM RIV 60/FF 167.00 315.00 1.0000 1.0000 60 100 10,020



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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address: S DICKERSON RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 100% 07/25/1994

Owner's Name/Address: NEWELL LYNN C
 5383 S DICKERSON RD
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 10,185

Tax Description: . SEC 35 T22N R8W LOT 28 CLAM RIVER ESTATES

Comments/Influences:

Improved X Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Public Improvements * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value

CLAM RIV 60/FF 165.00 312.00 1.0000 1.0000 60 100 9,900
 165 Actual Front Feet, 1.18 Total Acres Total Est. Land Value = 9,900

Land Improvement Cost Estimates

Description Rate CountyMult. Size %Good Cash Value
 Residential Local Cost Land Improvements

Description Rate CountyMult. Size %Good Cash Value
 LAND IMPROVE 1000 1000.00 1.00 0.3 95 285

Total Estimated Land Improvements True Cash Value = 285

Topography of Site

- X Level
- X Rolling
- X Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	5,000	100	5,100			4,216C
2017	5,000	100	5,100			4,130C
2016	5,000	100	5,100			4,094C
2015	4,100	200	4,300			4,082C

Who When What
 TPC 12/27/2017 INSPECTED
 TPC 04/08/2015 INSPECTED



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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
5383 S DICKERSON RD		School: LAKE CITY - 57020			Addition	03/15/2011	2011-0066	100%				
Owner's Name/Address		P.R.E. 100% 07/25/1994										
NEWELL LYNN C 5383 S DICKERSON ROAD LAKE CITY MI 49651		MAP #:		2018 Est TCV 132,263 TCV/TFA: 112.95								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
. SEC 35 T22N R8W LOT 29 CLAM RIVER ESTATES.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		CLAM RIV 60/FF	165.00	309.00	1.0000	1.0000	60	100		9,900
		X Paved Road		165 Actual Front Feet, 1.17 Total Acres Total Est. Land Value = 9,900								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 4in Ren. Conc.	4.21	1.00	420	0	0			
		Sewer		D/W/P: Crushed Rock	1.24	1.00	75	0	0			
		X Electric		Residential Local Cost Land Improvements								
		X Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Curb		LAND IMPROVE 1000	1000.00	1.00	1.5	95	1,425			
		Street Lights		Total Estimated Land Improvements True Cash Value = 1,425								
		Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	5,000	61,100	66,100			50,130C	
		TPC 12/27/2017 INSPECTED			2017	5,000	57,500	62,500			49,099C	
		TPC 04/08/2015 INSPECTED			2016	5,000	54,200	59,200			48,662C	
		TPC 08/26/2011 INSPECTED			2015	4,100	47,600	51,700			48,517C	

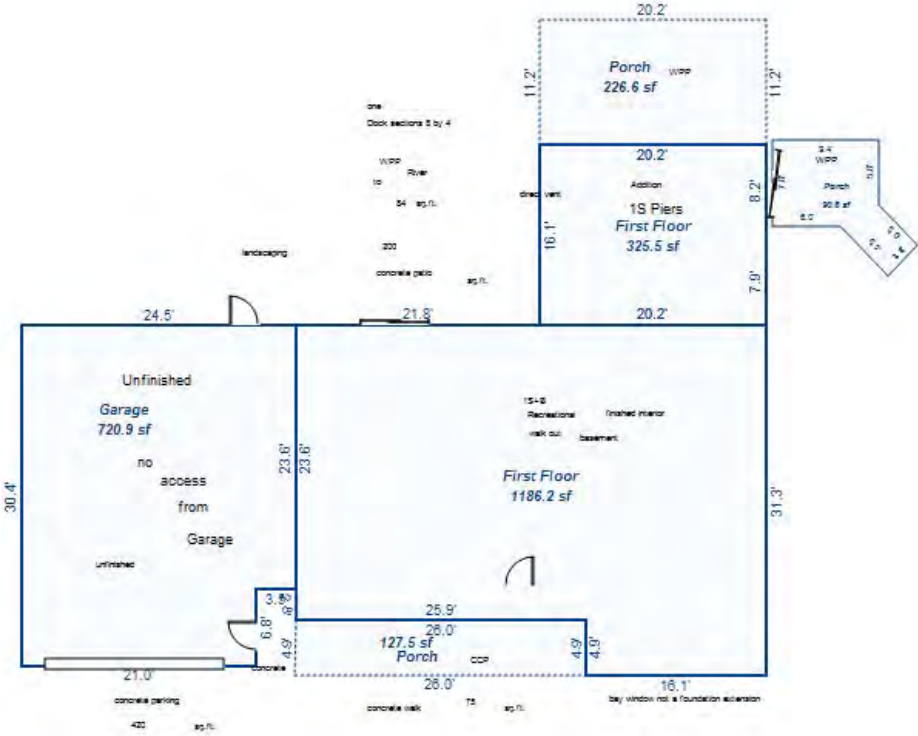


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove 1 Direct-Vented Ga		Area 142 325 90 226	Type CCP (1 Story) WGEP (1 Story) WPP Treated Wood	Year Built: 1985 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 720 % Good: 0 Storage Area: 0 No Conc. Floor: 0								
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C -5 Effec. Age: 25 Floor Area: 1171 Total Base Cost: 124,630 Total Base New : 171,990 Total Depr Cost: 119,741 Estimated T.C.V: 120,938			CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:								
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Foundation Basement			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Yr Built 1985		Remodeled 0		Ex X Ord Min			200 Amps Service			Rate 62.05			0.00		0.00		1171		72,661			
Condition: Average		Lg X Ord Small		Doors Solid X H.C.			No./Qual. of Fixtures			Other Additions/Adjustments			Rate 775.00				1		775			
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min			Walk out Basement Door(s)							1		760			
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No. of Elec. Outlets			(13) Plumbing			760.00		2400.00		1		2,400			
(1) Exterior		X Drywall		Basement: 1171 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			1575.00		3085.00		1		1,575			
X	Wood/Shingle Aluminum/Vinyl Brick	X Drywall		(7) Excavation			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			1915.00		1200.00		1		1,915			
Insulation		Basement: 1171 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(8) Basement			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Appliance Allowance Fireplace: Direct-Vented Gas			25.38		27.05		142		3,604			
(2) Windows		Many Avg. X Large Avg. Small		(9) Basement Finish			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			15.29		6.92		90		1,376			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		(10) Floor Support			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(17) Garages			11.45		1171		13,408					
Double Glass Patio Doors Storms & Screens		1171 Recreation SF Living SF 1 Walkout Doors No Floor SF		Joists: Unsupported Len: Cntr.Sup:			1 Public Water 1 Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 115,115 Separately Depreciated Items: (9) Basement Finish Basement Recreation Finish County Multiplier = 1.38 => Phy/Ab.Phy/Func/Econ/Comb.%Good= 25/100/100/100/25.0, Depr.Cost = 4,626 <<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>			17.28		-1300.00		375.00		720		12,442	
(3) Roof		X Gable Hip Flat		X Gambrel Mansard Shed			Lump Sum Items:			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 115,115 Separately Depreciated Items: (9) Basement Finish Basement Recreation Finish County Multiplier = 1.38 => Phy/Ab.Phy/Func/Econ/Comb.%Good= 25/100/100/100/25.0, Depr.Cost = 4,626 <<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>			17.28		-1300.00		375.00		720		12,442	
X	Asphalt Shingle	Chimney:		X Gambrel Mansard Shed			Lump Sum Items:			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 115,115 Separately Depreciated Items: (9) Basement Finish Basement Recreation Finish County Multiplier = 1.38 => Phy/Ab.Phy/Func/Econ/Comb.%Good= 25/100/100/100/25.0, Depr.Cost = 4,626 <<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>			17.28		-1300.00		375.00		720		12,442	

*** Information herein deemed reliable but not guaranteed***



Barn

Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status					
S DICKERSON RD		School: LAKE CITY - 57020											
Owner's Name/Address		P.R.E. 100% 07/25/1994											
NEWELL LYNN C 5383 S DICKERSON RD LAKE CITY MI 49651		MAP #:		2018 Est TCV 22,678									
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES									
. SEC 35 T22N R8W LOT 30 CLAM RIVER ESTATES.		Public Improvements		* Factors *									
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
		Gravel Road		CLAM RIV 60/FF	165.00	307.00	1.0000	1.0000	60	100		9,900	
		Paved Road		165 Actual Front Feet, 1.16 Total Acres					Total Est. Land Value =		9,900		
		Storm Sewer		Land Improvement Cost Estimates									
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Water		Shed: Wood Frame	11.11	1.00	68	94	710				
		Sewer		Total Estimated Land Improvements True Cash Value =					710				
		X Electric											
		X Gas											
		Curb											
		Street Lights											
		Standard Utilities											
		X Underground Utils.											
		Topography of Site											
		Level											
		X Rolling											
		Low											
		X High											
		Landscaped											
		Swamp											
		Wooded											
		Pond											
		X Waterfront											
		Ravine											
		Wetland											
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Who	When	What	2018	5,000	6,300	11,300			4,216C		
		TPC 12/27/2017 INSPECTED		2017	5,000	6,300	11,300			4,130C			
		TPC 04/08/2015 INSPECTED		2016	5,000	6,300	11,300			4,094C			
		TPC 08/26/2011 INSPECTED		2015	4,100	6,300	10,400			4,082C			

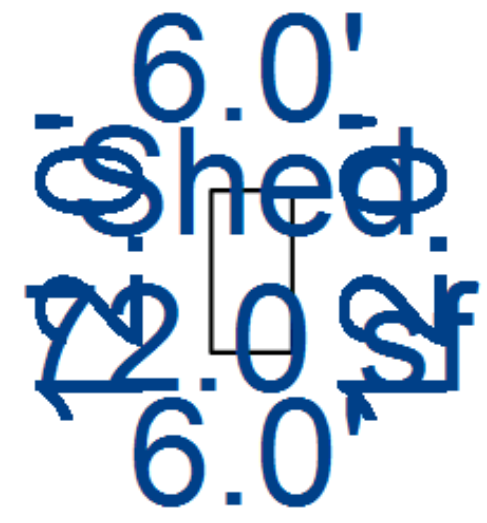
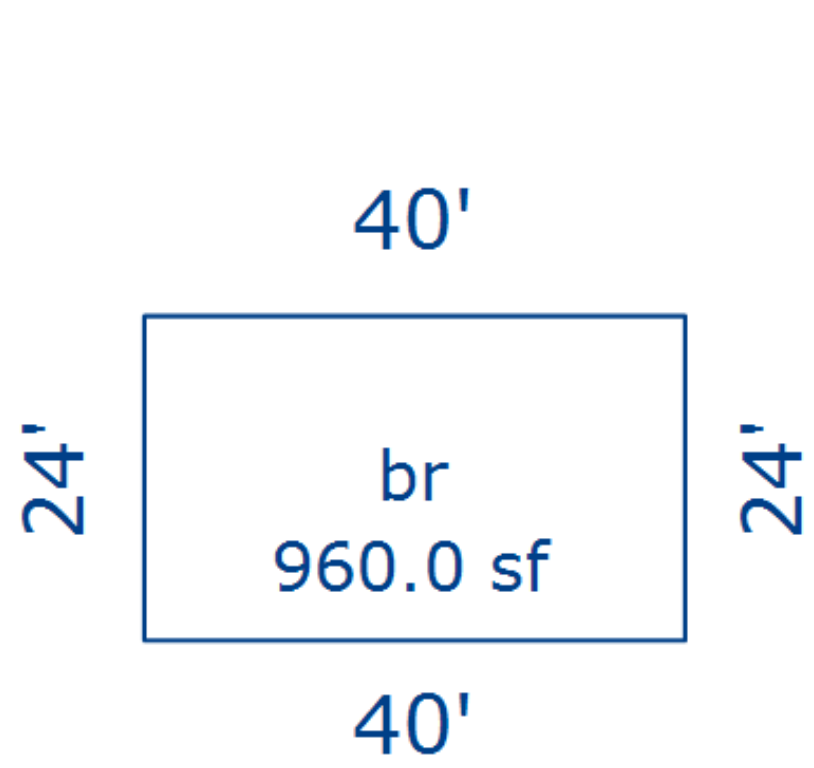


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*** Information herein deemed reliable but not guaranteed***

Building Type	Barn - General Purpose			
Year Built				
Class/Construction	D,Pole			
Quality/Exterior	Average			
Base Rate/SF	14.15			
# of Walls, Perimeter	4 Wall, 128			
Perimeter Mult.	X 1.127 = 15.95			
Height	18			
Story Height Mult.	X 1.154 = 18.40			
Heating System	No Heating/Cooling			
Heat Adj./SF				
Misc. Adjustment				
Misc. Adj./SF				
County Multiplier	X 1.38 = 25.40			
Final Rate/SF	\$25.40			
Length/Width/Area	40 x 24 = 960			
Cost New	\$ 24,380			
Phy./Func./Econ. %Good	55/100/100 55.0			
Depreciated Cost	\$ 13,409			
+ Unit-In-Place Items	\$ 0			
Description, Size X Rate X %Good = Cost				
Itemized ->				
Unit-In-Place ->				
Items ->				
E.C.F.	X 0.90			
% Good	55			
Est. True Cash Value	\$ 12,068			
Comments:				
Total Estimated True Cash Value of Agricultural Improvements / This Card: 12068 / All Cards: 12068				

*** Information herein deemed reliable but not guaranteed***



Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status				
S DICKERSON RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
WEBSTER GENE L & MAXINE E 5155 S RIVERVIEW DR LAKE CITY MI 49651		MAP #:		2018 Est TCV 24,900								
Taxpayer's Name/Address		Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES							
WEBSTER GENE L & MAXINE E 5155 S RIVERVIEW DR LAKE CITY MI 49651		Public Improvements		* Factors *								
Tax Description		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SEC 35 T22N R8W LOT 31 CLAM RIVER ESTATES.		X Gravel Road		CLAM RIV 60/FF	165.00	1227.60	1.0000	1.0000	60	100		9,900
Comments/Influences		X Paved Road		<Site Value A>	CLAM RIVER	15K			15000	100		15,000
		X Storm Sewer		165 Actual Front Feet, 4.65 Total Acres				Total Est. Land Value =			24,900	
		X Sidewalk										
		X Water Sewer										
		X Electric										
		X Gas										
		X Curb										
		X Street Lights										
		X Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value				
		Who	When	What	2018	12,500	0	12,500			11,049C	
		TPC 12/27/2017 INSPECTED			2017	12,500	0	12,500			10,822C	
		TPC 04/08/2015 INSPECTED			2016	12,500	0	12,500			10,726C	
					2015	14,600	0	14,600			10,694C	



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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
WALSH EDWIN M & AYOTTE AL	GUNNERSON MATTHEW	14,000	09/02/2011	WD	WARRANTY DEED	2011-02761	PTA	100.0
WALSH EDWIN M & AYOTTE AL	WALSH EDWIN & AYOTTE EVVA	0	10/27/2010	QC	FAMILY SALE	2010-4894QC	PTA	100.0
BEVR ARTHUR LURIAN		0	10/03/2010	DC	DEATH CERTIFICATE	2010-04893DC	PTA	0.0
BEVER ARTHUR L &	WALSH EDWIN M & AYOTTE AL	100	10/02/2007	QC	QUIT CLAIM	L2010/P04894		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9970 W LOTAN RD		School: LAKE CITY - 57020				
		P.R.E. 0%				
Owner's Name/Address	MAP #:					
GUNNERSON MATTHEW 6400 W JENNINGS RD LAKE CITY MI 49651	2018 Est TCV 15,457 TCV/TFA: 19.82					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS							
. SEC 21 T22N R8W LOT 1 CLAM RIVER WOODS & RAPIDS.			* Factors *							
			Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
			GROUP A 30/FF	104.00	502.00	1.0000	1.0000	30	100	3,120
			104 Actual Front Feet, 1.20 Total Acres Total Est. Land Value = 3,120							

Comments/Influences



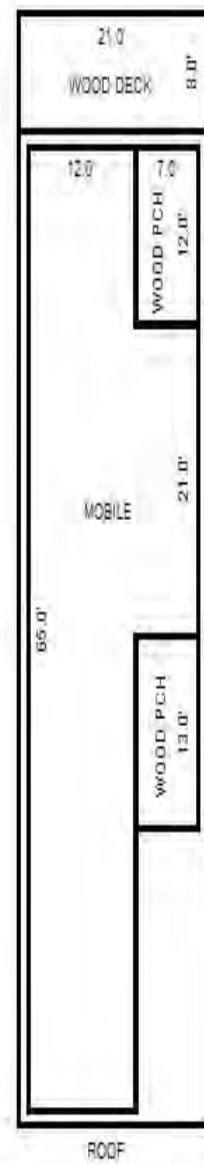
Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level X Rolling Low High Landscaped Swamp X Wooded Pond Waterfront Ravine Wetland Flood Plain	2018	1,600	6,100	7,700			7,700S
TPC 12/27/2017 INSPECTED	2017	1,600	6,100	7,700			7,698C
TPC 05/25/2015 INSPECTED	2016	2,100	6,700	8,800			7,630C
TPC 06/21/2011 INSPECTED	2015	2,100	6,000	8,100			7,608C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family	0	Eavestrough	X	Gas	Oil	Elec.	1	Appliance Allow.	Interior 1 Story	Area	Type	Year Built: 1978	Car Capacity:		
	Mobile Home		Insulation		Wood											Coal
	Town Home	0	Front Overhang						Dishwasher	2nd/Same Stack	91	WPP	Exterior: Pole	Brick Ven.: 0		
	Duplex	0	Other Overhang	X	Forced Warm Air				Garbage Disposal	Two Sided	168	Treated Wood	Exterior 1 Story	Stone Ven.: 0		
	A-Frame				Wall Furnace				Bath Heater	Exterior 2 Story					Common Wall: Detache	
X	Wood Frame		(4) Interior		Warm & Cool Air				Vent Fan	Prefab 1 Story				Foundation: 18 Inch		
			Drywall		Heat Pump				Hot Tub	Prefab 2 Story				Finished?:		
			Paneled						Unvented Hood	Heat Circulator				Auto. Doors: 1		
	Building Style:		Plaster						Vented Hood	Raised Hearth				Mech. Doors: 0		
	HUD		Wood T&G						Intercom	Wood Stove				Area: 910		
									Jacuzzi Tub	Direct-Vented Ga				% Good: 0		
	Yr Built								Jacuzzi repl.Tub					Storage Area: 0		
	Remodeled								Oven					No Conc. Floor: 0		
	1975	0							Microwave					Bsmnt Garage:		
	Condition:								Standard Range					Carport Area:		
	Average								Self Clean Range					Roof:		
									Sauna							
	Room List		(5) Floors						Trash Compactor							
			Kitchen:						Central Vacuum							
	Basement		Other:						Security System							
	1st Floor		Other:													
	2nd Floor															
	Bedrooms															
			(6) Ceilings													
	(1) Exterior		No./Qual. of Fixtures													
			X Ex.													
	Wood/Shingle		Ord.													
	Aluminum/Vinyl		Min													
	Brick															
			No. of Elec. Outlets													
	Insulation		Many													
			X Ave.													
	(2) Windows		Few													
	Many		(7) Excavation													
	Avg.		Basement: 0 S.F.													
	X Avg.		Crawl: 0 S.F.													
	Few		Slab: 0 S.F.													
			Height to Joists: 0.0													
	Large		(8) Basement													
	X Avg.		Conc. Block													
	Small		Poured Conc.													
			Stone													
	Wood Sash		Treated Wood													
	Metal Sash		Concrete Floor													
	Vinyl Sash															
	Double Hung		(9) Basement Finish													
	Horiz. Slide		Recreation SF													
	Casement		Living SF													
	Double Glass		Walkout Doors													
	Patio Doors		No Floor SF													
	Storms & Screens															
			(10) Floor Support													
	(3) Roof		Public Water													
	Gable		Public Sewer													
	Hip		Water Well													
	X Flat		1 1000 Gal Septic													
			2000 Gal Septic													
	Asphalt Shingle		Lump Sum Items:													
	Chimney: Metal															

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KRAINZ DOLLIE M ESTATE	GUNNERSON MATTHEW A (SM)	0	08/17/2009	QC	Not Qualified	2009/3034		100.0
CRITTENDEN THOMAS S	KRAINZ DOLLIE M (S/W)	100	10/31/2008	QC	Not Qualified	2008/3974		100.0
STEPHAN RANDY	CRITTENDEN THOMAS S	0	05/14/2008	WD	Not Qualified	2008/1778		100.0
STEPHAN ROBERT LE	STEPHAN RANDY	0	09/07/2004	OTH	Not Qualified	04-0/5324		100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
S LA CHANCE RD		School: LAKE CITY - 57020				
		P.R.E. 0%				

Owner's Name/Address	MAP #:	2018 Est TCV 3,300
GUNNERSON MATTHEW A 6400 W JENNINGS RD Lake City MI 49651		

Taxpayer's Name/Address	Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
GUNNERSON MATTHEW A 6400 W JENNINGS RD Lake City MI 49651		X		

Tax Description	X	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
. SEC 21 T22N R8W LOT 2 CLAM RIVER WOODS & RAPIDS.	X	GROUP A 30/FF	110.00	502.00	1.0000	1.0000	30	100		3,300	
		110 Actual Front Feet, 1.27 Total Acres								Total Est. Land Value =	3,300

Comments/Influences	X	Public Improvements
	X	Dirt Road
	X	Gravel Road
	X	Paved Road
	X	Storm Sewer
	X	Sidewalk
	X	Water Sewer
	X	Electric
	X	Gas
	X	Curb
	X	Street Lights
	X	Standard Utilities
	X	Underground Utils.




Topography of Site	X	Level
	X	Rolling
	X	Low
		High
		Landscaped
		Swamp
	X	Wooded
		Pond
		Waterfront
		Ravine
		Wetland
		Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	1,700	0	1,700			1,700S
2017	1,700	0	1,700			1,700S
2016	2,200	0	2,200			2,066C
2015	2,200	0	2,200			2,060C

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*** Information herein deemed reliable but not guaranteed***

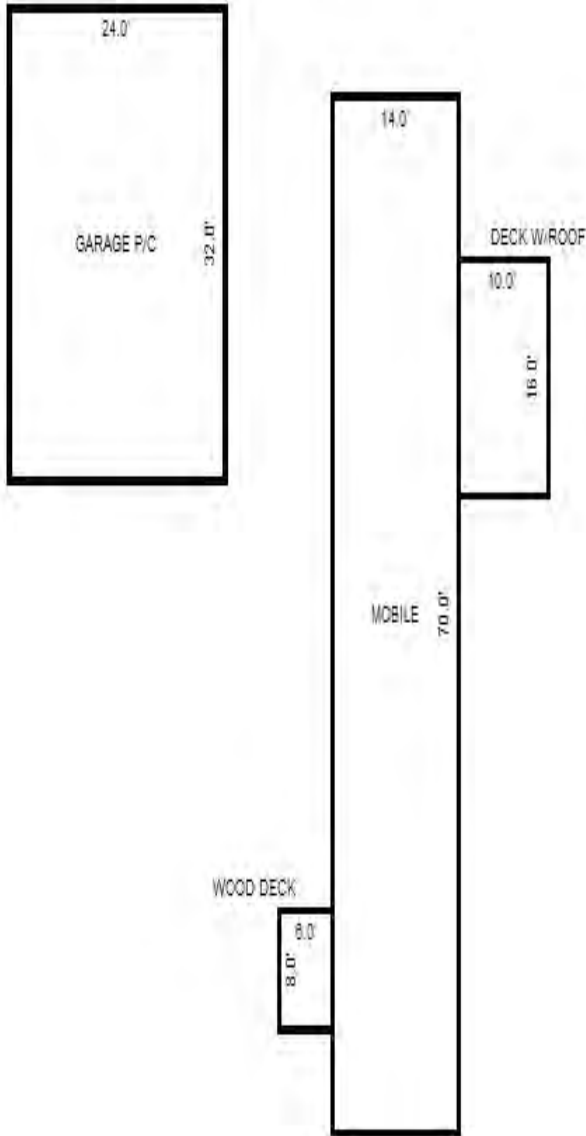
Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
KRAINZ DOLLIE M ESTATE	GUNNERSON MATTHEW A (SM)	28,000	04/29/2009	WD	ESTATE SALE	2009/1834		100.0					
CRITTENDEN THOMAS S	KRAINZ DOLLIE M (S/W)	0	10/31/2008	QC	Not Qualified	2008/3974		100.0					
STEPHAN ROBERT ESTATE	CRITTENDEN THOMAS S	65,000	05/14/2008	WD	Arms Length	2008/1778		100.0					
STEPHAN ROBERT LE	STEPHAN ROBERT ESTATE	0	09/07/2004	OTH	Not Qualified	04-0/5324		100.0					
Property Address		Class: 401 RESIDENTIAL-I		Zoning:		Building Permit(s)		Date	Number	Status			
3643 S LA CHANCE RD		School: LAKE CITY - 57020											
Owner's Name/Address		P.R.E. 0%		MAP #:									
GUNNERSON MATTHEW A 6400 W JENNINGS RD Lake City MI 49651		2018 Est TCV 34,653 TCV/TFA: 35.36											
Taxpayer's Name/Address		X Improved		Vacant		Land Value Estimates for Land Table Res 8.RURAL SUBS							
GUNNERSON MATTHEW A 6400 W JENNINGS RD Lake City MI 49651		X Dirt Road				* Factors *							
Tax Description		X Gravel Road				Description Frontage Depth Front Depth Rate %Adj. Reason		Value					
. SEC 21 T22N R8W LOT 3 CLAM RIVER WOODS & RAPIDS.		X Paved Road				GROUP A 30/FF 110.00 502.00 1.0000 1.0000 30 100		3,300					
Comments/Influences		X Storm Sewer				110 Actual Front Feet, 1.27 Total Acres		Total Est. Land Value = 3,300					
		X Sidewalk											
		X Water Sewer											
		X Electric											
		X Gas											
		X Curb											
		X Street Lights											
		X Standard Utilities											
		X Underground Utils.											
		Topography of Site											
		Level											
		X Rolling											
		X Low											
		High											
		Landscaped											
		Swamp											
		X Wooded											
		Pond											
		Waterfront											
		Ravine											
		Wetland											
		Flood Plain											
		Year		Land Value		Building Value		Assessed Value		Board of Review	Tribunal/Other	Taxable Value	
		Who		When		What		2018		1,700	15,600	17,300	13,116C
		TPC 12/27/2017 INSPECTED		RJG 12/15/2008 INSPECTED		2017		1,700		18,700	20,400	17,500M	12,847C
		2016		2,200		17,200		19,400				12,733C	
		2015		2,200		17,000		19,200				12,695C	

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage													
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 48 160	Type Treated Wood Pine	Year Built: 1999 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 768 % Good: 0 Storage Area: 0 No Conc. Floor: 0												
X	Wood Frame		Drywall Paneled	X	Plaster Wood T&G																							
Building Style: HUD		Trim & Decoration																										
Yr Built 1985	Remodeled 0	Ex	X	Ord		Min	Size of Closets																					
Condition: Average		Lg	X	Ord		Small	Doors																					
Room List		(5) Floors		Central Air Wood Furnace																								
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			150			Amps Service																		
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories			Exterior			Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost					
X	Wood/Shingle Aluminum/Vinyl Brick	X	Tile				Ex.	X	Ord.		Min	No. of Elec. Outlets			Rate													
	Insulation	(7) Excavation		(13) Plumbing			Many			X			Ave.			Few												
(2) Windows		(8) Basement		1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath									
X	Many Avg. Few	X	Large Avg. Small	Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath									
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath						
(3) Roof		(10) Floor Support		Public Water Public Sewer Water Well			1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath						
X	Gable Hip Flat	Gambrel Mansard Shed		1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath									
X	Asphalt Shingle Metal	Joists: Unsupported Len: Cntr.Sup:		1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath									
Chimney: Metal		Lump Sum Items:		1			Average Fixture(s)			1			3 Fixture Bath			2			Fixture Bath									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BARTHOLOMEW JEREMY & DALA	COLE BUCK	5,000	08/31/2016	QC	Arms Length	2016-02876		100.0
FRENDS MINISTRY CCDO	BARTHOLOMEW JEREMY	10,500	08/30/2016	WD	LAND CONTRACT	2016-0284		100.0
MISSAUKEE COUNTY HABITAT	FRIENDS CHRISTIAN COMMUNI	0	02/04/2014	OTH	ASSIGNMENT OF INTERE	2014-00434		0.0
BARTHOLOMEW JEREMY & SONY	BARTHOLOMEW JEREMY	0	04/16/2010	OTH	Not Used In Study	2010/1352		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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3631 S LA CHANCE RD	School: LAKE CITY - 57020					
	P.R.E. 0%					

Owner's Name/Address	MAP #:
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COLE BUCK 3631 S LA CHANCE RD LAKE CITY MI 49651	2018 Est TCV 9,749 TCV/TFA: 14.77
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X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP A 30/FF	110.00	503.00	1.0000	1.0000	30	100		3,300
110 Actual Front Feet, 1.27 Total Acres								Total Est. Land Value = 3,300

Tax Description	Land Improvement Cost Estimates
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Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	2.98	1.00	720	0	0
Shed: Wood Frame	9.59	1.00	80	50	384
Total Estimated Land Improvements True Cash Value =					384

Comments/Influences	X Electric	X Gas	Curb	Street Lights	Standard Utilities	X Underground Utils.
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Topography of Site

X Level	X Rolling	X Low	High	Landscaped	Swamp	X Wooded	Pond	Waterfront	Ravine	Wetland	Flood Plain
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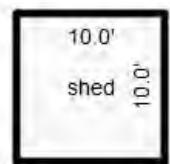
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	1,700	3,200	4,900			4,900S
2017	1,700	3,200	4,900			4,900S
2016	2,200	3,500	5,700			5,332C
2015	2,200	3,200	5,400		5,400A	5,317C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family		Eavestrough	Gas	Oil	Elec.	Appliance Allow.		Interior 1 Story	Area	Type	20	Treated Wood	Year Built:		
	Mobile Home		Insulation	Wood	Coal	Steam								Cook Top	Interior 2 Story	Car Capacity:
	Town Home	0	Front Overhang	X	Forced Warm Air Wall Furnace Warm & Cool Air Heat Pump			Dishwasher	2nd/Same Stack			Class:		Exterior:		
	Duplex	0	Other Overhang					Garbage Disposal		Bath Heater	Exterior 1 Story	Brick Ven.:				
	A-Frame	(4) Interior					Vent Fan	Exterior 2 Story	Stone Ven.:		Common Wall:		Foundation:			
	Wood Frame	Drywall	Plaster				Hot Tub	Prefab 1 Story	Finished ?		No Conc. Floor:		Bsmnt Garage:			
		Paneled	Wood T&G				Unvented Hood	Prefab 2 Story	Auto. Doors:		Mech. Doors:		Roof:			
Building Style:		Trim & Decoration					Vented Hood	Heat Circulator	Storage Area:		%		Area:			
HUD		Ex	X	Ord	Min				Raised Hearth	CnlyMult		Total Base Cost: 25,113		X 1.380		
Yr Built	Remodeled	Size of Closets					Intercom	Wood Stove	E.C.F.		Total Base New : 34,655		X 0.500		Total Depr Cost: 12,129	
1976	2014	Lg	X	Ord	Small				Direct-Vented Ga	Floor Area:		Estimated T.C.V: 6,065		Total Depr Cost: 12,129		
Condition: Fair		Doors	Solid	X	H.C.					Effec. Age: 37		Total Base Cost: 25,113		Total Depr Cost: 12,129		
Room List		(5) Floors								Class: Low		Total Base Cost: 25,113		Total Depr Cost: 12,129		
	Basement	Kitchen:		Central Air						Effec. Age: 37		Total Base Cost: 25,113		Total Depr Cost: 12,129		
	1st Floor	Other:		Wood Furnace						Floor Area:		Total Base Cost: 25,113		Total Depr Cost: 12,129		
	2nd Floor	Other:		(12) Electric						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
	Bedrooms			0						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Amps Service						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		(6) Ceilings		No./Qual. of Fixtures						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ex.						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ord.						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Min						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				No. of Elec. Outlets						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Many						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ave.						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Few						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		(7) Excavation		(13) Plumbing						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Basement: 0 S.F.		Average Fixture(s)						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Crawl: 0 S.F.		1						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Slab: 0 S.F.		3 Fixture Bath						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Height to Joists: 0.0		2 Fixture Bath						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		(8) Basement		Softener, Auto						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Softener, Manual						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Solar Water Heat						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				No Plumbing						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Extra Toilet						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Extra Sink						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Separate Shower						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ceramic Tile Floor						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ceramic Tile Wains						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Ceramic Tub Alcove						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Vent Fan						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		(9) Basement Finish		(14) Water/Sewer						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Recreation SF		Public Water						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Living SF		Public Sewer						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		Walkout Doors		1						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
		No Floor SF		1						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				1000 Gal Septic						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				2000 Gal Septic						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
				Lump Sum Items:						Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
(3) Roof		(10) Floor Support								Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
	Gable	Joists:								Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
	Hip	Unsupported Len:								Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
	Flat	Cntr.Sup:								Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
	Asphalt Shingle									Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		
Chimney:										Total Base Cost: 25,113		Total Base New : 34,655		Total Depr Cost: 12,129		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		33,000	11/01/1994	WD	Download	291:752		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
3611 S LA CHANCE RD	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 100% 07/25/1994					
ADKINS BRENDA M 3611 LACHONCE ROAD LAKE CITY MI 49651	MAP #: 2018 Est TCV 69,763 TCV/TFA: 67.08					

	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
	Public Improvements		* Factors *						
			Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value

Taxpayer's Name/Address	Dirt Road		GROUP A 30/FF	110.00	503.00	1.0000	1.0000	30	100	3,300
ADKINS BRENDA M 3611 LACHONCE ROAD LAKE CITY MI 49651	X Paved Road		110 Actual Front Feet, 1.27 Total Acres					Total Est. Land Value =		3,300

			Land Improvement Cost Estimates						
			Description	Rate	CountyMult.	Size	%Good	Cash Value	
			D/W/P: Crushed Rock	1.24	1.00	550	0	0	
			Shed: Wood Frame	8.20	1.00	390	50	1,598	
			Shed: Wood Frame	8.12	1.00	868	50	3,524	
			Total Estimated Land Improvements True Cash Value =						5,122

Tax Description	X Electric							
. SEC 21 T22N R8W LOT 5 CLAM RIVER WOODS & RAPIDS.	X Gas							
Comments/Influences								



			Topography of Site						
	X Level								
			Rolling						
			Low						
			High						
			Landscaped						
			Swamp						
			Wooded						
			Pond						
			Waterfront						
			Ravine						
			Wetland						
			Flood Plain						
			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value

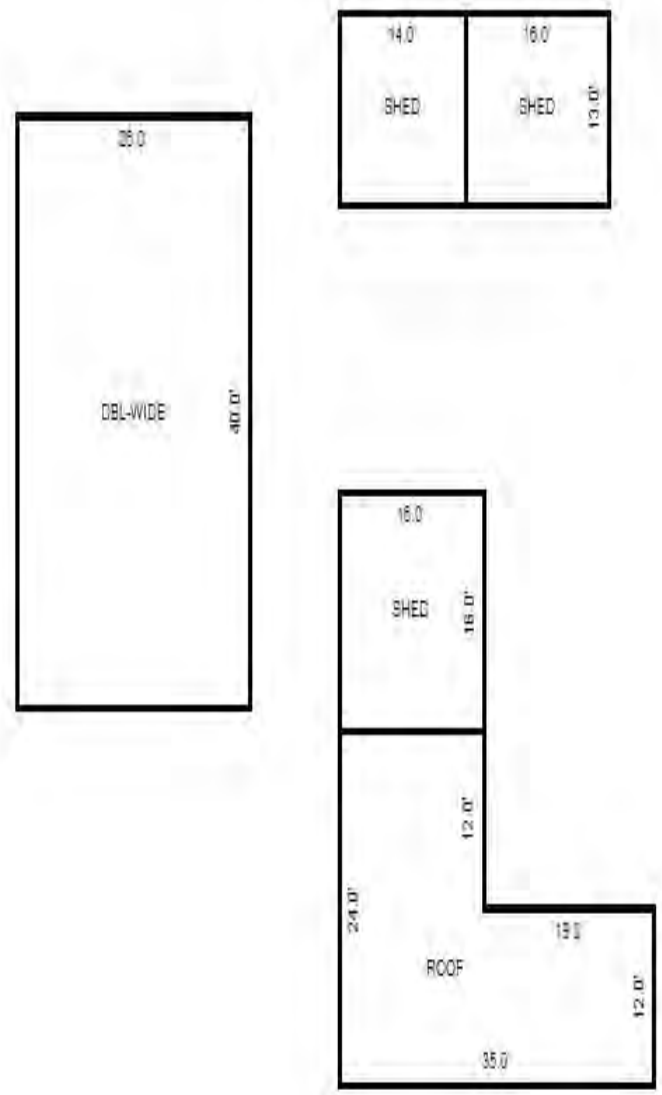
	Who	When	What	2018	1,700	33,200	34,900			23,497C
			TPC 12/27/2017 INSPECTED	2017	1,700	31,000	32,700			23,014C
			TPC 12/02/2013 INSPECTED	2016	2,200	28,700	30,900			22,809C
			TPC 07/07/2011 INSPECTED	2015	2,200	28,400	30,600			22,741C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 120 182	Type Treated Wood Roof Cover Onl	Year Built: ? Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall Paneled		Plaster Wood T&G												
Building Style: BOCA/STATE		Trim & Decoration															
Yr Built 1986		Remodeled 0		Ex	X	Ord		Min									
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric										
		0 Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost		
X	Wood/Shingle Aluminum/Vinyl Brick			X	Ex.		Ord.		Min	1	Story Siding	Crawl Space	66.74	-9.68	0.00	1040	59,342
				No. of Elec. Outlets			Other Additions/Adjustments			Rate				Size	Cost		
				Many	X	Ave.		Few									
(2) Windows		(7) Excavation		(13) Plumbing													
X	Insulation	Basement: 0 S.F. Crawl: 1040 S.F. Slab: 0 S.F. Height to Joists: 0.0		1	Average Fixture(s)												
				2	3 Fixture Bath												
				2 Fixture Bath													
				Softener, Auto													
				Softener, Manual													
				Solar Water Heat													
				No Plumbing													
				Extra Toilet													
				Extra Sink													
				Separate Shower													
				Ceramic Tile Floor													
				Ceramic Tile Wains													
				Ceramic Tub Alcove													
				Vent Fan													
(3) Roof		(8) Basement		(14) Water/Sewer													
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Public Water													
				Public Sewer													
				Water Well													
				1000 Gal Septic													
				2000 Gal Septic													
				Lump Sum Items:													
Chimney: Metal																	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address: S LA CHANCE RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: GUNNERSON GORDON C
 3463 S LACHANCE
 LAKE CITY MI 49651
 2018 Est TCV 7,560

Land Value Estimates for Land Table Res 8.RURAL SUBS
 Improved X Vacant * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value

Taxpayer's Name/Address: GUNNERSON GORDON C
 3463 S LACHANCE
 LAKE CITY MI 49651
 Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer

Tax Description: . SEC 21 T22N R8W LOT 6 EXC W 200 FT OF S 250 FT THEREOF. CLAM RIVER WOODS & RAPIDS.
 X Electric X Gas Curb Street Lights Standard Utilities Underground Utils.

Comments/Influences: HAS HIGH PREASSURE GAS LINC THRU PROPERTY
 Topography of Site



Level X Rolling X Low High Landscaped X Swamp X Wooded Pond Waterfront Ravine X Wetland Flood Plain

Year Land Value Building Value Assessed Value Board of Review Tribunal/Other Taxable Value

Who When What 2018 3,800 0 3,800 2,197C

TPC 12/27/2017 INSPECTED 2017 3,800 0 3,800 2,152C

TPC 12/02/2013 INSPECTED 2016 5,000 0 5,000 2,133C

2015 5,000 0 5,000 2,127C

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status					
3591 S LA CHANCE RD		School: LAKE CITY - 57020											
Owner's Name/Address		P.R.E. 0%											
BALDWIN TIMOTHY E 8085 CONSTITUTION BLVD CADILLAC MI 49601		MAP #:		2018 Est TCV 13,605 TCV/TFA: 14.92									
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS									
. SEC 21 T22N R8W W 200 FT OF S 250 FT OF LOT 6 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *									
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
		Gravel Road		<Site Value A>	RURAL LOTS				5000	100		5,000	
		Paved Road		250 Actual Front Feet, 1.15 Total Acres		Total Est. Land Value =						5,000	
		Storm Sewer		Land Improvement Cost Estimates									
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value				
		Water		Shed: Wood Frame	8.24	1.00	160	46	607				
		Sewer		Total Estimated Land Improvements True Cash Value =									607
		X Electric											
		X Gas											
		Curb											
		Street Lights											
		Standard Utilities											
		X Underground Utils.											
		Topography of Site											
		X Level											
		Rolling											
		X Low											
		High											
		Landscaped											
		Swamp											
		Wooded											
		Pond											
		Waterfront											
		Ravine											
		Wetland											
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Who	When	What	2018	2,500	4,300	6,800			6,800S		
		TPC 12/27/2017 INSPECTED			2017	2,500	4,300	6,800			6,800S		
		TPC 12/02/2013 INSPECTED			2016	3,500	4,700	8,200			7,321C		
					2015	3,100	4,200	7,300			7,300S		

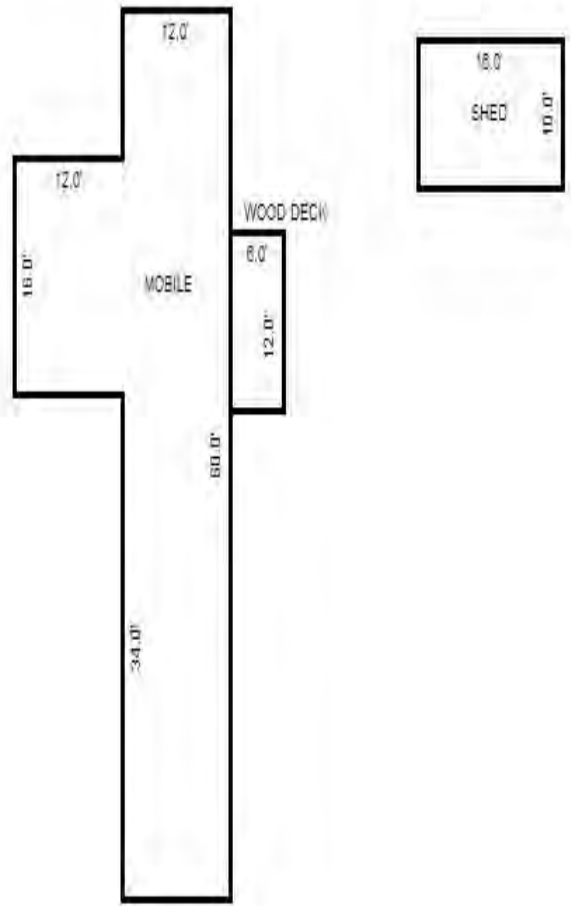


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																		
X	Single Family	Eavestrough Insulation	0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 72	Type Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:																																																																																																				
	Mobile Home			Wood Frame	Drywall Paneled	Plaster Wood T&G	X								Forced Warm Air Wall Furnace Warm & Cool Air Heat Pump																																																																																																	
Town Home Duplex A-Frame		(4) Interior		Trim & Decoration																																																																																																												
Building Style: HUD		Ex X Ord Min		Size of Closets																																																																																																												
Yr Built 1970	Remodeled 0	Lg X Ord Small		Doors Solid X H.C.																																																																																																												
Condition: Average		(5) Floors		Central Air Wood Furnace																																																																																																												
Room List		Kitchen: Other: Other:		(12) Electric																																																																																																												
Basement 1st Floor 2nd Floor Bedrooms		No./Qual. of Fixtures		0 Amps Service																																																																																																												
(1) Exterior		Ex. X Ord. Min		No. of Elec. Outlets																																																																																																												
X	Wood/Shingle Aluminum/Vinyl Brick	Many X Ave. Few		(13) Plumbing																																																																																																												
	Insulation	Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																												
(2) Windows		(8) Basement		(14) Water/Sewer																																																																																																												
X	Many Avg. X Large Avg. Small	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic																																																																																																												
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		Lump Sum Items:																																																																																																												
(3) Roof		(10) Floor Support																																																																																																														
X	Gable Hip Flat	Gambrel Mansard Shed																																																																																																														
X Asphalt Shingle		Chimney: Metal																																																																																																														
<p>< Cost Estimates for Res. Building: 1 Mobile Home Class: Low Quality ></p> <table border="1"> <thead> <tr> <th>(11) Heating System:</th> <th>Unit</th> <th>Exterior</th> <th>Roof</th> <th>Rate</th> <th>Heat/Roof</th> <th>Ext.(%)</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>BaseUnit Ribbed</td> <td>Comp.Shingle</td> <td></td> <td></td> <td>29.68</td> <td>0.41</td> <td>0</td> <td>912</td> <td>27,442</td> </tr> <tr> <td colspan="9">Other Additions/Adjustments</td> </tr> <tr> <td>(2) Skirting</td> <td>Metal/Vinyl</td> <td></td> <td></td> <td></td> <td>5.43</td> <td></td> <td>144</td> <td>782</td> </tr> <tr> <td>(9) Foundation</td> <td>Foundation Wall: Concrete</td> <td></td> <td></td> <td></td> <td>7.13</td> <td></td> <td>0</td> <td>0</td> </tr> <tr> <td>(14) Water/Sewer</td> <td>Well, 50 Feet</td> <td></td> <td></td> <td></td> <td>1575.00</td> <td></td> <td>1</td> <td>1,575</td> </tr> <tr> <td></td> <td>1000 Gal Septic</td> <td></td> <td></td> <td></td> <td>2720.00</td> <td></td> <td>1</td> <td>2,720</td> </tr> <tr> <td>(16) Deck/Balcony</td> <td>Treated Wood,Standard</td> <td></td> <td></td> <td></td> <td>8.34</td> <td></td> <td>72</td> <td>600</td> </tr> <tr> <td colspan="9">Notes: 1970 MASTERCRAFT MH</td> </tr> <tr> <td colspan="9">Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 15,997</td> </tr> <tr> <td colspan="9">ECF (409 - RURAL SUBS) 0.500 => TCV of Bldg: 1 = 7,998</td> </tr> </tbody> </table>														(11) Heating System:	Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost	BaseUnit Ribbed	Comp.Shingle			29.68	0.41	0	912	27,442	Other Additions/Adjustments									(2) Skirting	Metal/Vinyl				5.43		144	782	(9) Foundation	Foundation Wall: Concrete				7.13		0	0	(14) Water/Sewer	Well, 50 Feet				1575.00		1	1,575		1000 Gal Septic				2720.00		1	2,720	(16) Deck/Balcony	Treated Wood,Standard				8.34		72	600	Notes: 1970 MASTERCRAFT MH									Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 15,997									ECF (409 - RURAL SUBS) 0.500 => TCV of Bldg: 1 = 7,998								
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Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
OLSON VICTORIA K	RICHARDS BRIAN S	30,000	11/03/2011	WD	WARRANTY DEED	2011-03427	PTA	100.0
OLSON VICTORIA K	RICHARDS BRIAN S	30,000	08/25/2008	LC	LAND CONTRACT	NOT RECORDED		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9910 W LOTAN RD	School: LAKE CITY - 57020					
-----------------	---------------------------	--	--	--	--	--

Owner's Name/Address	P.R.E. 0%					
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RICHARDS BRIAN S 9910 W LOTAN RD LAKE CITY MI 49651	MAP #:					
---	--------	--	--	--	--	--

	2018 Est TCV 44,757 TCV/TFA: 36.81					
--	------------------------------------	--	--	--	--	--

X	Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS			
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Public Improvements			* Factors *				
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value B>	050,250				4500	100		4,500
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	100 Actual Front Feet, 2.60 Total Acres						Total Est. Land Value =	4,500
--	---	--	--	--	--	--	-------------------------	-------

Tax Description	Dirt Road							
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. SEC 21 T22N R8W LOT 7 CLAM RIVER WOODS & RAPIDS.	X Gravel Road							
--	---------------	--	--	--	--	--	--	--

Comments/Influences	X Paved Road							
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	Storm Sewer							
--	-------------	--	--	--	--	--	--	--

	Sidewalk							
--	----------	--	--	--	--	--	--	--

	Water							
--	-------	--	--	--	--	--	--	--

	Sewer							
--	-------	--	--	--	--	--	--	--

	X Electric							
--	------------	--	--	--	--	--	--	--

	Gas							
--	-----	--	--	--	--	--	--	--

	Curb							
--	------	--	--	--	--	--	--	--

	Street Lights							
--	---------------	--	--	--	--	--	--	--

	Standard Utilities							
--	--------------------	--	--	--	--	--	--	--

	X Underground Utils.							
--	----------------------	--	--	--	--	--	--	--

	Topography of Site							
--	--------------------	--	--	--	--	--	--	--

	X Level							
--	---------	--	--	--	--	--	--	--

	Rolling							
--	---------	--	--	--	--	--	--	--

	Low							
--	-----	--	--	--	--	--	--	--

	High							
--	------	--	--	--	--	--	--	--

	Landscaped							
--	------------	--	--	--	--	--	--	--

	Swamp							
--	-------	--	--	--	--	--	--	--

	X Wooded							
--	----------	--	--	--	--	--	--	--

	Pond							
--	------	--	--	--	--	--	--	--

	Waterfront							
--	------------	--	--	--	--	--	--	--

	Ravine							
--	--------	--	--	--	--	--	--	--

	Wetland							
--	---------	--	--	--	--	--	--	--

	Flood Plain							
--	-------------	--	--	--	--	--	--	--

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
------	------------	----------------	----------------	-----------------	----------------	---------------

2018	2,300	20,100	22,400			16,585C
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2017	2,300	18,600	20,900			16,244C
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2016	2,300	17,100	19,400			16,100C
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2015	2,300	14,700	17,000			16,052C
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Who	When	What				
-----	------	------	--	--	--	--

TPC 12/27/2017	INSPECTED					
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TPC 05/25/2015	INSPECTED					
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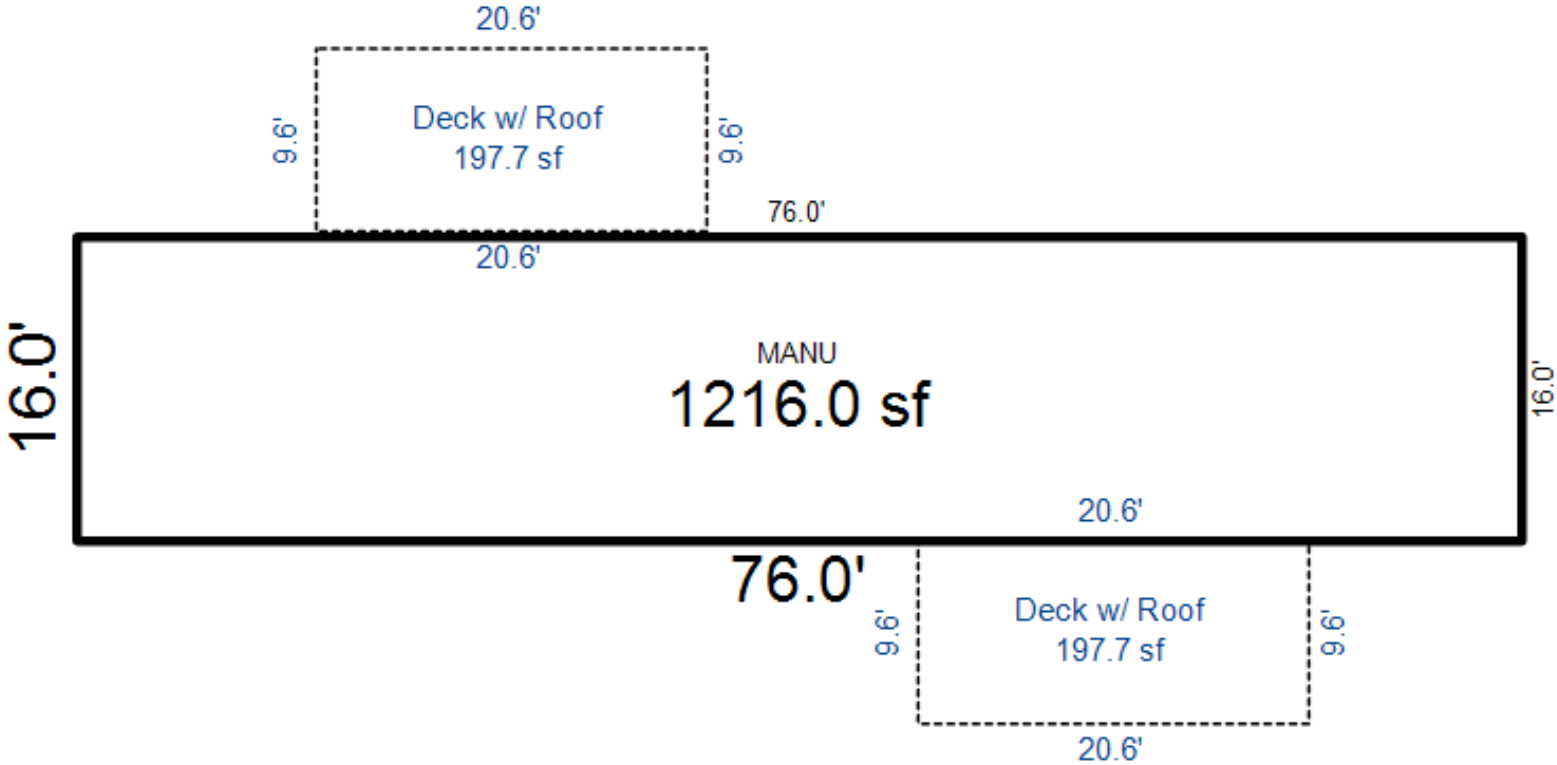
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*** Information herein deemed reliable but not guaranteed***



Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam		Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 197 197	Type Treated Wood Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:	
X	Wood Frame		(4) Interior Drywall Paneled	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling												
Building Style: BOCA/STATE		Trim & Decoration		(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost			Class: D Effec. Age: 23 Floor Area: 1216 CntyMult Total Base Cost: 54,122 X 1.380 Total Base New : 74,688 E.C.F. Total Depr Cost: 57,510 X 0.700 Estimated T.C.V: 40,257		Bsmnt Garage:		Carport Area: Roof:			
Yr Built 1992	Remodeled 0	Ex	X	Ord		Min	No./Qual. of Fixtures			Rate Bsmnt-Adj Heat-Adj Size Cost							
Condition: Average		Lg	X	Ord		Small	Ex. X Ord. Min			46.56 -11.59 0.66 1216 43,326							
Room List		Size of Closets		(13) Plumbing			Other Additions/Adjustments			Rate							
	Basement 1st Floor 2nd Floor Bedrooms						Many X Ave. Few			1575.00 1 1,575 2720.00 1 2,720							
							(14) Water/Sewer			16.50 197 3,251 16.50 197 3,251							
							Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Phy/Ab.Phy/Func/Econ/Comb.%Good= 77/100/100/100/77.0, Depr.Cost = 57,510 ECF (409 - RURAL SUBS) 0.700 => TCV of Bldg: 1 = 40,257							
(1) Exterior							(15) Water/Sewer										
X	Wood/Shingle Aluminum/Vinyl Brick						Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic										
	Insulation						Lump Sum Items:										
(2) Windows																	
X	Many Avg. X Few																
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens																
(3) Roof																	
X	Gable Hip Flat																
X	Asphalt Shingle																
	Chimney: Metal																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BRUCE TRUST 50% & DAIRE T	NEREM JEFFREY A (SM)	0	12/03/2009	OTH	Not Qualified	2009/4117		0.0
RENDON BRUCE R & RENDON (NEREM JEFFREY A	80,000	11/11/2009	LC	Arms Length	2009/3869		100.0
RENDON BRUCE R & DAIRE L	RENDON BRUCE TRUST & *	0	05/30/2007	WD	Not Qualified	2007/2388		0.0
LICHON		76,000	11/01/2000	WD	Download	00-0:1302		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9890 W LOTAN RD	School: LAKE CITY - 57020					
	P.R.E. 100% 05/01/2010					

Owner's Name/Address	MAP #:
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NEREM JEFFREY A 9890 W LOTAN RD LAKE CITY MI 49651	2018 Est TCV 77,723 TCV/TFA: 73.60
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X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
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Public Improvements	* Factors *	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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		<Site Value B> 050,250					4500	100		4,500
		100 Actual Front Feet, 2.71 Total Acres					Total Est. Land Value =			4,500

Tax Description	X	Land Improvement Cost Estimates
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. SEC 21 T22N R8W LOT 8 CLAM RIVER WOODS & RAPIDS.	X	
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Comments/Influences	Description	Rate	CountyMult.	Size	%Good	Cash Value
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	D/W/P: 4in Ren. Conc.	3.78	1.00	310	0	0
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X	Electric	Description	Rate	CountyMult.	Size	%Good	Cash Value
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X	Gas	LAND IMPROVE 1000	1000.00	1.00	0.5	95	475
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	Total Estimated Land Improvements True Cash Value =						475
--	---	--	--	--	--	--	-----

X	Topography of Site
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X	Level
	Rolling
	Low
	High
	Landscaped
	Swamp
	Wooded
	Pond
	Waterfront
	Ravine
	Wetland
X	Underground Utils.

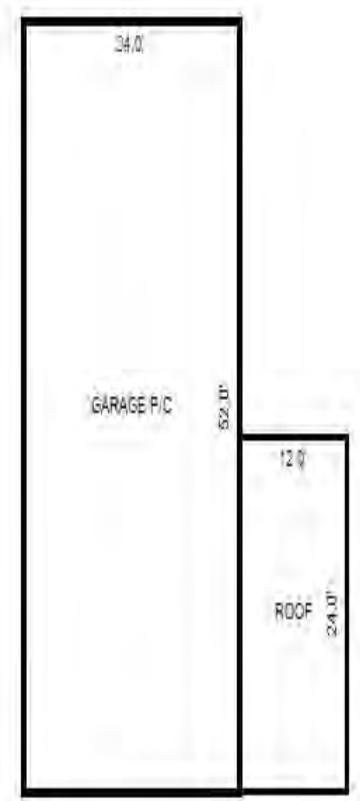
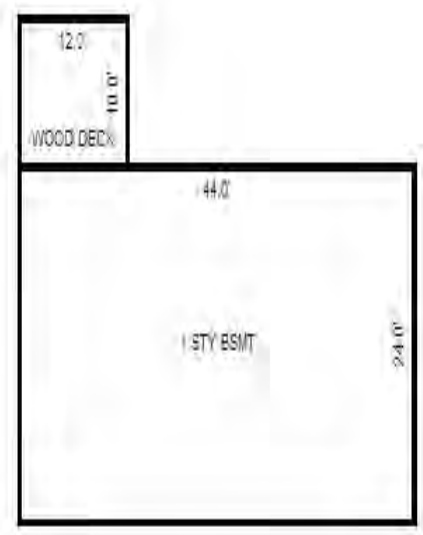
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	36,600	38,900			34,746C
2017	2,300	34,600	36,900			34,032C
2016	2,300	34,400	36,700			33,729C
2015	2,300	32,400	34,700			33,629C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga	Area 120 288	Type Treated Wood Roof Cover Onl	Year Built: 1983 Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 1248 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling										
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Class: CD Effec. Age: 35 Floor Area: 1056 Total Base Cost: 85,370 Total Base New : 117,811 Total Depr Cost: 76,577 Estimated T.C.V: 72,748				Bsmnt Garage:		
Yr Built 1972	Remodeled 0	Ex	X Ord		Min	150 Amps Service								Carport Area: Roof:		
Condition: Average		X Lg		Ord		No Heating/Cooling								CmtyMult X 1.380 E.C.F. X 0.950		
Room List		(5) Floors		Central Air Wood Furnace			Stories Exterior			Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			1 Story Siding			Basement	58.72	0.00	0.00	1056	62,008	
(1) Exterior		X	Tile			No./Qual. of Fixtures			Other Additions/Adjustments			Rate		Size	Cost	
X	Wood/Shingle Aluminum/Vinyl Brick			Ex.	X Ord.		Min	(13) Plumbing								
Insulation		(7) Excavation		No. of Elec. Outlets			Average Fixture(s)			Average Fixture(s)			630.00	1	630	
(2) Windows		Basement: 1056 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X	Ave.		Few	Well, 50 Feet			1575.00	1	1,575
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1000 Gal Septic			2895.00	1	2,895	
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	(9) Basement Finish			15 Deck/Balcony			Treated Wood,Standard Roof Cover Only,Standard			7.59	120	911	
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			17 Garages			Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, ECF (409 - RURAL SUBS)			9.71	1248	12,118	
X	Gable Hip Flat		Gambrel Mansard Shed	(10) Floor Support			Public Water Public Sewer Water Well 1 1000 Gal Septic 1 2000 Gal Septic			Depr.Cost = 76,577 0.950 => TCV of Bldg: 1 = 72,748						
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:												
Chimney: Block																

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LUMBERT LYLE D (LE ETAL)	LUMBERT WADE	0	11/20/2005	OTH	Not Qualified	05-0/4593		100.0
LUMBERT LYLE LE	LUMBERT LYLE D (LE ETAL)	0	06/15/2005	WD	Not Qualified	05-0/2369		0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 Owner's Name/Address: LUMBERT WADE
 1676 S ROME ST
 GILBERT AZ 85295
 MAP #: 2018 Est TCV 4,500

Improved Vacant Land Value Estimates for Land Table Res 8.RURAL SUBS
 Public Improvements * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value
 <Site Value B> 050,250 4500 100 4,500
 100 Actual Front Feet, 2.81 Total Acres Total Est. Land Value = 4,500

Tax Description: . SEC 21 T22N R8W LOT 9 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences:

X Dirt Road
 X Gravel Road
 X Paved Road
 Storm Sewer
 Sidewalk
 Water
 Sewer
 X Electric
 Gas
 Curb
 Street Lights
 Standard Utilities
 X Underground Utils.

Topography of Site
 X Level
 Rolling
 Low
 High
 Landscaped
 Swamp
 X Wooded
 Pond
 Waterfront
 Ravine
 Wetland
 Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	0	2,300			2,277C
2017	2,300	0	2,300			2,231C
2016	2,300	0	2,300			2,212C
2015	2,300	0	2,300			2,206C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LUMBERT LYLE D (LE ETAL)	LUMBERT WADE	0	11/20/2005	OTH	Not Qualified	05-0/4593		100.0
LUMBERT LYLE LE	LUMBERT LYLE D (LE ETAL)	0	06/15/2005	WD	Not Qualified	05-0/2369		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9870 W LOTAN RD			Demolition/Removal	05/01/2006	20060079	100%

Owner's Name/Address	MAP #:
LUMBERT WADE 1676 S ROME ST GILBERT AZ 85295	2018 Est TCV 25,153 TCV/TFA: 0.00

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
. SEC 21 T22N R8W LOT 10 CLAM RIVER WOODS & RAPIDS.			

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road	<Site Value B>	050,250				4500	100		4,500
X Gravel Road	100 Actual Front Feet, 2.83 Total Acres Total Est. Land Value =								4,500

Comments/Influences	X	Topography of Site

Level	X	Rolling	Low	High	Landscaped	Swamp	X	Wooded	Pond	Waterfront	Ravine	Wetland	Flood Plain



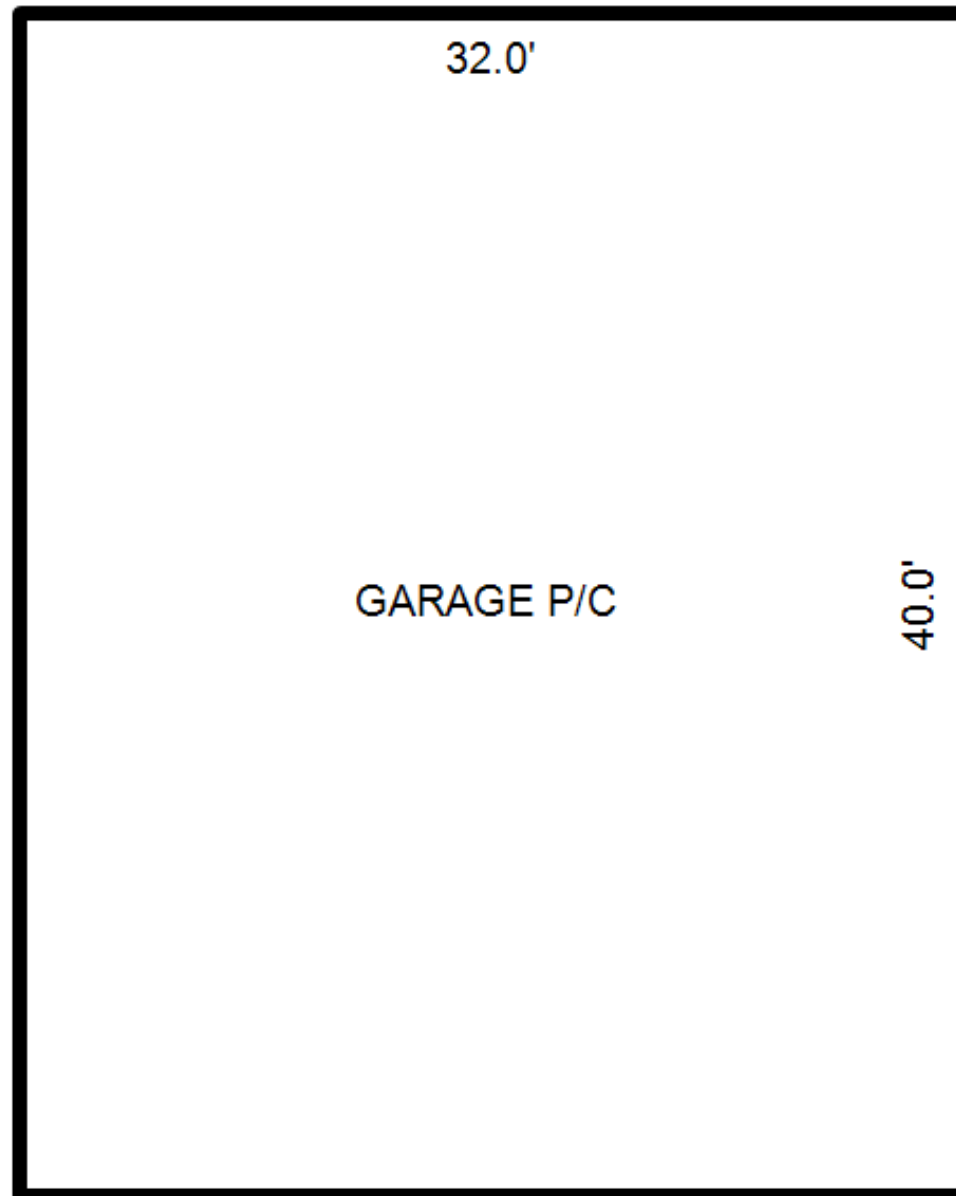
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	10,300	12,600			9,447C
2017	2,300	9,700	12,000			9,253C
2016	2,300	9,100	11,400			9,171C
2015	2,300	7,100	9,400			9,144C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family	Eavestrough Insulation	0 Front Overhang 0 Other Overhang	Gas	Oil	Elec.	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 2000 Car Capacity: Class: D Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 1280 % Good: 0 Storage Area: 0 No Conc. Floor: 0	Bsmnt Garage:	Roof:	CntryMult	E.C.F.		
	Mobile Home			Wood Frame	Drywall Paneled	Plaster Wood T&G										Wood	Coal
	Town Home			(4) Interior			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump										
	Duplex			Trim & Decoration			Central Air Wood Furnace										
	A-Frame			Ex	X	Ord											
				Size of Closets			(12) Electric										
				Lg	X	Ord											
				Doors			0 Amps Service										
							X										
				(5) Floors			Central Air Wood Furnace										
				Kitchen:			(13) Plumbing										
				Other:			Average Fixture(s)										
				Other:			1										
				(6) Ceilings			3 Fixture Bath										
				Basement: 0 S.F.			2 Fixture Bath										
				Crawl: 0 S.F.			Softener, Auto										
				Slab: 0 S.F.			Softener, Manual										
				Height to Joists: 0.0			Solar Water Heat										
				(8) Basement			No Plumbing										
				Conc. Block			Extra Toilet										
				Poured Conc.			Extra Sink										
				Stone			Separate Shower										
				Treated Wood			Ceramic Tile Floor										
				Concrete Floor			Ceramic Tile Wains										
				(9) Basement Finish			Ceramic Tub Alcove										
				Recreation SF			Vent Fan										
				Living SF			(14) Water/Sewer										
				Walkout Doors			Public Water										
				No Floor SF			Public Sewer										
				(10) Floor Support			Water Well										
				Joists:			1 1000 Gal Septic										
				Unsupported Len:			1 2000 Gal Septic										
				Cntr.Sup:			Lump Sum Items:										
				Asphalt Shingle													
				Chimney:													

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
WOOD RHONDA LEE	WOOD JACK H & RHONDA L	1	08/01/2011	QC	QUIT CLAIM	2011-02405		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9850 W LOTAN RD						
	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					
Owner's Name/Address	MAP #:					
WOOD JACK H & RHONDA L 9850 LOTAN ROAD LAKE CITY MI 49651	2018 Est TCV 87,081 TCV/TFA: 74.05					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value
. SEC 21 T22N R8W LOT 11 CLAM RIVER WOODS & RAPIDS.			<Site Value B> 050,250					4500 100	4,500
			100 Actual Front Feet, 2.75 Total Acres					Total Est. Land Value =	4,500

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates						
			Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Dirt Road							
		Gravel Road							
	X	Paved Road							
		Storm Sewer							
		Sidewalk							
		Water							
		Sewer							
	X	Electric							
		Gas							
		Curb							
		Street Lights							
		Standard Utilities							
	X	Underground Utils.							

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	Waterfront	Ravine	Wetland	Flood Plain	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
														2017	2,300	39,100	41,400			34,752C
														2016	2,300	38,800	41,100			34,443C
														2015	2,300	33,100	35,400			34,340C

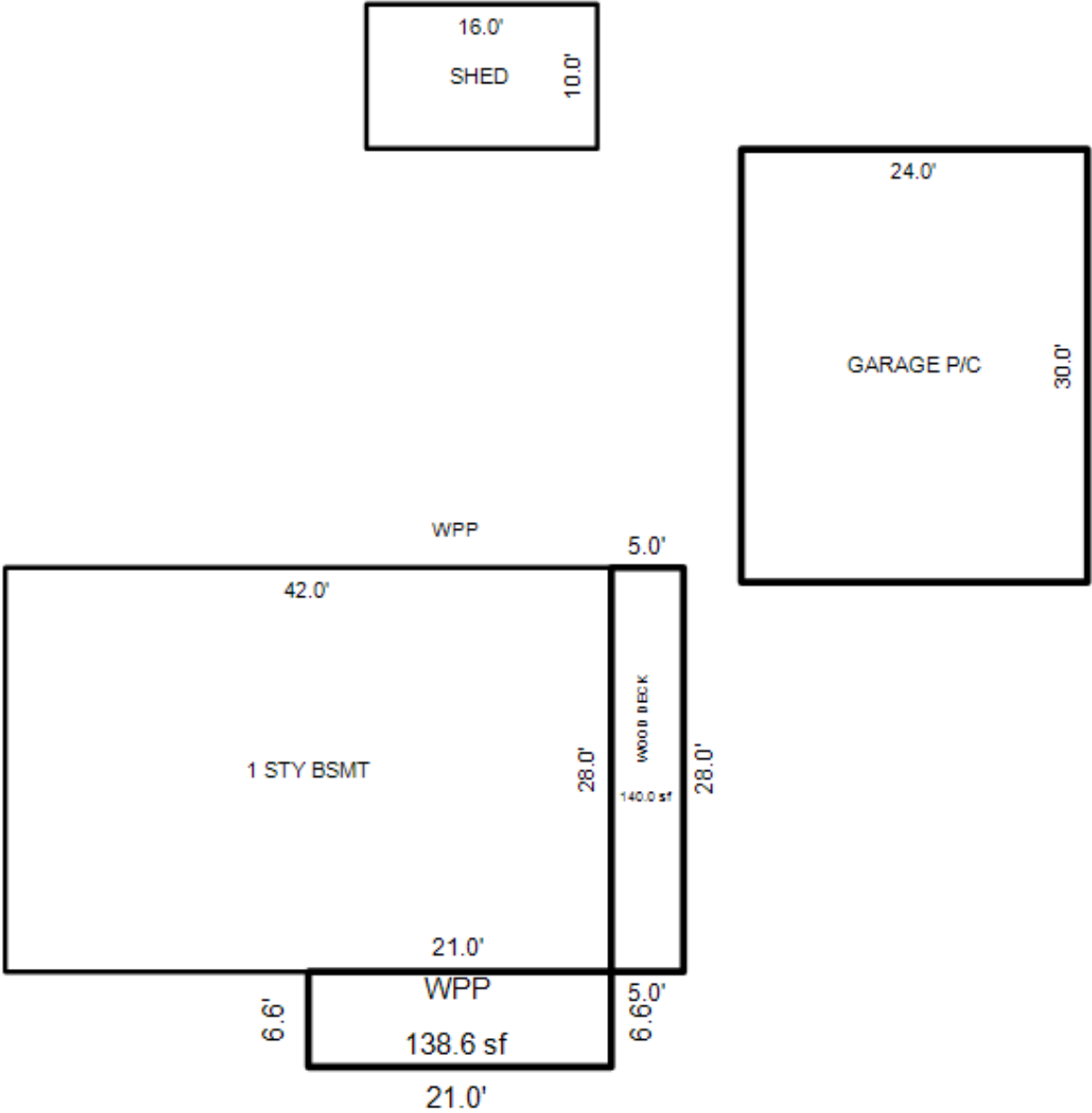


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 138 120 120	Type WPP WPP Treated Wood	Year Built: 1987 Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 720 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame		Drywall Paneled		Plaster Wood T&G																
Building Style: 1S		Trim & Decoration																			
Yr Built 1979	Remodeled 0	Ex	X	Ord		Min	Size of Closets														
Condition: Average		Lg	X	Ord		Small	Doors														
Room List		(5) Floors		Central Air Wood Furnace																	
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost				
X	Wood/Shingle Aluminum/Vinyl Brick						Ex.	X	Ord.		Min	1 Story Siding			Basement			57.53 0.00 0.00		1176 67,655	
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate							Size Cost				
(2) Windows		Basement: 1176 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			(14) Water/Sewer														
X	Many Avg. Few	X	Large Avg. Small	1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual			Average Fixture(s) 3 Fixture Bath			Well, 50 Feet 1000 Gal Septic			1575.00 2895.00			1 1		630 1,975			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		2 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual			1575.00 2895.00			(15) Built-Ins & Fireplaces			Appliance Allowance			1415.00		1 1,415			
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			WPP, Standard WPP, Standard			11.96 12.79			138 120		1,650 1,535			
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			Solar Water Heat			(16) Deck/Balcony			Treated Wood,Standard			7.59		120 911			
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(17) Garages			Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors			11.48 350.00			720 1		8,266 350			
X	Asphalt Shingle	Chimney: Block		Lump Sum Items:			Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 85,836 ECF (409 - RURAL SUBS) 0.950 => TCV of Bldg: 1 = 81,544														

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
		15,000	03/01/1996	WD	Download	302:543		0.0				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
W LOTAN RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
WOOD JACK & RHONDA 9850 W LOTAN ROAD LAKE CITY MI 49651		MAP #:		2018 Est TCV 17,870 TCV/TFA: 0.00								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
. SEC 21 T22N R8W LOT 12 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		<Site Value B> 050,250 4500 100 4,500								
		Paved Road		100 Actual Front Feet, 2.54 Total Acres Total Est. Land Value = 4,500								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 3.5 Concrete 2.98 1.00 924 0 0								
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 1000 1000.00 1.00 0.5 95 475								
		Curb		Total Estimated Land Improvements True Cash Value = 475								
		Street Lights										
		Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		X Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	2,300	6,600	8,900			7,787C	
		TPC 12/27/2017 INSPECTED			2017	2,300	6,300	8,600			7,627C	
		TPC 05/15/2015 INSPECTED			2016	2,300	5,900	8,200			7,559C	
					2015	2,300	5,800	8,100			7,537C	



*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family		Eavestrough	Gas	Oil	Elec.	Appliance Allow.		Interior 1 Story	Area	Type	Year Built: 1997	Car Capacity:	Class: D	Exterior: Pole	Brick Ven.: 0	
	Mobile Home		Insulation	Wood	Coal	Steam											Cook Top
	Town Home	0	Front Overhang	Forced Air w/o Ducts			Dishwasher		2nd/Same Stack			Common Wall: Detache	Foundation: 18 Inch	Finished?:	Auto. Doors: 0	Mech. Doors: 1	
	Duplex	0	Other Overhang	Forced Air w/ Ducts			Garbage Disposal		Two Sided			Storage Area: 0	% Good: 0				
	A-Frame	(4) Interior		Forced Hot Water			Bath Heater		Exterior 1 Story			No Conc. Floor: 0					
	Wood Frame		Drywall	Electric Baseboard			Vent Fan		Exterior 2 Story								
			Paneled	Elec. Ceil. Radiant			Hot Tub		Prefab 1 Story								
			Plaster	Elec. Ceil. Radiant (in-floor)			Unvented Hood		Prefab 2 Story								
			Wood T&G	Electric Wall Heat			Vented Hood		Heat Circulator								
Building Style: GRG		Trim & Decoration		Space Heater			Intercom		Raised Hearth								
		Ex	Ord	Wall/Floor Furnace			Jacuzzi Tub		Wood Stove								
		Min		Forced Heat & Cool			Jacuzzi repl.Tub		Direct-Vented Ga								
Yr Built 1997	Remodeled 0	Size of Closets		Heat Pump			Oven		Class: D								
		Lg	Ord	No Heating/Cooling			Microwave		Effec. Age: 15								
		Small		Central Air			Standard Range		Floor Area: 0								
Condition: Average		Doors	Solid	Wood Furnace			Self Clean Range		Total Base Cost: 10,884								
		H.C.		(12) Electric			Sauna		Total Base New : 15,020								
Room List		(5) Floors		0 Amps Service			Trash Compactor		Total Depr Cost: 12,767								
	Basement	Kitchen:		Central Air			Central Vacuum		Estimated T.C.V: 12,895								
	1st Floor	Other:		Wood Furnace			Security System										
	2nd Floor	Other:		(12) Electric													
	Bedrooms			No./Qual. of Fixtures													
(1) Exterior				Ex.			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Rate		Size Cost		Size Cost			
	Wood/Shingle			Ord.			Other Additions/Adjustments										
	Aluminum/Vinyl			Min			(14) Water/Sewer										
	Brick			No. of Elec. Outlets			Well, 50 Feet			1575.00		1		1,575			
	Insulation			Many			1000 Gal Septic			2720.00		1		2,720			
(2) Windows				Ave.			(17) Garages										
	Many			Few			Class:D Exterior: Pole Foundation: 18 Inch (Unfinished)										
	Avg.			Basement: 0 S.F.			Base Cost			13.05		480		6,264			
	Few			Crawl: 0 S.F.			Mechanical Doors			325.00		1		325			
	Large			Slab: 0 S.F.			Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,			Depr.Cost =				12,767			
	Avg.			Height to Joists: 0.0			ECF (409 - RURAL SUBS)			1.010 => TCV of Bldg: 1 =				12,895			
	Small			(8) Basement													
	Wood Sash			Conc. Block													
	Metal Sash			Poured Conc.													
	Vinyl Sash			Stone													
	Double Hung			Treated Wood													
	Horiz. Slide			Concrete Floor													
	Casement			(9) Basement Finish													
	Double Glass			Recreation SF													
	Patio Doors			Living SF													
	Storms & Screens			Walkout Doors													
(3) Roof				No Floor SF			(14) Water/Sewer										
	Gable			(10) Floor Support			Public Water										
	Hip			Joists:			Public Sewer										
	Flat			Unsupported Len:			Water Well										
	Asphalt Shingle			Cntr.Sup:			1000 Gal Septic										
	Chimney:						2000 Gal Septic										
				Lump Sum Items:													

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CAVERLY SHARON K	LOTAN ONE LLC	0	01/02/2013	PTA	RELATED PARTY	PTA	PTA	0.0
LOTAN ONE LLC	CAVERLY SHARON K	1	11/13/2012	QC	QUIT CLAIM	2012-03892		100.0
MEYERING SHARON K	LOTAN ONE LLC	0	10/19/2010	QC	RELATED PARTY	2010-4739QC	PTA	100.0

Property Address Class: 401 RESIDENTIAL-I Zoning: Building Permit(s) Date Number Status

9790 W LOTAN RD School: LAKE CITY - 57020
P.R.E. 0%

Owner's Name/Address MAP #:

LOTAN ONE LLC 2018 Est TCV 93,001 TCV/TFA: 89.42
PO BOX 463
CADILLAC MI 49601

X Improved Vacant Land Value Estimates for Land Table Res 8.RURAL SUBS

Tax Description Public Improvements * Factors *

. SEC 21 T22N R8W LOT 13 CLAM RIVER WOODS & RAPIDS. X Description Frontage Depth Front Depth Rate %Adj. Reason Value
<Site Value B> 050,250 4500 100 4,500

Comments/Influences X 100 Actual Front Feet, 2.54 Total Acres Total Est. Land Value = 4,500

Land Improvement Cost Estimates

Description Rate CountyMult. Size %Good Cash Value
D/W/P: 4in Ren. Conc. 4.21 1.00 600 0 0

X Residential Local Cost Land Improvements

Description Rate CountyMult. Size %Good Cash Value
Gas LAND IMPROVE 1000 1000.00 1.00 1.0 95 950

X Curb Total Estimated Land Improvements True Cash Value = 950

X Street Lights

X Standard Utilities

X Underground Utils.

Topography of Site

X Level

X Rolling

X Low

X High

X Landscaped

X Swamp

X Wooded

X Pond

X Waterfront

X Ravine

X Wetland

X Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	44,200	46,500			37,687C
2017	2,300	41,600	43,900			36,912C
2016	2,300	39,200	41,500			36,583C
2015	2,300	35,300	37,600			36,474C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 16	Type CCP (1 Story)	Year Built: 1998 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled			Plaster Wood T&G													
Building Style: 1S		Trim & Decoration																	
Yr Built 1983		Remodeled 0		Ex	X	Ord		Min											
Condition: Average		Lg	X	Ord		Small													
Room List		(5) Floors		Central Air Wood Furnace															
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation			Rate Bsmnt-Adj Heat-Adj		Size Cost							
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	1	Story Siding	Basement	63.40	0.00	0.00	1040	65,936			
(2) Windows		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate		Size Cost							
X	Insulation	Basement: 1040 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many	X	Ave.		Few	(13) Plumbing										
(3) Roof		(8) Basement		(14) Water/Sewer															
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1	Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan														
(3) Roof		(9) Basement Finish		(14) Water/Sewer															
X	Gable Hip Flat	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF	Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic															
X	Asphalt Shingle	(10) Floor Support		Lump Sum Items:															
Chimney:		Joists: Unsupported Len: Cntr.Sup:																	
Class: C -5 Effec. Age: 25 Floor Area: 1040 Total Base Cost: 83,753 Total Base New: 115,579 Total Depr Cost: 86,684 Estimated T.C.V: 87,551										CntyMult X 1.380 E.C.F. X 1.010		Bsmnt-Adj Rate 760.00 2700.00 3085.00 1915.00 67.30		Heat-Adj Rate 0.00 0.00 0.00		Size 1 1 1 16		Cost 760 2,700 3,085 1,915 1,077	
Class:C Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, ECF (409 - RURAL SUBS)										576 2		7,580 700		Depr.Cost = 1.010 => TCV of Bldg: 1 =		86,684 87,551			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status				
9790 W LOTAN RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
MEYERING SHARON K PO BOX 463 CADILLAC MI 49601		MAP #:		2018 Est TCV 4,500								
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS							
. SEC 21 T22N R8W LOT 14 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		<Site Value B> 050,250		4500		100				4,500
		Paved Road		100 Actual Front Feet, 2.36 Total Acres		Total Est. Land Value =						4,500
		Storm Sewer										
		Sidewalk										
		Water Sewer										
		X Electric										
		Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		X Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	2,300	0	2,300		1,650C		
		TPC 12/27/2017 INSPECTED			2017	2,300	0	2,300		1,617C		
		TPC 05/25/2015 INSPECTED			2016	2,300	0	2,300		1,603C		
					2015	2,300	0	2,300		1,599C		



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ATEN EDWARD J & ROBIN (H/	ROMATZ PHILIP E & AMANDA	86,920	07/06/2006	WD	Multiple Reference	06-0/2492		100.0
CITIFINANCIAL MORTGAGE CO	ATEN EDWARD J (MM)	62,000	04/04/2006	OTH	Not Qualified	06-0/1371		100.0
	CITIFINANCIAL MORTGAGE CO	0	05/26/2005	OTH	Not Qualified			0.0
MISSAUKEE CO CLERK	CITIFINANCIAL MORTGAGE CO	0	05/13/2005	OTH	Not Qualified	05-0/1895		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 100% 07/06/2006					
	MAP #:					
	2018 Est TCV 18,144 TCV/TFA: 0.00					

X	Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
			* Factors *								
			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value B> 050,250 4500 100 4,500								
			100 Actual Front Feet, 2.32 Total Acres Total Est. Land Value = 4,500								

Taxpayer's Name/Address	Public Improvements	Land Improvement Cost Estimates					
ROMATZ PHILIP E & AMANDA K 9730 W LOTAN ROAD LAKE CITY MI 49651	X Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer	Description	Rate	CountyMult.	Size	%Good	Cash Value
		D/W/P: 3.5 Concrete	2.98	1.00	480	0	0
		Fencing: Wd, Solid, 6 ft.	14.18	1.00	25	0	0

Tax Description	X	Residential Local Cost Land Improvements					
. SEC 21 T22N R8W LOT 15 CLAM RIVER WOODS & RAPIDS.		Description	Rate	CountyMult.	Size	%Good	Cash Value
		LAND IMPROVE 1000	1000.00	1.00	0.5	95	475
		Total Estimated Land Improvements True Cash Value =					475

Comments/Influences	X						
		Street Lights					
		Standard Utilities					
		Underground Utils.					



Topography of Site	X						
		Level					
		Rolling					
		Low					
		High					
		Landscaped					
		Swamp					
		Wooded					
		Pond					
		Waterfront					
		Ravine					
		Wetland					
		Flood Plain					

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	6,800	9,100			7,464C
2017	2,300	6,400	8,700			7,311C
2016	2,300	6,000	8,300			7,246C
2015	2,300	5,600	7,900			7,225C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family	Eavestrough Insulation	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1992 Car Capacity: Class: D Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 1200 % Good: 0 Storage Area: 0 No Conc. Floor: 0	0	Front Overhang	0	Other Overhang	
	Mobile Home														0
	Town Home														
	Duplex														
	A-Frame														
Wood Frame		(4) Interior		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump			Class: CD Effec. Age: 20 Floor Area: 0 Total Base Cost: 11,810 Total Base New : 16,298 Total Depr Cost: 13,038 Estimated T.C.V: 13,169		CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:				
Building Style: GRG		Trim & Decoration		(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Rate		Size Cost				
Yr Built Remodeled 1992 GAR 0		Ex Ord Min		0 Amps Service			Other Additions/Adjustments				Size Cost				
Condition: Average		Lg Ord Small		X No Heating/Cooling			(17) Garages		Class:D Exterior: Pole Foundation: 18 Inch (Unfinished)		Base Cost 9.30 1200 11,160				
Room List		(5) Floors		Central Air Wood Furnace			Mechanical Doors 325.00 2 650		Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 13,038		ECF (409 - RURAL SUBS) 1.010 => TCV of Bldg: 1 = 13,169				
Basement 1st Floor 2nd Floor Bedrooms		Kitchen: Other: Other:		(13) Plumbing			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan								
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Lump Sum Items:								
Wood/Shingle Aluminum/Vinyl Brick		Ex. Ord. Min		No. of Elec. Outlets											
Insulation		(7) Excavation		Many Ave. Few											
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(14) Water/Sewer											
Many Avg. Few Large Avg. Small		(8) Basement		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic											
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor													
(3) Roof		(9) Basement Finish													
Gable Hip Flat Gambrel Mansard Shed		Recreation SF Living SF Walkout Doors No Floor SF													
Asphalt Shingle		(10) Floor Support													
Chimney:		Joists: Unsupported Len: Cntr.Sup:													

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Sketch by Ages IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ATEN EDWARD J & ROBIN (H/	ROMATZ PHILIP E & AMANDA	86,920	07/06/2006	WD	Multiple Improved	06-0/2492		100.0
CITIFINANCIAL MORTGAGE CO	ATEN EDWARD J (MM)	62,000	04/04/2006	OTH	Not Qualified	06-0/1371		100.0
CITIFINANCIAL MORTGAGE CO		0	05/26/2005	OTH	Not Qualified			0.0
MISSAUKEE CO CLERK	CITIFINANCIAL MORTGAGE CO	0	05/13/2005	OTH	Not Qualified	05-0/0895		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9730 W LOTAN RD						
School: LAKE CITY - 57020						
P.R.E. 100% 07/06/2006						
Owner's Name/Address	MAP #:					
ROMATZ PHILIP E & AMANDA K 9730 W LOTAN RD LAKE CITY MI 49651	2018 Est TCV 70,809 TCV/TFA: 59.01					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
. SEC 21 T22N R8W LOT 16 CLAM RIVER WOODS & RAPIDS.			* Factors *								
			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value B>	050,250				4500	100		4,500
			100 Actual Front Feet, 2.31 Total Acres Total Est. Land Value = 4,500								

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates								
REN-MOVED GRG AND PLACED ON 250-015-00		Dirt Road	Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gravel Road	Fencing: Wd, Solid, 6 ft.	15.24	1.00	25	0	0			
		Paved Road	Residential Local Cost Land Improvements								
		Storm Sewer	Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sidewalk	LAND IMPROVE 1000	1000.00	1.00	0.5	95	475			
		Water	Total Estimated Land Improvements True Cash Value = 475								
		Sewer									
		Electric									
		Gas									
		Curb									
		Street Lights									
		Standard Utilities									
		Underground Utils.									

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Rolling	2018	2,300	33,100	35,400			31,178C
		Low	2017	2,300	31,400	33,700			30,537C
		High	2016	2,300	31,100	33,400			30,265C
		Landscaped	2015	2,300	28,800	31,100			30,175C
		Swamp							
		Wooded							
		Pond							
		Waterfront							
		Ravine							
		Wetland							
		Flood Plain							

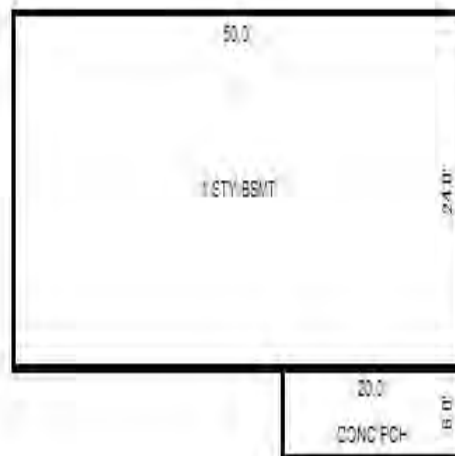


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 120	Type CPP	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:	
X	Wood Frame		Drywall Paneled			Plaster Wood T&G								
Building Style: 1S		Trim & Decoration		X			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling		Class: CD Effec. Age: 35 Floor Area: 1200 Total Base Cost: 77,256 Total Base New : 106,613 Total Depr Cost: 69,298 Estimated T.C.V: 65,834		CntyMult X 1.380 E.C.F. X 0.950		Bsmnt Garage: Carport Area: Roof:	
Yr Built 1974	Remodeled 0	Ex	X	Ord		Min	Size of Closets		Floor Area: 1200		X 1.380		Bsmnt Garage:	
Condition: Average		Lg		Ord	X	Small	Doors		Total Base Cost: 77,256		X 0.950		Carport Area:	
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric		Total Base New : 106,613		X 0.950		Roof:	
	Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:		150			Amps Service		Total Depr Cost: 69,298		Estimated T.C.V: 65,834			
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories		Foundation		Rate		Bsmnt-Adj	
	Wood/Shingle Aluminum/Vinyl Brick			Ex. X Ord. Min			1		Story Siding		Basement		57.31 0.00 -1.63	
X	Insulation			No. of Elec. Outlets			Other Additions/Adjustments				Rate		Size Cost	
(2) Windows		(7) Excavation		Many X Ave. Few			(13) Plumbing		Average Fixture(s)		630.00		1 630	
	Many Avg. Few	Basement: 1200 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		1			Average Fixture(s)		2 Fixture Bath		1325.00		1 1,325	
X	Large Avg. Small	(8) Basement		1			3 Fixture Bath		Well, 100 Feet		2550.00		1 2,550	
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8		1			2 Fixture Bath		1000 Gal Septic		2895.00		1 2,895	
X	Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		1			Softener, Auto Softener, Manual Solar Water Heat		(15) Built-Ins & Fireplaces		1415.00		1 1,415	
(3) Roof		(9) Basement Finish		1			No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		(16) Porches		13.54		120 1,625	
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF		1			Public Water Public Sewer Water Well		Appliance Allowance		0.950 => TCV of Bldg:		1 = 65,834	
X	Asphalt Shingle	(10) Floor Support		1			1000 Gal Septic 2000 Gal Septic		Solar Water Heat		13.54		120 1,625	
Chimney: Metal		Joists: Unsupported Len: Ctr.Sup:		1			Lump Sum Items:		CPP, Standard		0.950 => TCV of Bldg:		1 = 65,834	

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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status				
W LOTAN RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 07/25/1994										
DEWEY BUDDY JAY & TINA MARIE 9690 W LOTAN ROAD LAKE CITY MI 49651		MAP #:		2018 Est TCV 5,450								
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS							
. SEC 21 T22N R8W LOT 17 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		<Site Value B> 050,250		100 Actual Front Feet, 2.31 Total Acres		4500 100				4,500
		Paved Road		Land Improvement Cost Estimates								
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sidewalk		Shed: Wood Frame	7.23	1.00	520	0	0			
		Water		Residential Local Cost Land Improvements								
		Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Electric		LAND IMPROVE 1000	1000.00	1.00	1.0	95	950			
		Gas		Total Estimated Land Improvements True Cash Value = 950								
		Curb										
		Street Lights										
		Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Rolling		2018	2,300	400	2,700			1,650C		
		Low		2017	2,300	400	2,700			1,617C		
		High		2016	2,300	400	2,700			1,603C		
		Landscaped		2015	2,300	0	2,300			1,599C		
		Swamp										
		X Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
The Equalizer. Copyright (c) 1999 - 2009. Licensed To: Township of Lake, County of Missaukee, Michigan		Who	When	What	2018	2,300	400	2,700			1,650C	
		TPC 12/27/2017 INSPECTED		2017	2,300	400	2,700			1,617C		
		TPC 05/25/2015 INSPECTED		2016	2,300	400	2,700			1,603C		
				2015	2,300	0	2,300			1,599C		



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
9690 W LOTAN RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 07/25/1994										
DEWEY BUDDY JAY 9690 W LOTAN RD LAKE CITY MI 49651		MAP #:										
		2018 Est TCV 72,210 TCV/TFA: 39.07										
		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
Taxpayer's Name/Address		Public Improvements		* Factors *								
DEWEY BUDDY JAY 9690 W LOTAN RD LAKE CITY MI 49651		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		<Site Value B> 050,250		100 Actual Front Feet, 2.31 Total Acres		4500 100				4,500
		X Paved Road		Land Improvement Cost Estimates								
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sidewalk		D/W/P: 3.5 Concrete	2.98	1.00	616	0	0			
		Water		Residential Local Cost Land Improvements								
		Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X Electric		LAND IMPROVE 1000	1000.00	1.00	0.5	95	475			
		Gas		Total Estimated Land Improvements True Cash Value = 475								
		Curb										
		Street Lights										
		Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		X Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	2,300	33,800	36,100			28,028C	
		TPC 12/27/2017 INSPECTED			2017	2,300	31,400	33,700			27,452C	
		TPC 05/25/2015 INSPECTED			2016	2,300	28,800	31,100			27,208C	
					2015	2,300	26,600	28,900			27,127C	

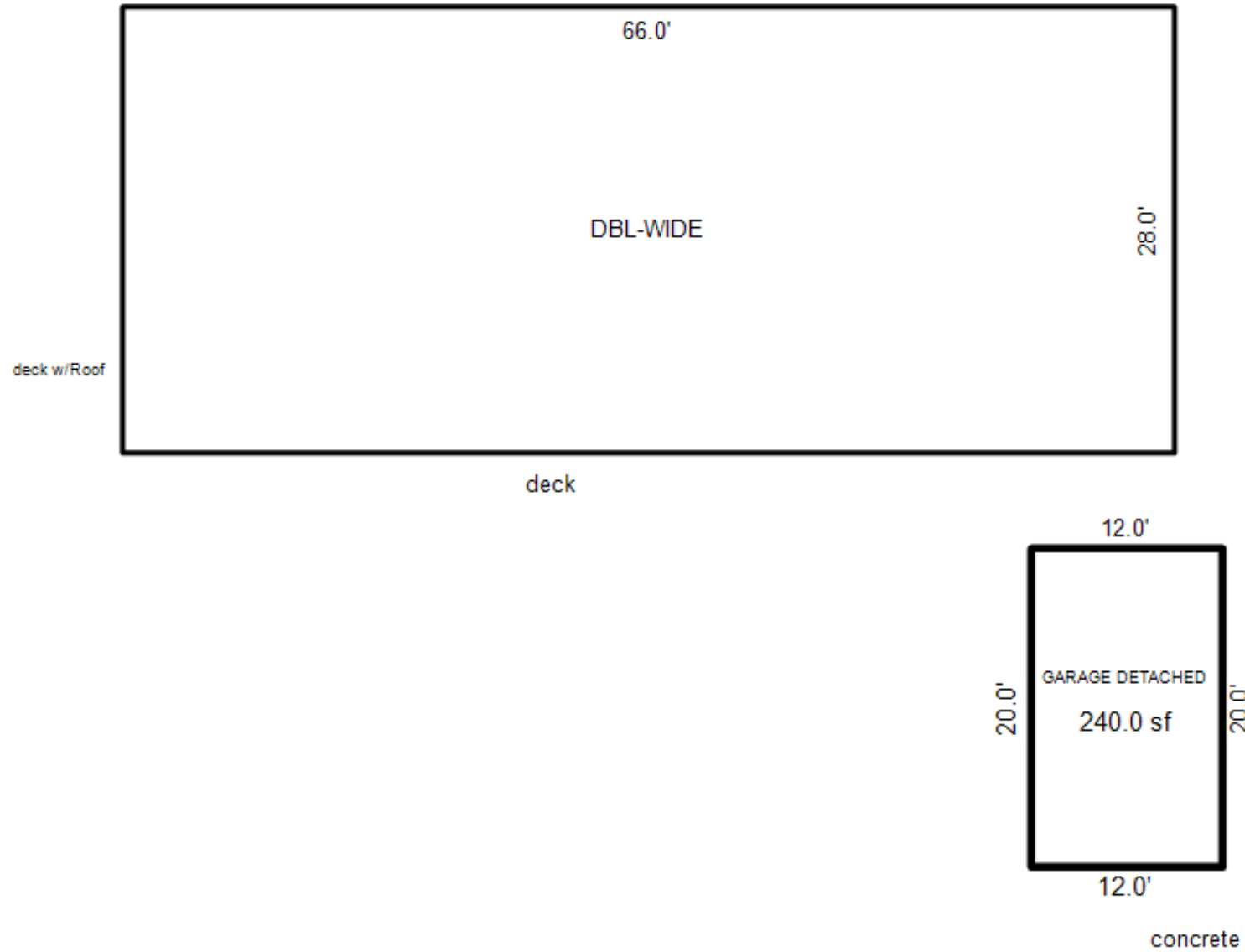


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 20 72	Type Treated Wood Treated Wood	Year Built: Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 240 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled			Plaster Wood T&G								
Building Style: BOCA/STATE		Trim & Decoration												
Yr Built 1997	Remodeled 0	Ex	X	Ord		Min	Size of Closets							
Condition: Average		Lg	X	Ord		Small	Doors							
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric							
	Basement 1st Floor 2nd Floor 3 Bedrooms						200		Amps Service					
(1) Exterior		X Drywall		No./Qual. of Fixtures			Ex.		X	Ord.		Min		
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets			Many		X	Ave.		Few		
(2) Windows		Insulation		(7) Excavation			(13) Plumbing							
				Basement: 0 S.F. Crawl: 1848 S.F. Slab: 0 S.F. Height to Joists: 0.0			1		Average Fixture(s)					
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			2		3 Fixture Bath					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1		2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan					
X	Double Glass Patio Doors Storms & Screens			(9) Basement Finish										
(3) Roof				Recreation SF Living SF Walkout Doors No Floor SF										
X	Gable Hip Flat			Gambrel Mansard Shed										
X	Asphalt Shingle			(10) Floor Support										
Chimney: Metal				Joists: Unsupported Len: Cntr.Sup:			1		Public Water Public Sewer Water Well					
							1		1000 Gal Septic 2000 Gal Septic					
									Lump Sum Items:					
											Rate Bsmnt-Adj Heat-Adj		Size Cost	
									1		Story Siding Crawl Space		1848 66,824	
											Other Additions/Adjustments		Rate	
													Size Cost	
													1 525	
													1 1,650	
													1 1,575	
													1 2,720	
													1 1,235	
													20 730	
													72 600	
													240 5,700	
													1 325	
													96,050	
													67,235	

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status		
9670 W LOTAN RD		School: LAKE CITY - 57020								
Owner's Name/Address		P.R.E. 100% 05/07/1999								
MATZNICK DANIEL T & JANINE L 9670 LOTAN ROAD LAKE CITY MI 49651		MAP #:		2018 Est TCV 62,473 TCV/TFA: 59.16						
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
. SEC 21 T22N R8W LOT 19 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *						
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value	
CHG TO D & 75% DEP FOR 95 STIP TRIB ADD RS TO GRG FOR 01		Gravel Road		<Site Value B>	050,250			4500 100	4,500	
		Paved Road		100 Actual Front Feet, 2.43 Total Acres Total Est. Land Value =					4,500	
		Storm Sewer		Land Improvement Cost Estimates						
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Water		Shed: Wood Frame	7.54	1.00	224	50	845	
		Sewer		Total Estimated Land Improvements True Cash Value =					845	
		Electric								
		Gas								
		Curb								
		Street Lights								
		Standard Utilities								
		X Underground Utils.								
		Topography of Site								
		X Level								
		Rolling								
		Low								
		High								
		Landscaped								
		Swamp								
		X Wooded								
		Pond								
		Waterfront								
		Ravine								
		Wetland								
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Who	When	What	2018	2,300	28,900	31,200		25,490C
		TPC 12/27/2017 INSPECTED			2017	2,300	27,400	29,700		24,966C
		TPC 05/25/2015 INSPECTED			2016	2,300	27,200	29,500		24,744C
					2015	2,300	23,200	25,500		24,670C

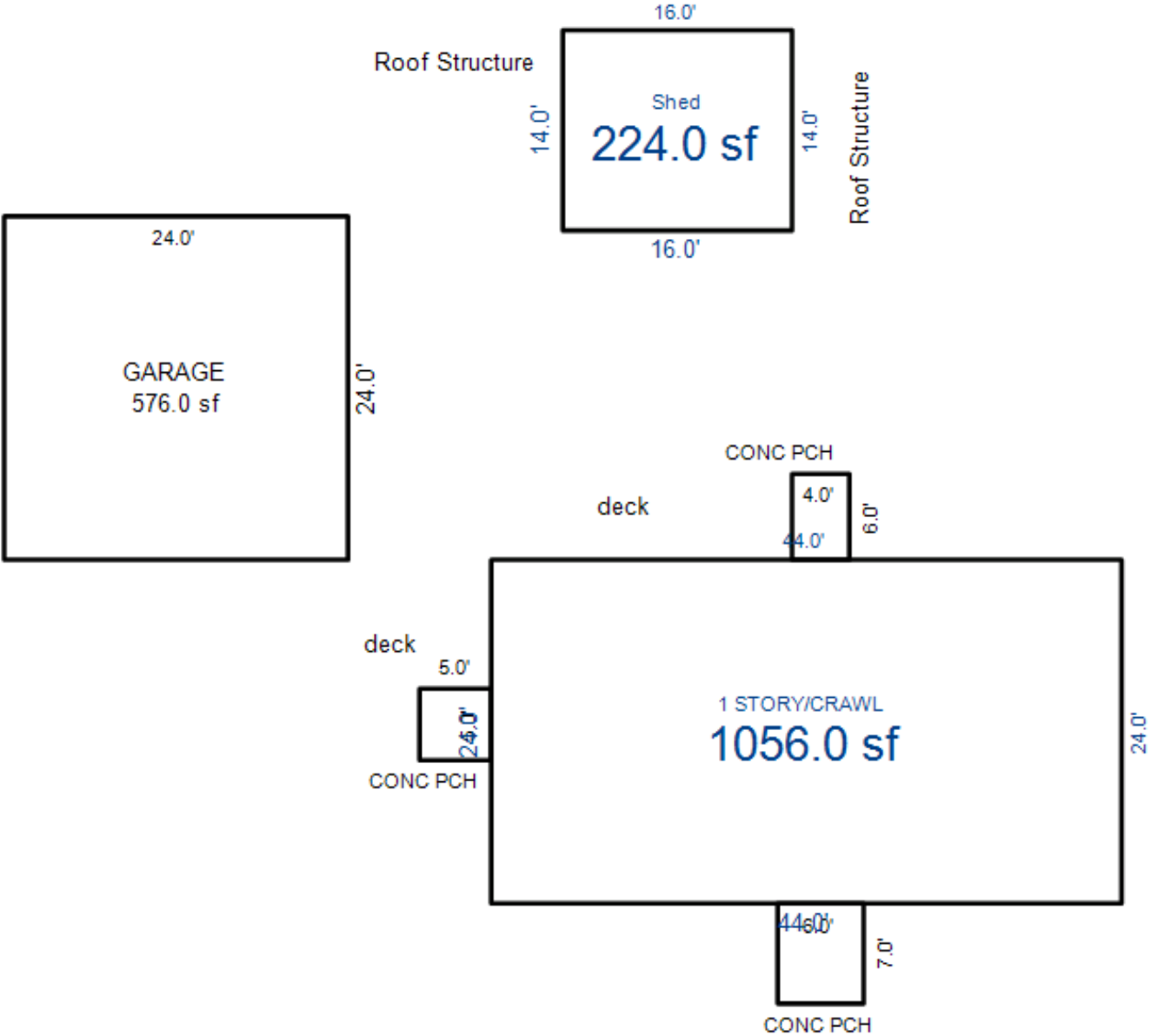


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1984 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built 1975	Remodeled 0	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small	Doors										
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric										
	Basement 1st Floor 2nd Floor 3 Bedrooms						150 Amps Service										
(1) Exterior		X Drywall		No./Qual. of Fixtures			Ex. X Ord. Min			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets			Many X Ave. Few			1 Story Siding Crawl Space 52.72 -9.13 0.72			1056 46,791		1056 46,791		
(2) Windows		X Many Avg. Few X Large Avg. Small		(7) Excavation			(13) Plumbing			Other Additions/Adjustments			Rate		Rate		
				Basement: 0 S.F. Crawl: 1056 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Average Fixture(s) 525.00			1 525	
(3) Roof				(8) Basement						Well, 50 Feet 1000 Gal Septic			1755.00 2720.00			1 1,575 1 2,720	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor						Appliance Allowance			1235.00			1 1,235	
				(9) Basement Finish						(16) Porches			25.55 26.23 20.42			25 639 24 630 42 858	
				Recreation SF Living SF Walkout Doors No Floor SF						(16) Deck/Balcony			9.35 8.08 6.56 11.05			240 2,244 80 646 192 1,260 144 1,591	
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support						(17) Garages			Class:D Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost 16.05 576 9,245 Mechanical Doors 325.00 1 325				
X	Asphalt Shingle			Joists: Unsupported Len: Cntr.Sup:			1 Public Water 1 Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 62/100/100/100/62.0, Depr.Cost = 60,134 ECF (409 - RURAL SUBS) 0.950 => TCV of Bldg: 1 = 57,128							
Chimney: Block				Lump Sum Items:													

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		50,000	02/01/1999	WD	Download	325:1424		0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 100% 05/07/1999

Owner's Name/Address: MATZNICK DANIEL T & JANINE L
 9670 LOTAN ROAD
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 4,500

Improved Vacant Land Value Estimates for Land Table Res 8.RURAL SUBS

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road	<Site Value B>	050,250				4500	100		4,500
X Gravel Road	100 Actual Front Feet, 2.55 Total Acres Total Est. Land Value =								4,500

Tax Description: . SEC 21 T22N R8W LOT 20 CLAM RIVER WOODS & RAPIDS.

Comments/Influences

- Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- Underground Utils.

Topography of Site

- Level
- Rolling
- Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- Waterfront
- Ravine
- Wetland
- Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	0	2,300			1,650C
2017	2,300	0	2,300			1,617C
2016	2,300	0	2,300			1,603C
2015	2,300	0	2,300			1,599C

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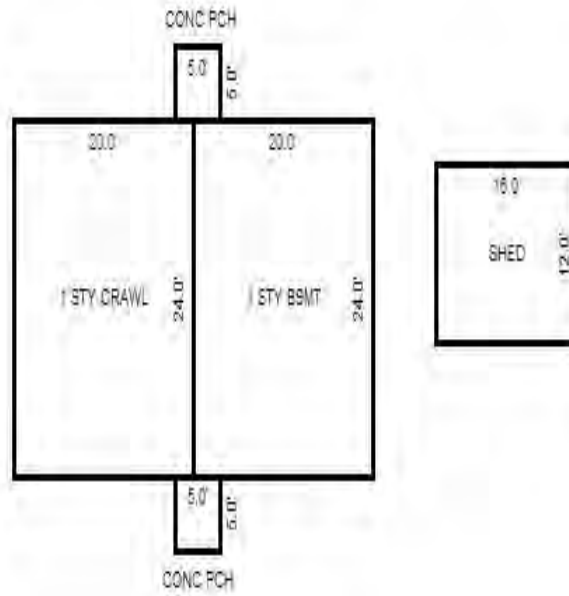
*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status		
9630 W LOTAN RD		School: LAKE CITY - 57020								
Owner's Name/Address		P.R.E. 100% 07/25/1994								
PITZ KENNETH E P O BOX 914 9630 LOTAN RD LAKE CITY MI 49651		MAP #:								
		2018 Est TCV 61,313 TCV/TFA: 63.87								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
. SEC 21 T22N R8W LOT 21 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *						
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value	
		Gravel Road		<Site Value B>	050,250			4500 100	4,500	
		Paved Road		100 Actual Front Feet, 2.74 Total Acres					Total Est. Land Value =	4,500
		Storm Sewer		Land Improvement Cost Estimates						
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Water		Shed: Wood Frame	8.75	1.00	192	46	773	
		Sewer		Total Estimated Land Improvements True Cash Value =					773	
		X Electric								
		Gas								
		Curb								
		Street Lights								
		Standard Utilities								
		X Underground Utils.								
		Topography of Site								
		X Level								
		Rolling								
		Low								
		High								
		Landscaped								
		Swamp								
		Wooded								
		Pond								
		Waterfront								
		Ravine								
		Wetland								
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Who	When	What	2018	2,300	28,400	30,700		25,823C
		TPC 12/27/2017 INSPECTED			2017	2,300	26,900	29,200		25,292C
		TPC 05/25/2015 INSPECTED			2016	2,300	26,700	29,000		25,067C
					2015	2,300	23,400	25,700		24,993C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:									
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G									25 25	CPP CPP										
Building Style: 1S		Trim & Decoration																							
Yr Built 1975	Remodeled 0	Ex	X	Ord		Min	Size of Closets																		
Condition: Average		Lg	X	Ord		Small	Doors																		
Room List		(5) Floors		Central Air Wood Furnace																					
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			200			Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost				
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1 Story Siding			Basement			59.86		0.00		0.00		480		28,733	
	Insulation	Basement: 480 S.F. Crawl: 480 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			1 Story Siding			Crawl Space			59.86		-8.86		0.00		480		24,480				
(2) Windows		(7) Excavation		(13) Plumbing			Other Additions/Adjustments			Rate									Size		Cost				
X	Many Avg. Few	X	Large Avg. Small	Basement			Average Fixture(s)			630.00									1		630				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	Average Fixture(s)			Well, 50 Feet			1575.00									1		1,575				
X	Double Glass Patio Doors Storms & Screens	(8) Basement		Average Fixture(s)			1000 Gal Septic			2895.00									1		2,895				
(3) Roof		(9) Basement Finish		(14) Water/Sewer			(15) Built-Ins & Fireplaces			1415.00									1		1,415				
X	Gable Hip Flat		Gambrel Mansard Shed	Public Water Public Sewer			Solar Water Heat			26.75									25		669				
X	Asphalt Shingle	(10) Floor Support		Water Well			Appliance Allowance			26.75									25		669				
Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:		1000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,			0.950 => TCV of Bldg: 1 =									58,989		56,040				
				2000 Gal Septic			ECF (409 - RURAL SUBS)																		
				Lump Sum Items:																					

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address Class: 402 RESIDENTIAL-V Zoning: Building Permit(s) Date Number Status

W LOTAN RD School: LAKE CITY - 57020 P.R.E. 100% 05/01/2010

Owner's Name/Address MAP #: 2018 Est TCV 4,500

PITZ KENNETH E Improved X Vacant Land Value Estimates for Land Table Res 8.RURAL SUBS

P O BOX 914 Public Improvements * Factors * Description Frontage Depth Front Depth Rate %Adj. Reason Value

9630 LOTAN RD Dirt Road X Gravel Road <Site Value B> 050,250 4500 100 4,500

LAKE CITY MI 49651 Paved Road Storm Sewer 100 Actual Front Feet, 2.96 Total Acres Total Est. Land Value = 4,500

Tax Description Sidewalk Water Sewer Electric Gas Curb Street Lights Standard Utilities X Underground Utils.

. SEC 21 T22N R8W LOT 22 CLAM RIVER WOODS & RAPIDS.

Comments/Influences Topography of Site Level X Rolling Low High Landscaped Swamp X Wooded Pond Waterfront Ravine Wetland Flood Plain



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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	0	2,300			1,650C
2017	2,300	0	2,300			1,617C
2016	2,300	0	2,300			1,603C
2015	2,300	0	2,300			1,599C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
HALL JAMES & SHERRY	HELMER COREY CHARLES	1	01/19/2016	QC	RELATED PARTY	2016-00187	PTA	0.0
WILSON JEFFREY T & DAWN D	HALL JAMES & SHERRY H&W	25,000	04/10/2014	WD	LAND CONTRACT	2014-01179		0.0
COOK JOAN E & COOK HAROLD	WILSON JEFFREY T & DAWN D	14,500	10/11/2011	WD	WARRANTY DEED	2011-03243 WD	PTA	0.0
WILSON JEFFREY T & DAWN D	HALL JAMES & SHERRY	25,000	09/16/2011	LC	LAND CONTRACT	2011-02897	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9610 W LOTAN RD	School: LAKE CITY - 57020					
	P.R.E. 100% 02/22/2016					

Owner's Name/Address	MAP #:
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HELMER COREY CHARLES 9610 W LOTAN RD LAKE CITY MI 49651	2018 Est TCV 13,717 TCV/TFA: 14.20
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X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
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Public Improvements	* Factors *	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
---------------------	-------------	-------------	----------	-------	-------	-------	------	-------	--------	-------

		<Site Value B> 050,250					4500	100		4,500
		100 Actual Front Feet, 3.17 Total Acres					Total Est. Land Value =			4,500

Tax Description	X	Topography of Site
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. SEC 21 T22N R8W LOT 23 CLAM RIVER WOODS & RAPIDS.	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer
Comments/Influences	X	Electric Gas Curb Street Lights Standard Utilities Underground Utils.



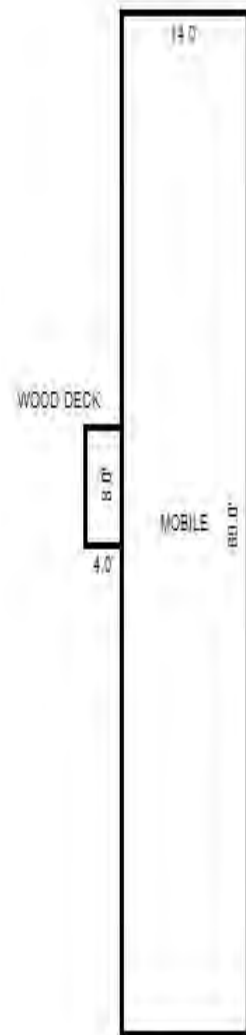
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	4,600	6,900			6,900S
2017	2,300	4,600	6,900			6,881C
2016	2,300	5,000	7,300			6,820C
2015	2,300	4,500	6,800			6,800S

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																																								
X	Single Family Mobile Home Town Home Duplex A-Frame	Eavestrough Insulation 0 Front Overhang 0 Other Overhang		X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 32	Type Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:																																																																																																																																								
X	Wood Frame	Drywall Paneled	Plaster Wood T&G	X	Forced Warm Air Wall Furnace Warm & Cool Air Heat Pump																																																																																																																																																
Building Style: HUD		Trim & Decoration																																																																																																																																																			
Yr Built 1972	Remodeled 0	Ex	X	Ord	Min																																																																																																																																																
Condition: Average		Lg	X	Ord	Small																																																																																																																																																
Room List		(5) Floors		Central Air Wood Furnace																																																																																																																																																	
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric																																																																																																																																																	
		Doors		Solid	X	H.C.	0 Amps Service																																																																																																																																														
		(6) Ceilings		No./Qual. of Fixtures																																																																																																																																																	
				X	Ex.	Ord.	Min																																																																																																																																														
				No. of Elec. Outlets																																																																																																																																																	
				Many	X	Ave.	Few																																																																																																																																														
		(7) Excavation		(13) Plumbing																																																																																																																																																	
		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		1	Average Fixture(s)																																																																																																																																																
				1	3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																																																																
		(8) Basement																																																																																																																																																			
		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor																																																																																																																																																			
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		Recreation SF Living SF Walkout Doors No Floor SF																																																																																																																																																			
		(10) Floor Support																																																																																																																																																			
		Joists: Unsupported Len: Ctr.Sup:		1	Public Water Public Sewer Water Well																																																																																																																																																
		Asphalt Shingle Metal		1	1000 Gal Septic 2000 Gal Septic																																																																																																																																																
		Chimney: Metal		Lump Sum Items:																																																																																																																																																	
<p>< Cost Estimates for Res. Building: 1 Mobile Home Class: Average Quality ></p> <p>(11) Heating System: Wall Furnace</p> <table border="1"> <thead> <tr> <th>Unit</th> <th>Exterior</th> <th>Roof</th> <th>Rate</th> <th>Heat/Roof</th> <th>Ext.(%)</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>BaseUnit</td> <td>Ribbed</td> <td>Metal</td> <td>34.56</td> <td>-0.75</td> <td>-6</td> <td>966</td> <td>30,657</td> </tr> <tr> <td colspan="8">Other Additions/Adjustments</td> </tr> <tr> <td>(2) Skirting</td> <td colspan="3">Metal/Vinyl</td> <td>5.70</td> <td></td> <td>166</td> <td>946</td> </tr> <tr> <td>(9) Foundation</td> <td colspan="3">Foundation Wall: Concrete</td> <td>6.92</td> <td></td> <td>0</td> <td>0</td> </tr> <tr> <td>(13) Plumbing</td> <td colspan="3">Average Fixture(s)</td> <td>530.00</td> <td></td> <td>1</td> <td>530</td> </tr> <tr> <td>(14) Water/Sewer</td> <td colspan="3">Well, 50 Feet</td> <td>1575.00</td> <td></td> <td>1</td> <td>1,575</td> </tr> <tr> <td></td> <td colspan="3">1000 Gal Septic</td> <td>2720.00</td> <td></td> <td>1</td> <td>2,720</td> </tr> <tr> <td>(15) Built-Ins & Fireplaces</td> <td colspan="3">Appliance Allowance</td> <td>1235.00</td> <td></td> <td>1</td> <td>1,235</td> </tr> <tr> <td colspan="8">Notes: 1972 NEW MOON</td> </tr> <tr> <td colspan="4">Phy/Ab.Phy/Func/Econ/Comb.%Good=</td> <td>35/100/100/100/35.0,</td> <td colspan="2">Depr.Cost =</td> <td>18,192</td> </tr> <tr> <td colspan="8">Separately Depreciated Items:</td> </tr> <tr> <td>(16) Deck/Balcony</td> <td colspan="3">Treated Wood,Standard</td> <td>11.96</td> <td></td> <td>32</td> <td>383</td> </tr> <tr> <td colspan="4">County Multiplier = 1.38 =></td> <td colspan="2">Cost New =</td> <td colspan="2">528</td> </tr> <tr> <td colspan="4">Phy/Ab.Phy/Func/Econ/Comb.%Good=</td> <td>46/100/100/100/46.0,</td> <td colspan="2">Depr.Cost =</td> <td>243</td> </tr> <tr> <td colspan="4">Total Depreciated Cost =</td> <td colspan="4">18,434</td> </tr> <tr> <td colspan="4">ECF (409 - RURAL SUBS)</td> <td colspan="2">0.500 => TCV of Bldg: 1 =</td> <td colspan="2">9,217</td> </tr> </tbody> </table>														Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost	BaseUnit	Ribbed	Metal	34.56	-0.75	-6	966	30,657	Other Additions/Adjustments								(2) Skirting	Metal/Vinyl			5.70		166	946	(9) Foundation	Foundation Wall: Concrete			6.92		0	0	(13) Plumbing	Average Fixture(s)			530.00		1	530	(14) Water/Sewer	Well, 50 Feet			1575.00		1	1,575		1000 Gal Septic			2720.00		1	2,720	(15) Built-Ins & Fireplaces	Appliance Allowance			1235.00		1	1,235	Notes: 1972 NEW MOON								Phy/Ab.Phy/Func/Econ/Comb.%Good=				35/100/100/100/35.0,	Depr.Cost =		18,192	Separately Depreciated Items:								(16) Deck/Balcony	Treated Wood,Standard			11.96		32	383	County Multiplier = 1.38 =>				Cost New =		528		Phy/Ab.Phy/Func/Econ/Comb.%Good=				46/100/100/100/46.0,	Depr.Cost =		243	Total Depreciated Cost =				18,434				ECF (409 - RURAL SUBS)				0.500 => TCV of Bldg: 1 =		9,217	
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Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BAUMANN TERRY L & SANDRA	RICHARDS BRIAN & FOSTER J	118,556	07/26/2005	WD	Multiple Improved	05-0/2931		100.0
		64,500	05/01/1995	WD	Download	293:826		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9570 W LOTAN RD	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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RICHARDS BRIAN & FOSTER JULIE ANN 9570 W LOTAN ROAD LAKE CITY MI 49651	2018 Est TCV 111,060 TCV/TFA: 72.30					
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X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS				
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Public Improvements	* Factors *					
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value F> SITE					10000	100		10,000
135 Actual Front Feet, 4.60 Total Acres								Total Est. Land Value = 10,000

Land Improvement Cost Estimates								
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Description	Rate	CountyMult.	Size	%Good	Cash Value
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Shed: Wood Frame	9.12	1.00	168	50	766
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Residential Local Cost Land Improvements					
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Description	Rate	CountyMult.	Size	%Good	Cash Value
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OUTDOOR FURNACE	2500.00	1.00	1.0	95	2,375
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Total Estimated Land Improvements True Cash Value =					3,141
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Topography of Site								
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X Level								
---------	--	--	--	--	--	--	--	--

X Rolling								
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Low								
-----	--	--	--	--	--	--	--	--

High								
------	--	--	--	--	--	--	--	--

Landscaped								
------------	--	--	--	--	--	--	--	--

Swamp								
-------	--	--	--	--	--	--	--	--

X Wooded								
----------	--	--	--	--	--	--	--	--

Pond								
------	--	--	--	--	--	--	--	--

Waterfront								
------------	--	--	--	--	--	--	--	--

Ravine								
--------	--	--	--	--	--	--	--	--

Wetland								
---------	--	--	--	--	--	--	--	--

X Flood Plain								
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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	5,000	50,500	55,500			44,930C
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2017	5,000	48,000	53,000			44,006C
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2016	5,000	47,600	52,600			43,614C
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2015	4,500	40,200	44,700			43,484C
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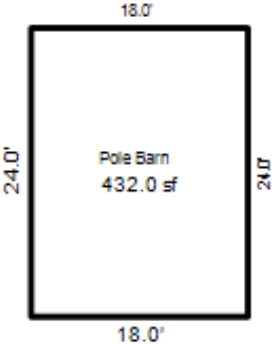
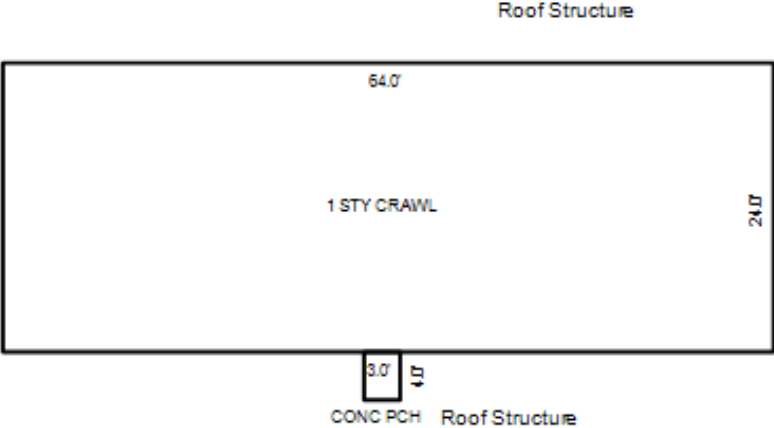
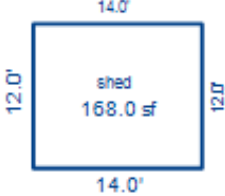
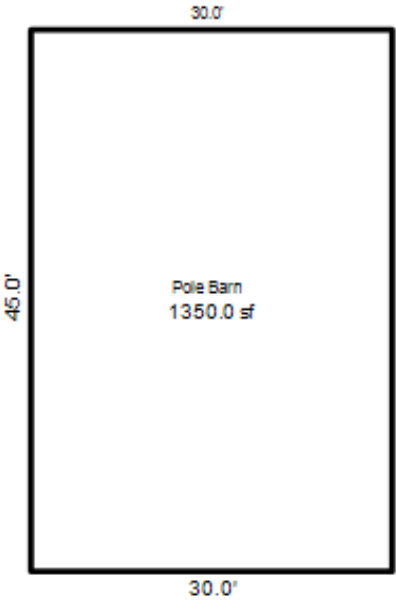
*** Information herein deemed reliable but not guaranteed***



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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1987 Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 432 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall Paneled		Plaster Wood T&G								224	Roof Cover Onl			
Building Style: 1S		Trim & Decoration															
Yr Built 1976	Remodeled 2006	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small	Doors										
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200			Amps Service							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Ex. X Ord. Min			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost				
X	Wood/Shingle Aluminum/Vinyl Brick						No. of Elec. Outlets			1 Story Siding Crawl Space 55.05 -7.82 0.00			1536 72,545				
	Insulation						Many X Ave. Few			Other Additions/Adjustments			Rate		Size Cost		
(2) Windows		(7) Excavation		(13) Plumbing			Average Fixture(s)			Average Fixture(s)			630.00		1 630		
X	Many Avg. X Few	Large Avg. X Small		Basement: 0 S.F. Crawl: 1536 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Well, 100 Feet 2550.00 1000 Gal Septic 2895.00			1 2,550 1 2,895				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(8) Basement			(14) Water/Sewer			(15) Built-Ins & Fireplaces			1415.00		1 1,415		
X	Chimney:	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer			(16) Deck/Balcony			10.50		224 2,352		
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Deck/Balcony			10.50		224 2,352		
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1 1			Lump Sum Items:			(17) Garages			Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)		432 6,178		
										Mechanical Doors 350.00			1 350				
										Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)			Base Cost 9.71		1350 13,109		
										Mechanical Doors 350.00			1 350				
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 103,073							
										ECF (409 - RURAL SUBS) 0.950 => TCV of Bldg: 1 = 97,919							

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BAUMANN TERRY L & SANDRA	RICHARDS BRIAN & FOSTER J	118,556	07/26/2005	WD	Multiple Reference	05-0/2931		100.0
DE VRIES RODGER & PHYLLIS	BAUMANN TERRY L & SANDRA	4,700	12/15/2003	WD	Arms Length	04-0/1029		100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 4,500					

Tax Description	Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
	Public Improvements			* Factors *						
Comments/Influences				Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value
. SEC 21 T22N R8W E 66 FT OF LOT 25 CLAM RIVER WOODS & RAPIDS.	X			<Site Value B>	050,250			4500	100	4,500
				100 Actual Front Feet, 3.46 Total Acres Total Est. Land Value =					4,500	

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

- Topography of Site
- X Level
 - X Rolling
 - Low
 - High
 - Landscaped
 - Swamp
 - X Wooded
 - Pond
 - Waterfront
 - Ravine
 - Wetland
 - Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	0	2,300			2,049C
2017	2,300	0	2,300			2,007C
2016	2,300	0	2,300			1,990C
2015	2,300	0	2,300			1,985C

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		48,500	11/01/1999	WD	Download	332:949		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9530 W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 100% 06/01/1995					
ROMAN CHRISTINE M 9530 W LOTAN RD LAKE CITY MI 49651	MAP #:					
	2018 Est TCV 57,162 TCV/TFA: 57.86					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS					
			Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason
. SEC 21 T22N R8W LOT 26 CLAM RIVER WOODS & RAPIDS.	X		* Factors *					
			<Site Value B> 050,250				4500	100
			100 Actual Front Feet, 3.55 Total Acres Total Est. Land Value = 4,500					
Comments/Influences			Land Improvement Cost Estimates					
IS PRINCIPLE RESIDENCE..REMOVE NO PBG ADJ FOR 05!!	X		Description	Rate	CountyMult.	Size	%Good	Cash Value
			Shed: Wood Frame	7.81	1.00	192	50	750
			Total Estimated Land Improvements True Cash Value = 750					



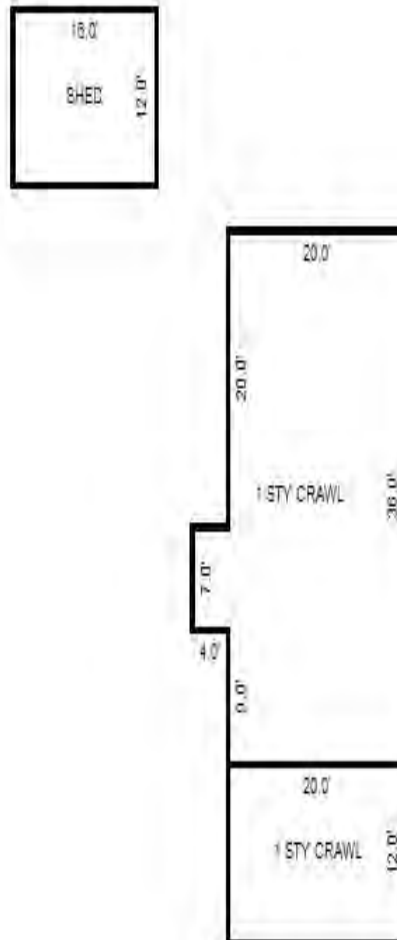
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level							
X Rolling							
Low							
High							
Landscaped							
Swamp							
X Wooded	2018	2,300	26,300	28,600			27,196C
Pond							
Waterfront							
Ravine							
Wetland							
Flood Plain							
Who When What	2017	2,300	24,900	27,200			26,637C
TPC 12/27/2017 INSPECTED	2016	2,300	24,700	27,000			26,400C
TPC 05/25/2015 INSPECTED	2015	2,300	24,900	27,200			26,322C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga	Area 144	Type Roof Cover Onl	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	X Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling										
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Class: D +10 Effec. Age: 30 Floor Area: 988 Total Base Cost: 53,798 Total Base New : 74,241 Total Depr Cost: 54,645 Estimated T.C.V: 51,912			CntyMult X 1.380 E.C.F. X 0.950		Bsmnt Garage: Carport Area: Roof:	
Yr Built 1976	Remodeled 1997	Ex	X	Ord		Min	200 Amps Service			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost						
Condition: Average		Lg		Ord	X	Small	No./Qual. of Fixtures			1 Story Siding Crawl Space 53.46 -9.29 0.72 748 33,578						
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min			1 Story Siding Crawl Space 53.46 -9.29 0.72 240 10,774						
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No. of Elec. Outlets			Other Additions/Adjustments						
(1) Exterior		X	Tile	No./Qual. of Fixtures			Many X Ave. Few			(13) Plumbing						
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		1 Average Fixture(s)			1			Average Fixture(s)						
	Insulation	Basement: 0 S.F. Crawl: 988 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 3 Fixture Bath			1			Well, 100 Feet						
(2) Windows		(8) Basement		2 Fixture Bath			1			1000 Gal Septic						
X	Many Avg. Few	X	Large Avg. Small	Softener, Auto			1			(15) Built-Ins & Fireplaces						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Softener, Manual			1			Appliance Allowance						
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Solar Water Heat			1			Fireplace: Wood Stove						
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		No Plumbing			1			Roof Deck/Balcony						
X	Gable Hip Flat	Gambrel Mansard Shed		Extra Toilet			1			Roof Cover Only,Standard						
X	Asphalt Shingle	(10) Floor Support		Extra Sink			1			Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,						
Chimney:		Joists: Unsupported Len: Cntr.Sup:		Separate Shower			1			Separately Depreciated Items:						
		1 1000 Gal Septic		Ceramic Tile Floor			1			Square footage # 2 is depreciated at 88 %Good...						
		2000 Gal Septic		Ceramic Tile Wains			1			County Multiplier = 1.38 =>						
		Lump Sum Items:		Ceramic Tub Alcove			1			Phy/Ab.+hy/Func/Econ/Comb.%Good= 18/100/100/100/18.0,						
				Vent Fan			1			0.950 => TCV of Bldg: 1 =						

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
EISING JAMES & MARTHA	VARGO LOUIS F & JUDY K (H	140,000	09/16/2005	WD	Arms Length	05-0/3623		100.0
		26,500	09/01/1995	WD	Download	297:719		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9510 W LOTAN RD			Addition	05/06/2003	20030081	Complete

Owner's Name/Address	MAP #:	2018 Est TCV 105,145 TCV/TFA: 62.92
VARGO LOUIS F & JUDY K 9510 W LOTAN ROAD LAKE CITY MI 49651		

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
. SEC 21 T22N R8W LOT 27 CLAM RIVER WOODS & RAPIDS.			

Comments/Influences	X	Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Dirt Road	<Site Value B>	050,250				4500	100		4,500
	X	Paved Road	100 Actual Front Feet,		3.64	Total Acres				Total Est. Land Value =	4,500

Comments/Influences	X	Public Improvements	Description	Rate	CountyMult.	Size	%Good	Cash Value		
		Storm Sewer	Shed: Wood Frame	8.72	1.00	320	50	1,395		
		Sidewalk	Shed: Wood Frame	8.12	1.00	540	50	2,192		
		Water	Total Estimated Land Improvements True Cash Value =					3,588		
		Sewer								
	X	Electric								
		Gas								
		Curb								
		Street Lights								
		Standard Utilities								
	X	Underground Utils.								

Comments/Influences	Topography of Site
	Level
	X Rolling
	Low
	High
	Landscaped
	Swamp
	X Wooded
	Pond
	Waterfront
	Ravine
	Wetland
	Flood Plain



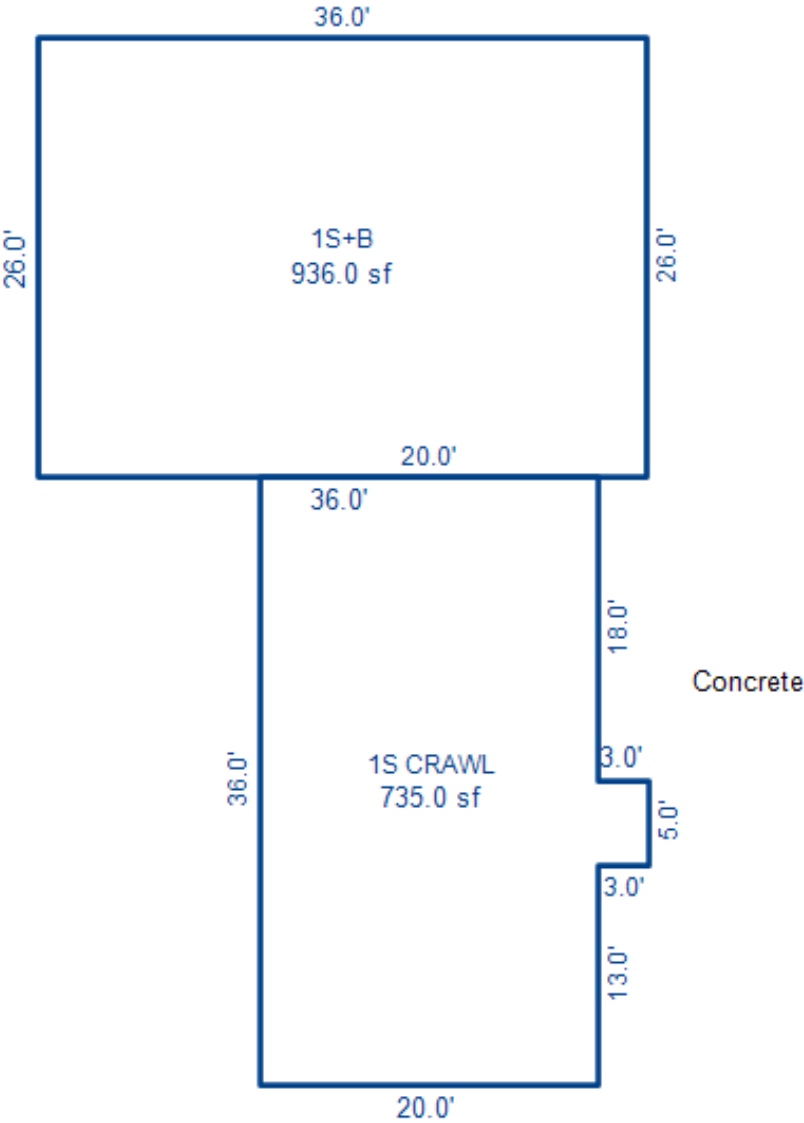
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	2,300	50,300	52,600			46,505C
2017	2,300	47,700	50,000			45,549C
2016	2,300	47,400	49,700			45,143C
2015	2,300	44,100	46,400			45,008C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:	
X	Wood Frame		Drywall Paneled		Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built 1974	Remodeled 0	Ex	Ord	X	Min	Size of Closets											
Condition: Average		Lg	Ord	X	Small	Doors			Solid	X	H.C.						
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service										
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost		
X	Wood/Shingle Aluminum/Vinyl Brick						Ex.	X	Ord.		Min						
				No. of Elec. Outlets			1 Story Siding			Crawl Space	58.71	-8.10	0.00	735	37,198		
				Many			X	Ave.		Few	1 Story Siding	Basement	58.71	0.00	0.00	936	54,953
				(7) Excavation			Other Additions/Adjustments			Rate				Size	Cost		
				Basement: 936 S.F. Crawl: 735 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing										
				(8) Basement			Average Fixture(s)			760.00				1	760		
				8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			3 Fixture Bath		2400.00		1	2,400		
				(9) Basement Finish			(14) Water/Sewer										
				Recreation SF Living SF Walkout Doors No Floor SF			Public Water Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic			1915.00				1	1,915		
				(10) Floor Support			Lump Sum Items:			Appliance Allowance				1	3,875		
				Joists: Unsupported Len: Cntr.Sup:						Fireplace: Exterior 1 Story				1	3,875		
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,		Depr.Cost =		102,165			
										ECF (409 - RURAL SUBS)		0.950 => TCv of Bldg: 1 =		97,057			
Chimney:																	

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SECRETARY OF HOUSING & UR	JOHNSON DAVID C	34,250	09/11/2014	CD	BANK SALE	2014-03167		100.0
FIFTH THIRD MORTGAGE	SECRETARY OF HOUSING & UR	1	07/24/2014	WD	BANK SALE	2014-02615	PTA	0.0
SHIER MICHAEL W	FIFTH THIRD MORTGAGE	0	11/11/2013	AA	AFFIDAVITABANDONMENT	2013-03876 AFF		0.0
SHIER MICHAEL W & SHIER M	FIFTH THIRD MORTGAGE CO	61,440	09/06/2013	SD	SHERIFF'S DEED	2013-03113 SD		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9509 W LOTAN RD			Addition	11/13/2014	2014-0528	60%

Owner's Name/Address	MAP #:	2018 Est TCV 52,318 TCV/TFA: 56.62
JOHNSON DAVID C 6340 CULVER RD TRAVERSE CITY MI 49685		

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 21 T22N R8W LOT 28 CLAM RIVER WOODS & RAPIDS.			

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Comments/Influences	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

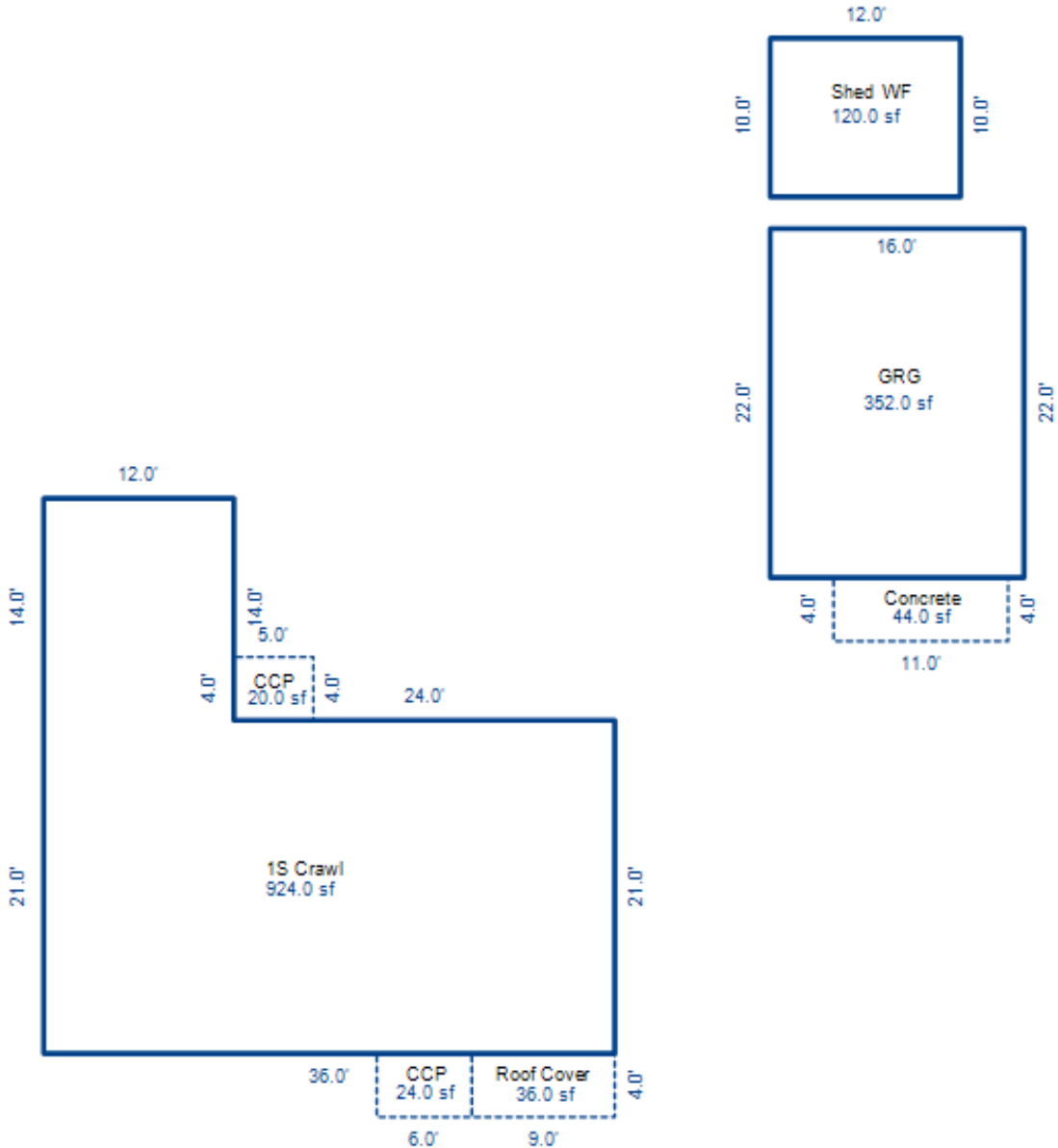


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks			(17) Garage														
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area Type	Year Built: 1980 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 352 % Good: 0 Storage Area: 0 No Conc. Floor: 0												
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																							
Building Style: 1S		Trim & Decoration																										
Yr Built 1976	Remodeled 2015	Ex	X	Ord		Min	Size of Closets																					
Condition: Average Part. Construct.: 60%		Lg	X	Ord		Small	Doors																					
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric		200		Amps Service																	
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Ex.		X	Ord.		Min													
(1) Exterior							No. of Elec. Outlets			Many		X	Ave.		Few													
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		Basement: 0 S.F. Crawl: 924 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			1		Average Fixture(s)																
	Insulation	(8) Basement					1			3		Fixture Bath																
(2) Windows		Many	X	Avg.		Large	1			2		Fixture Bath																
X	Avg. Few	X	Avg. Small	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1		Average Fixture(s)																	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer			1		Public Water																
(3) Roof		(10) Floor Support		Public Sewer			1			1		Water Well																
X	Gable Hip Flat	Gambrel Mansard Shed		1			1			1		1000 Gal Septic																
X	Asphalt Shingle			1			1			1		2000 Gal Septic																
Chimney:				Lump Sum Items:																								
											Class: CD Effec. Age: 35 Floor Area: 924 Total Base Cost: 67,564 Total Base New : 93,239 Total Depr Cost: 60,605 Estimated T.C.V: 61,211	CntyMult X 1.380 E.C.F. X 1.010	Rate Bsmnt-Adj Heat-Adj Rate	60.33 -8.95 0.00	Size Cost	924 47,475	Size Cost	1 630	1 1,575	1 2,895	1 1,415	1 3,450	24 1,267	20 605	36 887	352 7,040	1 325	60,605 61,211 36,727
											Stories Exterior 1 Story Siding	Foundation Crawl Space	Rate 60.33	Bsmnt-Adj -8.95	Heat-Adj 0.00	Size 924	Cost 47,475	Other Additions/Adjustments										
											(13) Plumbing	Average Fixture(s)		630.00		1		630										
											(14) Water/Sewer	Well, 50 Feet		1575.00		1		1,575										
											(14) Water/Sewer	1000 Gal Septic		2895.00		1		2,895										
											(15) Built-Ins & Fireplaces	Appliance Allowance		1415.00		1		1,415										
											(15) Built-Ins & Fireplaces	Fireplace: Exterior 1 Story		3450.00		1		3,450										
											(16) Porches	CCP (1 Story), Standard		52.78		24		1,267										
											(16) Porches	CPP, Standard		30.25		20		605										
											(16) Deck/Balcony	Roof Cover Only, Standard		24.65		36		887										
											(17) Garages	Class:D Exterior: Siding Foundation: 18 Inch (Unfinished)		20.00		352		7,040										
											(17) Garages	Base Cost		325.00		1		325										
											(17) Garages	Mechanical Doors																
											(17) Garages	Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost =																
											(17) Garages	ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =																
											(17) Garages	60 % Completed => Est. True Cash Value 2018 =																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		10,000	01/01/1998	WD	Download	316:456		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9527 W LOTAN RD	School: LAKE CITY - 57020					
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Owner's Name/Address	P.R.E. 0%					
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JUSTA DONALD	MAP #:					
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3931 PEBBLE CREEK DR	2018 Est TCV 18,276 TCV/TFA: 0.00					
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X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES				
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Public Improvements	* Factors *				
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Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000 100		15,000
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80 Actual Front Feet, 1.45 Total Acres					Total Est. Land Value =		15,000
--	--	--	--	--	-------------------------	--	--------

Tax Description	X Dirt Road						
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. SEC 21 T22N R8W LOT 29 CLAM RIVER WOODS & RAPIDS.	X Gravel Road						
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Comments/Influences	X Paved Road						
---------------------	--------------	--	--	--	--	--	--

12X50 MH REMOVED FOR 99	X Storm Sewer						
-------------------------	---------------	--	--	--	--	--	--

	X Sidewalk						
--	------------	--	--	--	--	--	--

	X Water Sewer						
--	---------------	--	--	--	--	--	--

	X Electric						
--	------------	--	--	--	--	--	--

	X Gas						
--	-------	--	--	--	--	--	--

	X Curb						
--	--------	--	--	--	--	--	--

	X Street Lights						
--	-----------------	--	--	--	--	--	--

	X Standard Utilities						
--	----------------------	--	--	--	--	--	--

	X Underground Utils.						
--	----------------------	--	--	--	--	--	--

Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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X Level	2018	7,500	1,600	9,100			4,707C
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X Rolling	2017	7,500	1,500	9,000			4,611C
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X Low	2016	7,500	1,600	9,100			4,570C
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X High	2015	6,000	1,400	7,400			4,557C
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X Landscaped							
--------------	--	--	--	--	--	--	--

X Swamp							
---------	--	--	--	--	--	--	--

X Wooded							
----------	--	--	--	--	--	--	--

X Pond							
--------	--	--	--	--	--	--	--

X Waterfront							
--------------	--	--	--	--	--	--	--

X Ravine							
----------	--	--	--	--	--	--	--

X Wetland							
-----------	--	--	--	--	--	--	--

X Flood Plain							
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Who	When	What	2018	7,500	1,600	9,100		4,707C
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TPC 12/27/2017 INSPECTED			2017	7,500	1,500	9,000		4,611C
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Licensed To: Township of Lake, County of Missaukee, Michigan			2015	6,000	1,400	7,400		4,557C
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*** Information herein deemed reliable but not guaranteed***



Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family	Eavestrough Insulation	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:	0	Front Overhang	0	Other Overhang	
	Mobile Home														0
	Town Home														
	Duplex														
	A-Frame														
	Wood Frame	(4) Interior													
		Drywall Paneled													
		Plaster Wood T&G													
	Building Style: 1S	Trim & Decoration													
		Ex	Ord	Min											
	Yr Built 0	Size of Closets													
	Remodeled 0	Lg	Ord	Small											
	Condition: Good	Doors	Solid	H.C.	X	No Heating/Cooling									
	Room List	(5) Floors				Central Air Wood Furnace									
	Basement	Kitchen:													
	1st Floor	Other:				(12) Electric									
	2nd Floor	Other:				0	Amps Service								
	Bedrooms														
	(1) Exterior	(6) Ceilings				No./Qual. of Fixtures									
	Wood/Shingle					Ex.	Ord.	Min							
	Aluminum/Vinyl														
	Brick					No. of Elec. Outlets									
	Insulation					Many	Ave.	Few							
	(2) Windows	(7) Excavation				(13) Plumbing									
	Many	Basement: 0 S.F.				1	Average Fixture(s)								
	Avg.	Crawl: 0 S.F.					3 Fixture Bath								
	Few	Slab: 0 S.F.					2 Fixture Bath								
	Large	Height to Joists: 0.0					Softener, Auto								
	Avg.	(8) Basement					Softener, Manual								
	Small	Conc. Block					Solar Water Heat								
	Wood Sash	Poured Conc.					No Plumbing								
	Metal Sash	Stone					Extra Toilet								
	Vinyl Sash	Treated Wood					Extra Sink								
	Double Hung	Concrete Floor					Separate Shower								
	Horiz. Slide	(9) Basement Finish					Ceramic Tile Floor								
	Casement	Recreation SF					Ceramic Tile Wains								
	Double Glass	Living SF					Ceramic Tub Alcove								
	Patio Doors	Walkout Doors					Vent Fan								
	Storms & Screens	No Floor SF					(14) Water/Sewer								
	(3) Roof	(10) Floor Support					Public Water								
	Gable	Joists:					Public Sewer								
	Hip	Unsupported Len:					Water Well								
	Flat	Cntr.Sup:					1 1000 Gal Septic								
	Asphalt Shingle						1 2000 Gal Septic								
	Chimney:						Lump Sum Items:								

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		7,000	09/01/1995	WD	Download	298:413		0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V Zoning: P.R.E. 0% Building Permit(s): MAP #: 2018 Est TCV 15,000 Date: Number: Status:

School: LAKE CITY - 57020

Owner's Name/Address: JUSTA DONALD G
 3931 PEBBLE CREEK DR
 Cadillac MI 49601

Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Improved	X	Vacant	Description	Frontage	Depth	Rate	%Adj.	Reason	Value
	X		<Site Value A> CLAM RIVER 15K	80 Actual Front Feet, 1.83 Total Acres		15000	100		15,000
			Total Est. Land Value = 15,000						

Tax Description: . SEC 21 T22N R8W LOT 30 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences:

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- High
- Landscaped
- Swamp
- X Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	7,500	0	7,500			2,801C
2017	7,500	0	7,500			2,744C
2016	7,500	0	7,500			2,720C
2015	6,000	0	6,000			2,712C

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		7,000	11/01/1994	WD	Download	337:1304		0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V
 Zoning:
 Building Permit(s):
 Date:
 Number:
 Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: HOLLAND JULIE K
 6770 SANFORD
 HOWELL MI 48843
 2018 Est TCV 15,000

Improved Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Public Improvements: * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value
 <Site Value A> CLAM RIVER 15K 15000 100 15,000
 71 Actual Front Feet, 1.95 Total Acres Total Est. Land Value = 15,000

Tax Description: . SEC 21 T22N R8W LOT 31 CLAM RIVER WOODS & RAPIDS.

Comments/Influences:



- Dirt Road
- Gravel Road
- Paved Road
- Storm Sewer
- Sidewalk
- Water Sewer
- Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- Underground Utils.

Topography of Site

- Level
- Rolling
- Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- Waterfront
- Ravine
- Wetland
- Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	0	7,500			2,801C
2017	7,500	0	7,500			2,744C
2016	7,500	0	7,500			2,720C
2015	6,000	0	6,000			2,712C

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ROBERTS WILLIAM & NANCY	WORKMAN SHELLY RANAE	160,000	07/09/2013	WD	WARRANTY DEED	2013-02322 WD	PTA	100.0
DONAHUE VIRGINIA D ESTATE	ROBERTS WILLIAM & NANCY (13,500	05/18/2009	WD	Arms Length	2009/2049		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9567 W LOTAN RD			Pole Barn	06/03/2010	20100260	100%
			New House	06/25/2009	20090283	100%

Owner's Name/Address	MAP #:	2018 Est TCV	TCV/TFA:
WORKMAN SHELLY RANAE 9567 W LOTAN ROAD LAKE CITY MI 49651		197,271	71.27

Tax Description	Public Improvements	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
SEC 21 T22N R8W LOT 32 CLAM RIVER WOODS & RAPIDS.	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer	* Factors * Description Frontage Depth Front Depth Rate %Adj. Reason Value <Site Value A> CLAM RIVER 15K 15000 100 80 Actual Front Feet, 1.77 Total Acres Total Est. Land Value = 15,000

Comments/Influences	Land Improvement Cost Estimates
	Description Rate CountyMult. Size %Good Cash Value D/W/P: 3.5 Concrete 3.44 1.00 400 0 0 Residential Local Cost Land Improvements Description Rate CountyMult. Size %Good Cash Value LAND IMPROVE 2500 2500.00 1.00 1.0 97 2,425 Total Estimated Land Improvements True Cash Value = 2,425

Topography of Site
Level X Rolling X Low High Landscaped Swamp X Wooded Pond X Waterfront Ravine Wetland Flood Plain



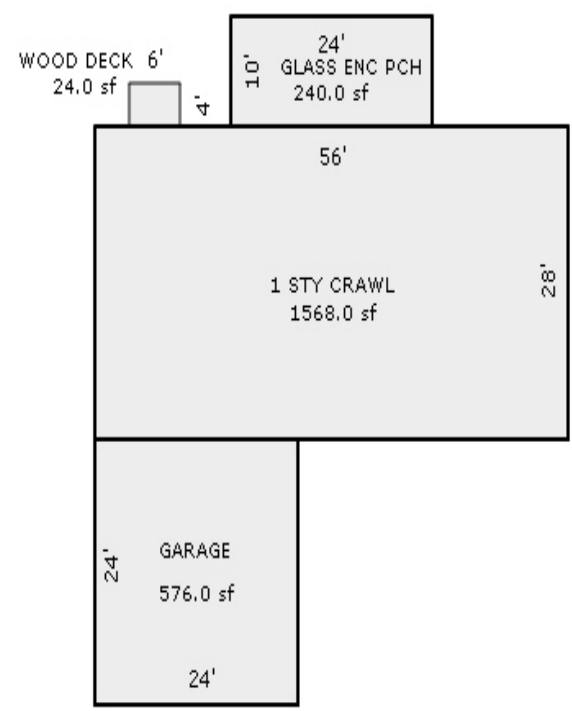
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	91,100	98,600			80,203C
		TPC 12/27/2017 INSPECTED	2017	7,500	88,800	96,300			78,554C
		TPC 10/04/2011 INSPECTED	2016	7,500	84,000	91,500			77,854C
			2015	6,000	74,600	80,600			77,622C

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*** Information herein deemed reliable but not guaranteed***

Building Type			(3) Roof (cont.)			(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage				
X	Single Family		Eavestrough Insulation			X	Gas			1	Appliance Allow.		Interior 1 Story								Year Built: 2009	
	Mobile Home		0	Front Overhang			Wood				Cook Top		Interior 2 Story	240	WGEP (1 Story)						Car Capacity:	
	Town Home		0	Other Overhang							Dishwasher		2nd/Same Stack	24	Treated Wood						Class: C	
	Duplex		(4) Interior				Forced Air w/o Ducts				Garbage Disposal		Two Sided								Exterior: Siding	
	A-Frame						Forced Air w/ Ducts				Bath Heater		Exterior 1 Story								Brick Ven.: 0	
X	Wood Frame		X	Drywall			Forced Hot Water				Vent Fan		Exterior 2 Story								Stone Ven.: 0	
				Paneled			Electric Baseboard				Hot Tub		Prefab 1 Story								Common Wall: 1 Wall	
							Elec. Ceil. Radiant				Unvented Hood		Prefab 2 Story								Foundation: 42 Inch	
Building Style: 1S			Trim & Decoration				Electric Wall Heat				Vented Hood		Heat Circulator									Finished?: Yes
				Ex		X	Ord				Intercom		Raised Hearth									Auto. Doors: 1
											Jacuzzi Tub		Wood Stove									Mech. Doors: 0
Yr Built	Remodeled		Size of Closets			X	Wall/Floor Furnace				Jacuzzi repl.Tub		Direct-Vented Ga									Area: 576
2009	0			Lg		X	Ord				Oven										% Good: 0	
Condition: Average											Microwave											Storage Area: 0
											Standard Range											No Conc. Floor: 0
											Self Clean Range											
											Sauna											Bsmnt Garage:
Room List			(5) Floors				Central Air				Trash Compactor											Carport Area:
	Basement			Kitchen:			Wood Furnace				Central Vacuum											Roof:
	1st Floor			Other:			(12) Electric				Security System											
	2nd Floor			Other:			200 Amps Service															
	3 Bedrooms			(6) Ceilings				No./Qual. of Fixtures														
			X	Drywall			Ex.		X	Ord.												
(1) Exterior																						
X	Wood/Shingle		No. of Elec. Outlets																			
	Aluminum/Vinyl																					
	Brick																					
			(7) Excavation																			
	Insulation			Basement: 0 S.F.																		
(2) Windows				Crawl: 1568 S.F.																		
				Slab: 0 S.F.																		
				Height to Joists: 0.0																		
X	Many			(8) Basement																		
	Avg.	X		Conc. Block																		
	Few			Poured Conc.																		
				Stone																		
X	Large			Treated Wood																		
				Concrete Floor																		
				(9) Basement Finish																		
X	Wood Sash																					
	Metal Sash																					
X	Vinyl Sash																					
X	Double Hung																					
X	Horiz. Slide																					
	Casement																					
X	Double Glass																					
	Patio Doors																					
	Storms & Screens																					
(3) Roof																						
X	Gable																					
	Hip																					
	Flat																					
X	Asphalt Shingle																					
	Chimney:																					

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Desc. of Bldg/Section:
 Calculator Occupancy: Shed, Utility, 4 Wall

Class: D,Pole
 Floor Area: 1,200
 Gross Bldg Area: 1,200
 Stories Above Grd: 1
 Average Sty Hght
 Bsmnt Wall Hght

Depr. Table : 4%
 Effective Age : 2
 Physical %Good: 92
 Func. %Good : 100
 Economic %Good: 100

Construction Cost					
High	Above Ave.	Ave.	X	Low	

** ** Calculator Cost Data ** **
 Quality: Average Adj: %+0 \$/SqFt:0.00
 Heat#1: No Heating or Cooling 0%
 Heat#2: No Heating or Cooling 0%
 Ave. SqFt/Story: 1200
 Ave. Perimeter
 Has Elevators:

*** Basement Info ***
 Area:
 Perimeter:
 Type:
 Heat: Hot Water, Radiant Floor

* Mezzanine Info *
 Area #1:
 Type #1:
 Area #2:
 Type #2:

* Sprinkler Info *
 Area:
 Type:

2010 Year Built
 Remodeled

Overall Bldg
 Height

Comments:

<<<<< Calculator Cost Computations >>>>>

Class: D,Pole Quality: Average Percent Adj: +0

Base Rate for Upper Floors = 11.65

Adjusted Square Foot Cost for Upper Floors = 11.65

1 Stories Number of Stories Multiplier: 1.000
 Average Height per Story: 0 Height per Story Multiplier: 0.960
 Ave. Floor Area: 1,200 Perimeter: 0 Perim. Multiplier: 1.000
 Refined Square Foot Cost for Upper Floors: 11.18

County Multiplier: 1.37, Final Square Foot Cost for Upper Floors = 15.322

Total Floor Area: 1,200 Base Cost New of Upper Floors = 18,386

Reproduction/Replacement Cost = 18,386
 Eff.Age:2 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 92 /100/100/100/92.0
 Total Depreciated Cost = 16,916

ECF (415,510 CLAM RIVER AREA SUBS RES) 0.950 => TCV of Bldg: 1 = 16,070
 Replacement Cost/Floor Area= 15.32 Est. TCV/Floor Area= 13.39

(1) Excavation/Site Prep:	(7) Interior:	(11) Electric and Lighting:	(39) Miscellaneous:
(2) Foundation:	(8) Plumbing:	Outlets:	(40) Exterior Wall:
X Poured Conc	Many Above Ave.	Few Average Many Unfinished Typical	
Brick/Stone	Average Typical	Few Average Many Unfinished Typical	Bsmnt Insul.
Block	Few None	Flex Conduit Rigid Conduit Armored Cable Non-Metalic Bus Duct	
(3) Frame:	Total Fixtures 3-Piece Baths 2-Piece Baths Shower Stalls Toilets	Incandescent Fluorescent Mercury Sodium Vapor Transformer	
(4) Floor Structure:	Urinals Wash Bowls Water Heaters Wash Fountains Water Softeners	(13) Roof Structure: Slope=0	
(5) Floor Cover:	(9) Sprinklers:	(14) Roof Cover:	
(6) Ceiling:	(10) Heating and Cooling:		
	Gas Oil Coal Stoker Hand Fired Boiler		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MCCONNELL JUNE TRUST	STARLIN CLORINDA	1	01/22/2018	PTA	FAMILY SALE	PTA	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9591 W LOTAN RD	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					
Owner's Name/Address	MAP #:		2018 Est TCV 56,400 TCV/TFA: 51.37			
STARLIN CLORINDA PO BOX 207 CADILLAC MI 49601						

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES						
			* Factors *						
. SEC 21 T22N R8W LOT 33 CLAM RIVER WOODS & RAPIDS.	X		Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value
			<Site Value A> CLAM RIVER 15K 15000 100 123 Actual Front Feet, 0.94 Total Acres Total Est. Land Value = 15,000						
Comments/Influences	X		Land Improvement Cost Estimates						
			Description	Rate	CountyMult.	Size	%Good	Cash Value	
			D/W/P: Patio Blocks	6.84	1.00	60	94	386	
			Total Estimated Land Improvements True Cash Value = 386						



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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
Level X Rolling X Low High Landscaped Swamp X Wooded Pond X Waterfront Ravine Wetland Flood Plain	2018	7,500	20,700	28,200			21,939C
	2017	7,500	16,600	24,100			21,488C
	2016	7,500	15,100	22,600			21,297C
	2015	6,000	16,200	22,200			21,234C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 48 261	Type WCP (1 Story) Treated Wood	Year Built: 1983 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0									
X	Wood Frame		Drywall Paneled		Plaster Wood T&G																				
Building Style: BOCA/STATE		Trim & Decoration																							
Yr Built 1983	Remodeled 0	Ex	X	Ord		Min	Size of Closets																		
Condition: Average		Lg	X	Ord		Small	Doors			X	Ord		H.C.												
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric			Central Air Wood Furnace															
	Basement 1st Floor 2nd Floor Bedrooms						0			Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost								
X	Wood/Shingle Aluminum/Vinyl Brick						X	Ex.		Ord.		Min	1	Story Siding	Crawl Space	42.80	-7.39	0.59	864	31,104					
	Insulation			No. of Elec. Outlets			1			Story Siding			Crawl Space			42.80		-7.39		0.59		234		8,424	
(2) Windows		(7) Excavation		Basement: 0 S.F. Crawl: 1098 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			Other Additions/Adjustments			Rate		Size Cost										
X	Many Avg. Few	X	Large Avg. Small				Many			X	Ave.		Few	(14) Plumbing											
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			Basement			1			Average Fixture(s)			525.00			1		525							
(3) Roof		(8) Basement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			2			3 Fixture Bath			1575.00			1		1,575							
X	Gable Hip Flat		Gambrel Mansard Shed				Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			2720.00			1000 Gal Septic			1			2,720						
X	Asphalt Shingle			(9) Basement Finish			(14) Water/Sewer			(15) Built-Ins & Fireplaces			Appliance Allowance			1235.00			1		1,235				
Chimney: Metal				Recreation SF Living SF Walkout Doors No Floor SF			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Porches			Solar Water Heat WCP (1 Story), Standard			35.06			48		1,683				
				(10) Floor Support			Lump Sum Items:			(16) Deck/Balcony			Treated Wood,Standard			6.22			261		1,623				
				Joists: Unsupported Len: Cntr.Sup:						(17) Garages			Class:D Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors			15.03 325.00			672 1		10,100 325				
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = ECF (415,510 CLAM RIVER AREA SUBS RES) 0.750 => TCV of Bldg: 1 =			54,685			54,685		41,014							

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
VANENGEN CHARLES & JEAN	VANENGEN CHARLES E & JEAN	0	01/15/2008	QC	Not Qualified	2008/270		0.0
		33,500	07/01/2002	WD	Download	02-0:3390		0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: VANENGEN CHARLES E & JEAN TRUST
 553 CHERRY LN
 HOLLAND MI 49424-6487
 2018 Est TCV 15,000

Improved X Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
 * Factors *

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road	<Site Value A> CLAM RIVER 15K					15000	100		15,000
X Gravel Road	125 Actual Front Feet, 0.83 Total Acres							Total Est. Land Value =	15,000

Tax Description: . SEC 21 T22N R8W LOT 34 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences:

- X Paved Road
- Storm Sewer
- Sidewalk
- Water Sewer
- X Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- X Underground Utils.

- Topography of Site
- X Level
 - X Rolling
 - X Low
 - High
 - Landscaped
 - Swamp
 - X Wooded
 - Pond
 - X Waterfront
 - Ravine
 - Wetland
 - Flood Plain



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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	0	7,500			2,801C
2017	7,500	0	7,500			2,744C
2016	7,500	0	7,500			2,720C
2015	6,000	0	6,000			2,712C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
STAHL JANICE A	STAHL JANICE A REV L TRUS	0	09/04/2012	WD	WARRANTY DEED	2012-03169		0.0
STAHL DANIEL R	STAHL JANICE A	0	05/24/2012	CD	CERTIFICATE OF DEATH	2012-02381 DC	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9621 W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020		P.R.E. 100% 08/18/1997		MAP #:	
STAHL JANICE A REV L TRUST PO BOX 438 LAKE CITY MI 49651	2018 Est TCV 168,471 TCV/TFA: 115.08					

Tax Description	Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES				
2013 SEC 21 T22N R8W LOTS 35 & 36 CLAM RIVER WOODS & RAPIDS. FORMERLY. SEC 21 T22N R8W LOT 35 CLAM RIVER WOODS & RAPIDS.	X		* Factors * LOTS 35 & 36				
			Description	Frontage	Depth	Rate %Adj. Reason	Value
			<Site Value A> CLAM RIVER 15K			15000 100	15,000
			<Site Value A> CLAM RIVER 15K			15000 100	15,000
			200 Actual Front Feet, 1.32 Total Acres				Total Est. Land Value = 30,000
			Land Improvement Cost Estimates				
			Description	Rate	CountyMult.	Size %Good	Cash Value
			D/W/P: 3.5 Concrete	3.20	1.00	978 84	2,629
			Shed: Wood Frame	9.48	1.00	144 71	969
			Total Estimated Land Improvements True Cash Value =				3,598

Comments/Influences
 1988 32X40 PB NEW 16X24 ADD'N FOR 93 ADD'N TO PB FOR 95
 GRG ADD'N & SLAB FOR 97

- X Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- Rolling
- Low
- High
- Landscaped
- Swamp
- X Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



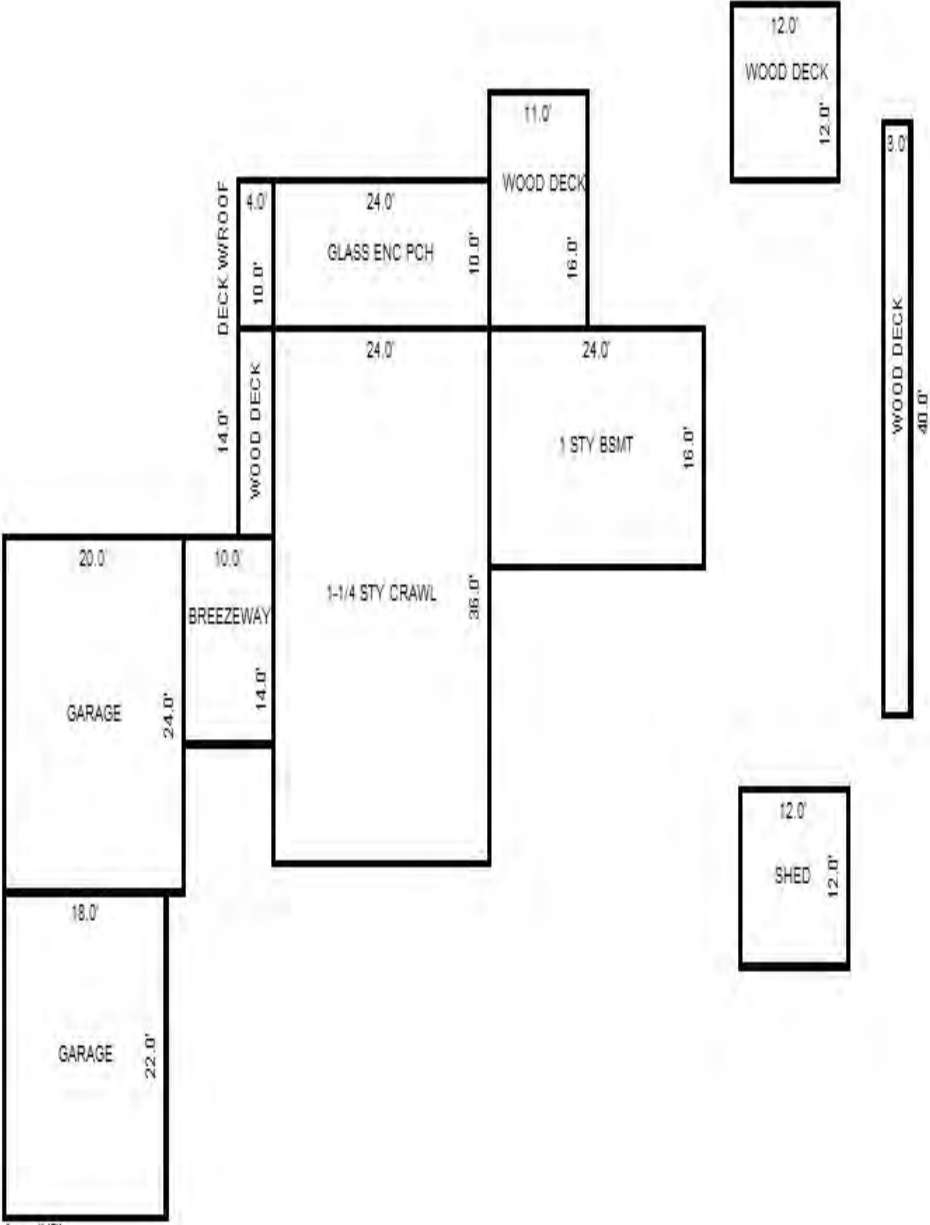
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	15,000	69,200	84,200			66,662C
		TPC 12/27/2017 INSPECTED	2017	15,000	65,200	80,200			65,291C
			2016	15,000	61,500	76,500			64,709C
			2015	12,000	54,100	66,100			64,516C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 240 56 40 176 120 140	Type WGEP (1 Story) Treated Wood Pine Treated Wood Treated Wood Brzwy, FW	Year Built: 1982 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 480 % Good: 73 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling													
Building Style: 1.25S		Trim & Decoration																
Yr Built 1975		Remodeled 1991		Size of Closets														
Condition: Average		Lg X Ord Small		Doors Solid X H.C.														
Room List		(5) Floors		Central Air Wood Furnace														
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Tile	Ex. X Ord. Min			1 Story Siding			Basement			56.95 0.00		0.00		384 21,869	
	Insulation	Basement: 384 S.F. Crawl: 864 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			1.25 Story Siding			Crawl Space			66.05 -8.26		0.00		864 49,931	
X	(2) Windows	(7) Excavation		Many X Ave. Few			Other Additions/Adjustments			Rate					Size Cost			
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			Average Fixture(s)			630.00		1 630			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Well, 50 Feet			1575.00		1 1,575			
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer			1000 Gal Septic			2895.00		1 2,895			
X	(3) Roof	(10) Floor Support		Public Water Public Sewer Water Well			(15) Built-Ins & Fireplaces			Appliance Allowance			1415.00		1 1,415			
X	Gable Hip Flat	Gambrel Mansard Shed		1 1000 Gal Septic 2000 Gal Septic			(16) Porches			Fireplace: Interior 1 Story			2900.00		1 2,900			
X	Asphalt Shingle	Lump Sum Items: 1,000		(16) Deck/Balcony			Treated Wood,Standard			Treated Wood,Standard			9.55		56 535			
	Chimney: Metal						Treated Wood,Standard			Treated Wood,Standard			25.10		40 1,004			
							Lump Sum Item(s): 144 SQ FT WD/TW			Frame Wall,Finished			27.25		140 3,815			
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,			Depr.Cost =			93,036					
							Separately Depreciated Items: Square footage # 1 is depreciated at 83 %Good...			County Multiplier = 1.38 =>			Base Cost Was =		21,869			
							Phy/Ab.+hy/Func/Econ/Comb.%Good= 13/100/100/100/13.0,			Depr.Cost =			3,923					
							(17) Garages			Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished)			<<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>					

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9661 W LOTAN RD	School: LAKE CITY - 57020					
	P.R.E. 100% 06/14/2000					

Owner's Name/Address	MAP #:
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SWEET LYLE & ELIZABETH A 9661 W LOTAN ROAD LAKE CITY MI 49651	2018 Est TCV 106,711 TCV/TFA: 76.00
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X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000	100		15,000
175 Actual Front Feet, 0.90 Total Acres					Total Est. Land Value =			15,000

Tax Description	X	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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. SEC 21 T22N R8W LOT 37 CLAM RIVER WOODS & RAPIDS.	X	2018	7,500	45,900	53,400			41,781C
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Comments/Influences	X	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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NEW HOME U/C FOR 97 TO 65% FOR 00 COMP @75% FOR 01	X	2017	7,500	43,100	50,600			40,922C
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	X	2016	7,500	40,600	48,100			40,557C
	X	2015	6,000	35,500	41,500			40,436C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1993 Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 768 % Good: 84 Storage Area: 0 No Conc. Floor: 0						
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	(4) Interior Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: CD Effec. Age: 10 Floor Area: 1404 Total Base Cost: 88,837 Total Base New : 122,595 Total Depr Cost: 90,803 Estimated T.C.V: 91,711													
Building Style: 1.5S		Trim & Decoration																				
Yr Built 1996	Remodeled 0	Ex	X	Ord		Min	Size of Closets															
Condition: Average		Lg	X	Ord		Small	Doors															
Room List		(5) Floors		Central Air Wood Furnace																		
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(12) Electric																		
		0		Amps Service																		
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	X	Ex.		Ord.		Min	No. of Elec. Outlets			Rate			Rate		Rate		Rate		Rate		
	Insulation	(7) Excavation		Many			X	Ave.		Few	Rate			Rate		Rate		Rate		Rate		
(2) Windows		Basement: 936 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Many Avg. Few	X	Large Avg. Small	1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		(14) Water/Sewer			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Lump Sum Items:			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
(3) Roof		(10) Floor Support		Lump Sum Items:			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Gable Hip Flat	Gambrel Mansard Shed		Lump Sum Items:			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:			Rate			Rate			Rate		Rate		Rate		Rate		Rate	
Chimney: Metal				Lump Sum Items:			Rate			Rate			Rate		Rate		Rate		Rate		Rate	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GREENFIELD DAVID L & NICH	GREENFIELD DAVID L	0	12/20/2012	QC	QUIT CLAIM	2012-04115		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9689 W LOTAN RD			Shed	05/09/2017	2017-0158	100%

Owner's Name/Address	MAP #:
GREENFIELD DAVE 9689 LOTAN ROAD LAKE CITY MI 49651	2018 Est TCV 155,528 TCV/TFA: 115.72

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 21 T22N R8W LOT 38 CLAM RIVER WOODS & RAPIDS.			

Comments/Influences	X	Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Dirt Road									
		Gravel Road									
	X	Paved Road									
		Storm Sewer									
		Sidewalk									
		Water									
		Sewer									
	X	Electric									
		Gas									
		Curb									
		Street Lights									
		Standard Utilities									
	X	Underground Utils.									

Comments/Influences	X	Topography of Site	Description	Rate	CountyMult.	Size	%Good	Cash Value
		Level						
	X	Rolling						
	X	Low						
		High						
		Landscaped						
		Swamp						
		Wooded						
		Pond						
	X	Waterfront						
		Ravine						
		Wetland						
		Flood Plain						
			Residential Local Cost Land Improvements					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
			LAND IMPROVE 5000	5000.00	1.00	1.0	95	4,750
			Total Estimated Land Improvements True Cash Value =					6,631

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	70,300	77,800			56,534C
2017	7,500	60,000	67,500			54,392C
2016	7,500	56,400	63,900			53,907C
2015	6,000	49,400	55,400			53,746C

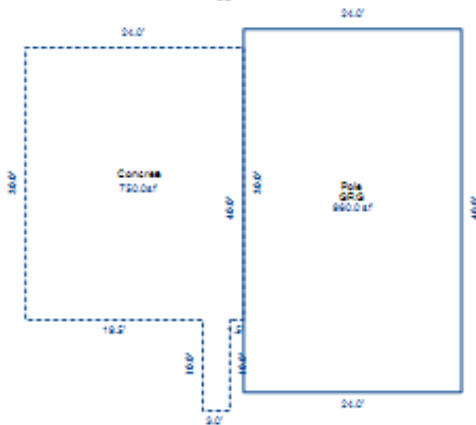
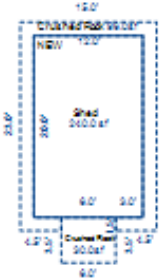
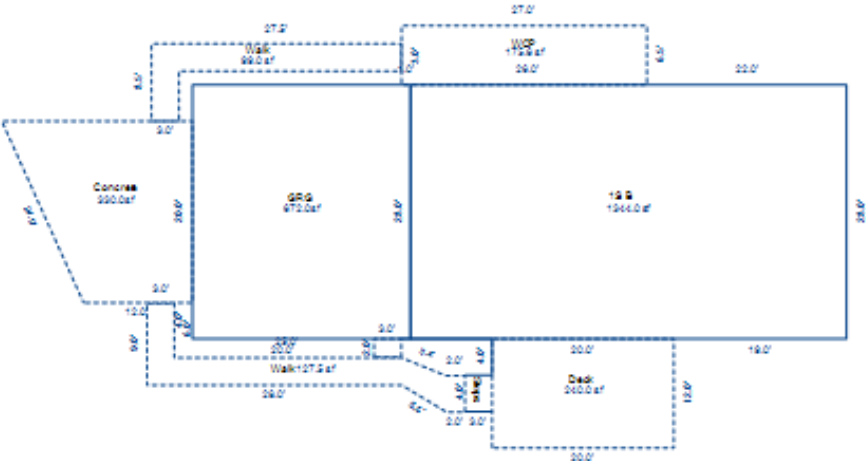


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 175 240	Type WCP (1 Story) Treated Wood	Year Built: 2000 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0											
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																			
Building Style: 1S		Trim & Decoration																						
Yr Built 2000	Remodeled 0	Ex	X	Ord		Min	Size of Closets																	
Condition: Average		Lg	X	Ord		Small	Doors																	
Room List		(5) Floors		Central Air Wood Furnace																				
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			150 Amps Service							Bsmnt Garage: Carport Area: Roof:										
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost				
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1 Story Siding			Basement		56.24		0.00		0.00		1344		75,587	
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate								Size		Cost				
(2) Windows		Basement: 1344 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			(14) Water/Sewer																	
X	Many Avg. Few	X	Large Avg. Small	1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 3 Fixture Bath			630.00		1		630		1975.00		1		1,975				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		1 Average Fixture(s) 2 3 Fixture Bath			(15) Built-Ins & Fireplaces			1575.00		1		1,575		2895.00		1		2,895				
(3) Roof		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(14) Water/Sewer			(16) Porches			1415.00		1		1,415		21.90		175		3,833				
X	Gable Hip Flat	Gambrel Mansard Shed		Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic			(16) Deck/Balcony			2895.00		1		2,895		6.59		240		1,582				
X	Asphalt Shingle	(9) Basement Finish		Lump Sum Items:			(17) Garages			17.14		672		11,518		-1225.00		1		-1,225				
Chimney:		Recreation SF Living SF Walkout Doors No Floor SF					Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished)			375.00		1		375		10.04		960		9,638				
		(10) Floor Support					Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)			350.00		2		700		Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,		Depr.Cost =		129,613				
		Joists: Unsupported Len: Cntr.Sup:					Base Cost			10.04		960		9,638		Separately Depreciated Items: Unit-in-Place Cost Items: ROOF STRUCT. (SQ FT)			3.97		1200		4,764	
							Mechanical Doors			350.00		2		700		County Multiplier = 1.38 =>			Cost New =		6,574			
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 45/100/100/100/45.0,			Total Depreciated Cost =		132,572		ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =			133,897							

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CAVERLY KRISTOPHER LEE	CAVERLY KRISTOPHER L LV T	100	04/25/2012	QC	QUIT CLAIM	PTA	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9721 W LOTAN RD	School: LAKE CITY - 57020		Garage	04/27/2007	20070791	Complete
	P.R.E. 77% 12/31/2012		New House	04/27/2007	20070205	Complete
Owner's Name/Address	MAP #:					
CAVERLY KRISTOPHER L LV TRUST PO BOX 743 LAKE CITY MI 49651	2018 Est TCV 212,609 TCV/TFA: 89.60					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES					
			Description	Frontage	Depth	* Factors *	Value	
. SEC 21 T22N R8W LOTS 39, 40 & 41. CLAM RIVER WOODS & RAPIDS. 2012 COMBINATION 01/10/2013	X		<Site Value A> CLAM RIVER 15K			15000 100 LOT 40	15,000	
	X		<Site Value A> CLAM RIVER 15K			15000 100 LOT 39	15,000	
	X		<Site Value A> CLAM RIVER 15K			15000 100 LOT 41	15,000	
			429 Actual Front Feet, 4.29 Total Acres				Total Est. Land Value =	45,000

Comments/Influences	X	Land Improvement Cost Estimates					
		Description	Rate	CountyMult.	Size	%Good	Cash Value
HAS 4" WELL	X	Residential Local Cost Land Improvements					
	X	Description	Rate	CountyMult.	Size	%Good	Cash Value
		LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350
		Total Estimated Land Improvements True Cash Value =					2,350



Topography of Site

X Level

X Rolling

X Low

High

Landscaped

Swamp

Wooded

Pond

X Waterfront

Ravine

Wetland

Flood Plain

Year

Land Value

Building Value

Assessed Value

Board of Review

Tribunal/Other

Taxable Value

Who When What

2018 22,500 83,800 106,300 84,042C

2017 22,500 79,200 101,700 82,314C

2016 22,500 74,800 97,300 81,580C

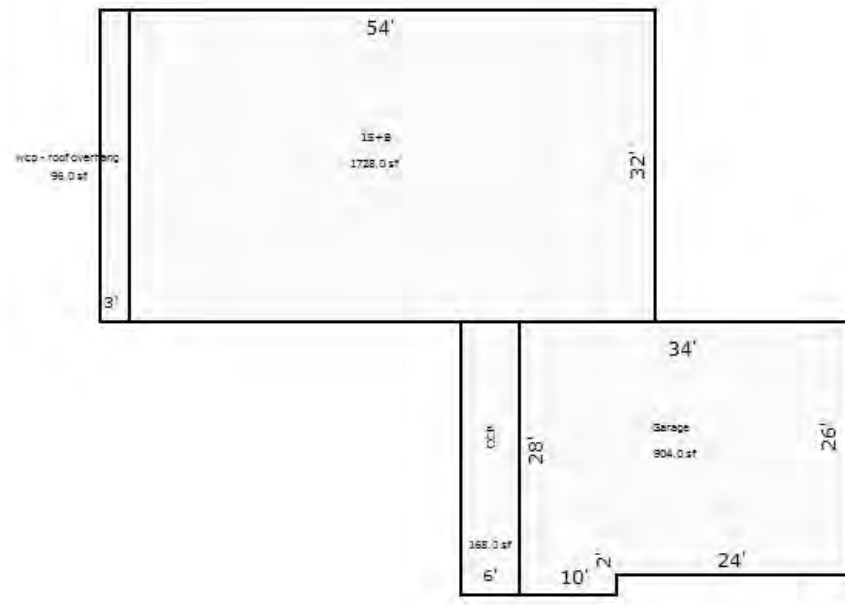
2015 18,000 66,200 84,200 81,336C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 168	Type CCP (1 Story)	Year Built: 2008 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 4 Mech. Doors: 0 Area: 964 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G															
Building Style: 1S		Trim & Decoration																		
Yr Built 0	Remodeled 2008	Ex	X	Ord		Min	Size of Closets													
Condition: Average		Lg	X	Ord		Small	Doors			X	Ord		Small							
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			0 Amps Service										
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost			
(1) Exterior	X	Drywall					Ex.	X	Ord.		Min	No. of Elec. Outlets								
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	(7) Excavation		(13) Plumbing			Many			X	Ave.		Few	(9) Basement Finish						
(2) Windows	Many Avg. Few	X	Large Avg. Small	Basement: 1728 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	(8) Basement			(14) Water/Sewer			Public Water Public Sewer 1 Water Well 1000 Gal Septic 1 2000 Gal Septic			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan				
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed	(9) Basement Finish		1000 Recreation SF Living SF Walkout Doors No Floor SF			1000 Recreation SF Living SF Walkout Doors No Floor SF			1000 Recreation SF Living SF Walkout Doors No Floor SF								
X	Asphalt Shingle	(10) Floor Support		Joists: Unsupported Len: Cntr.Sup:			Lump Sum Items:			Notes: ON LOT 40 Phy/Ab.Phy/Func/Econ/Comb.%Good= 74/100/100/100/74.0, Depr.Cost = 154,219 ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCv of Bldg: 1 = 155,761										
Chimney:																				

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																																																																												
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam		Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 240	Type Treated Wood	Year Built: 1990 Car Capacity: Class: D Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 864 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																																																																																																																																										
X	Wood Frame		Drywall Paneled				Plaster Wood T&G																																																																																																																																																																																			
Building Style: HUD		Trim & Decoration																																																																																																																																																																																								
Yr Built 0	Remodeled 0	Ex	X	Ord		Min	Size of Closets																																																																																																																																																																																			
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	Insulation	(7) Excavation		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing																																																																																																																																																																																			
X	Many Avg. X Few	Large Avg. X Small	(8) Basement		1			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																																																																																																		
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<p>< Cost Estimates for Res. Building: 2 Mobile Home Class: Low Quality ></p> <table border="1"> <thead> <tr> <th>(11) Heating System:</th> <th>Unit</th> <th>Exterior</th> <th>Roof</th> <th>Rate</th> <th>Heat/Roof</th> <th>Ext.(%)</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>BaseUnit Ribbed Metal</td> <td></td> <td></td> <td></td> <td>34.68</td> <td>-0.80</td> <td>0</td> <td>550</td> <td>18,634</td> </tr> <tr> <td colspan="9">Other Additions/Adjustments</td> </tr> <tr> <td>(2) Skirting</td> <td></td> <td></td> <td></td> <td></td> <td>5.43</td> <td></td> <td>130</td> <td>706</td> </tr> <tr> <td>(9) Foundation</td> <td></td> <td></td> <td></td> <td></td> <td>7.13</td> <td></td> <td>0</td> <td>0</td> </tr> <tr> <td>(14) Water/Sewer</td> <td></td> <td></td> <td></td> <td></td> <td>1575.00</td> <td></td> <td>1</td> <td>1,575</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>2720.00</td> <td></td> <td>1</td> <td>2,720</td> </tr> <tr> <td>(17) Garages</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="9">Class:D Exterior: Pole Foundation: 18 Inch (Unfinished)</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>10.10</td> <td></td> <td>864</td> <td>8,726</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>325.00</td> <td></td> <td>1</td> <td>325</td> </tr> <tr> <td colspan="9">Notes: ON LOT 39</td> </tr> <tr> <td colspan="9">Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 15,787</td> </tr> <tr> <td colspan="9">Separately Depreciated Items:</td> </tr> <tr> <td>(16) Deck/Balcony</td> <td></td> <td></td> <td></td> <td></td> <td>6.30</td> <td></td> <td>240</td> <td>1,512</td> </tr> <tr> <td colspan="9">County Multiplier = 1.38 => Cost New = 2,087</td> </tr> <tr> <td colspan="9">Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 1,481</td> </tr> <tr> <td colspan="9">Total Depreciated Cost = 17,269</td> </tr> <tr> <td colspan="9">ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 2 = 9,498</td> </tr> </tbody> </table>																(11) Heating System:	Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost	BaseUnit Ribbed Metal				34.68	-0.80	0	550	18,634	Other Additions/Adjustments									(2) Skirting					5.43		130	706	(9) Foundation					7.13		0	0	(14) Water/Sewer					1575.00		1	1,575						2720.00		1	2,720	(17) Garages									Class:D Exterior: Pole Foundation: 18 Inch (Unfinished)														10.10		864	8,726						325.00		1	325	Notes: ON LOT 39									Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 15,787									Separately Depreciated Items:									(16) Deck/Balcony					6.30		240	1,512	County Multiplier = 1.38 => Cost New = 2,087									Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 1,481									Total Depreciated Cost = 17,269									ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 2 = 9,498								
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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
9811 W LOTAN RD		School: LAKE CITY - 57020		P.R.E. 100% 08/16/2003								
Owner's Name/Address		MAP #:		2018 Est TCV 162,203 TCV/TFA: 122.88								
JONES ROGER J JR & TERESA 9811 W LOTAN ROAD LAKE CITY MI 49651		X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
Tax Description		Public Improvements		* Factors *								
. SEC 21 T22N R8W LOT 42 CLAM RIVER WOODS & RAPIDS.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		<Site Value A> CLAM RIVER 15K 15000 100 15,000								
NEW HOUSE ETC FOR 04		Paved Road		80 Actual Front Feet, 1.99 Total Acres Total Est. Land Value = 15,000								
CORRECTED ECF FOR 05 USED 1.45 FOR 04 INSTEAD OF 1.58		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description Rate CountyMult. Size %Good Cash Value								
		Water		Residential Local Cost Land Improvements								
		Sewer		Description Rate CountyMult. Size %Good Cash Value								
		Electric		LAND IMPROVE 1000 1000.00 1.00 1.0 95 950								
		Gas		Total Estimated Land Improvements True Cash Value = 950								
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		X Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
				Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	7,500	73,600	81,100		61,540C		
		TPC 12/27/2017 INSPECTED			2017	7,500	69,300	76,800		60,275C		
		TPC 08/13/2017 INSPECTED			2016	7,500	65,200	72,700		59,738C		
					2015	6,000	57,100	63,100		59,560C		

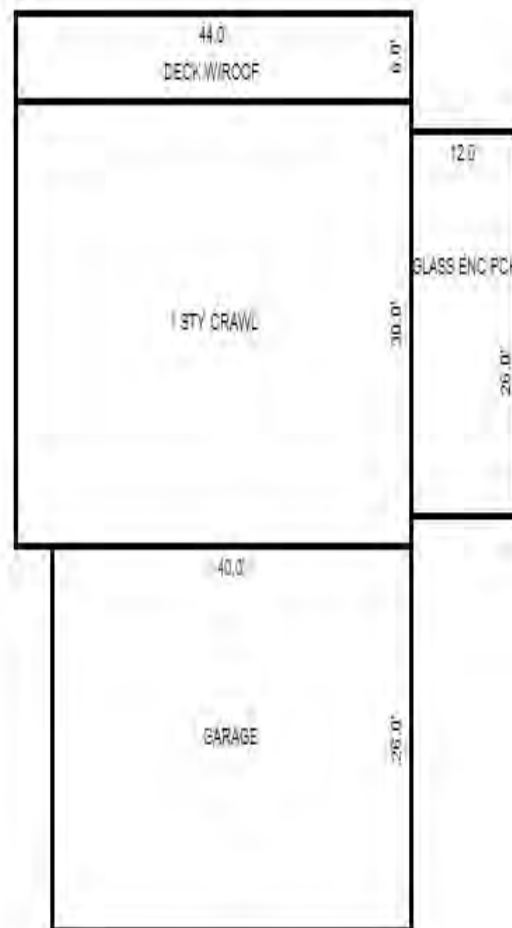


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 312 264	Type WGEP (1 Story) Pine	Year Built: 2003 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 2 Mech. Doors: 0 Area: 1040 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +10 Effec. Age: 11 Floor Area: 1320 Total Base Cost: 117,900 Total Base New : 162,702 Total Depr Cost: 144,805 Estimated T.C.V: 146,253				Bsmnt Garage: Carport Area: Roof:					
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Bsmnt-Adj		Heat-Adj		Size	Cost			
Yr Built 2003	Remodeled 0	Ex	X	Ord		Min	No./Qual. of Fixtures			Rate								
Condition: Average		Lg	X	Ord		Small	Ex. X Ord. Min			70.44	-9.99	0.00						
Room List		Doors			Solid	X	H.C.	No. of Elec. Outlets										
Basement 1st Floor 2nd Floor 3 Bedrooms		Kitchen: Other: Other:		(6) Ceilings			Many X Ave. Few			Rate		Bsmnt-Adj		Heat-Adj		Size	Cost	
(1) Exterior		X	Drywall	(7) Excavation			(13) Plumbing			Rate		Bsmnt-Adj		Heat-Adj		Size	Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	Basement: 0 S.F. Crawl: 1320 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1 Average Fixture(s) 3 Fixture Bath			760.00 2400.00		760.00 2700.00 3085.00		1 1		760 2,400		
(2) Windows		Basement		(8) Basement			(14) Water/Sewer			Rate		Bsmnt-Adj		Heat-Adj		Size	Cost	
X	Many Avg. Few	X	Large Avg. Small	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			1915.00		27.39 15.60		1 1		1,915 8,546 4,118		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		(10) Floor Support			(15) Built-Ins & Fireplaces			Rate		Bsmnt-Adj		Heat-Adj		Size	Cost	
X	Asphalt Shingle	Recreation SF Living SF Walkout Doors No Floor SF		Joists: Unsupported Len: Cntr.Sup:			Appliance Allowance (16) Porches WGEP (1 Story), Standard (16) Deck/Balcony Pine w/Roof, Standard (17) Garages Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 89/100/100/100/89.0, Depr.Cost = ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =			14.55 -1300.00 375.00		14.55 -1300.00 375.00		1040 1 2		15,132 -1,300 750 144,805 146,253		
Chimney:		Lump Sum Items:																

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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address: W LOTAN RD Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
P.R.E. 100% 08/16/2003

Owner's Name/Address: JONES ROGER J JR & TERESA
9811 W LOTAN ROAD
LAKE CITY MI 49651
MAP #: 2018 Est TCV 23,886 TCV/TFA: 0.00

Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
* Factors *
Description Frontage Depth Front Depth Rate %Adj. Reason Value
<Site Value A> CLAM RIVER 15K 15000 100
80 Actual Front Feet, 1.81 Total Acres Total Est. Land Value = 15,000

Taxpayer's Name/Address: JONES ROGER J JR & TERESA
9811 W LOTAN ROAD
LAKE CITY MI 49651
X Improved Vacant Land Improvement Cost Estimates
Description Rate CountyMult. Size %Good Cash Value
D/W/P: 3.5 Concrete 2.98 1.00 693 0 0

Tax Description: . SEC 21 T22N R8W LOT 43 CLAM RIVER WOODS & RAPIDS.
X Electric Description Rate CountyMult. Size %Good Cash Value
Gas LAND IMPROVE 2500 2500.00 1.00 1.0 95 2,375
Curb Total Estimated Land Improvements True Cash Value = 2,375

Comments/Influences: X Street Lights
Standard Utilities
X Underground Utils.



Topography of Site
Level
X Rolling
X Low
High
Landscaped
Swamp
Wooded
Pond
X Waterfront
Ravine
Wetland
Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	4,400	11,900			6,950C
2017	7,500	4,200	11,700			6,808C
2016	7,500	4,100	11,600			6,748C
2015	6,000	3,700	9,700			6,728C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:			
X	Wood Frame		Drywall Paneled			Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling									
Building Style: 1+S		Trim & Decoration														
Yr Built 0	Remodeled 0	Ex	X	Ord		Min										
Condition: Average		Lg	X	Ord		Small										
Room List		(5) Floors														
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric									
		Doors		Solid	X	H.C.	0 Amps Service									
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Rate		Size Cost		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick			Ex.	X	Ord.		Min	Other Additions/Adjustments							
Insulation		(7) Excavation		No. of Elec. Outlets			(14) Water/Sewer									
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many	X	Ave.		Few	Well, 50 Feet			1575.00		1 1,575		
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			1000 Gal Septic			2895.00		1 2,895	
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0,			Depr.Cost =		5,860	
(3) Roof		(9) Basement Finish					(14) Water/Sewer			Unit-in-Place Cost Items:						
X	Gable Hip Flat	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF				Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			TRAVEL TRAILER			1.00		500 500	
X	Asphalt Shingle	Chimney: Brick		(10) Floor Support			Lump Sum Items:			County Multiplier = 1.38 =>			Cost New =		690	
				Joists: Unsupported Len: Cntr.Sup:						Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,			Depr.Cost =		587	
										Total Depreciated Cost =					6,447	
										ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =					6,511	

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BLOOMFIELD ROBERT J & KAT	BLOOMFIELD ROBERT J & KAT	100	11/05/2013	QC	RELATED PARTY	2013-03769	PTA	0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W LOTAN RD	School: LAKE CITY - 57020					
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	P.R.E. 100% 06/01/1995					
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Owner's Name/Address	MAP #:
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BLOOMFIELD ROBERT J & KATHLEEN 9861 W LOTAN LAKE CITY MI 49651	2018 Est TCV 15,000
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Improved	X	Vacant	Land Value Estimates for Land Table Riv	.CLAM RIVER AREA SUBS&SITES
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000	100		15,000
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80 Actual Front Feet, 1.44 Total Acres					Total Est. Land Value =			15,000
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Tax Description	X	Value
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. SEC 21 T22N R8W LOT 44 CLAM RIVER WOODS & RAPIDS.	X	
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Comments/Influences	X	Value
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	X	
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	X	
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	X	
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	X	
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Topography of Site	X	Value
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Level	X	
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Rolling	X	
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Low	X	
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High		
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Landscaped		
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Swamp		
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Wooded		
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Pond		
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Waterfront	X	
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Ravine		
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Wetland		
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Flood Plain		
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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			2018	7,500	0	7,500			2,801C
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TPC 12/27/2017 INSPECTED			2017	7,500	0	7,500			2,744C
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TPC 10/04/2011 INSPECTED			2016	7,500	0	7,500			2,720C
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			2015	6,000	0	6,000			2,712C
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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BLOOMFIELD ROBERT J & KAT	BLOOMFIELD ROBERT J & KAT	0	11/05/2013	QC	QUIT CLAIM	2013-03769 QD	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9861 W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					
	MAP #:					
BLOOMFIELD ROBERT J & KATHLEEN 9861 W LOTAN LAKE CITY MI 49651	2018 Est TCV 191,907 TCV/TFA: 86.13					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES						
			* Factors *						
. SEC 21 T22N R8W LOT 45 CLAM RIVER WOODS & RAPIDS.	X		Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value
			<Site Value A> CLAM RIVER 15K			15000	100		
			80 Actual Front Feet, 1.10 Total Acres Total Est. Land Value =						15,000

Comments/Influences	X	Land Improvement Cost Estimates						
		Description	Rate	CountyMult.	Size	%Good	Cash Value	
	X	Dirt Road						
		Gravel Road						
		Paved Road						
		Storm Sewer						
		Sidewalk						
		Water						
		Sewer						
	X	Electric						
		Gas						
		Curb						
		Street Lights						
		Standard Utilities						
	X	Underground Utils.						
		Total Estimated Land Improvements True Cash Value =						2,369



Topography of Site		
	Level	
X	Rolling	
X	Low	
	High	
	Landscaped	
	Swamp	
	Wooded	
	Pond	
X	Waterfront	
	Ravine	
	Wetland	
	Flood Plain	

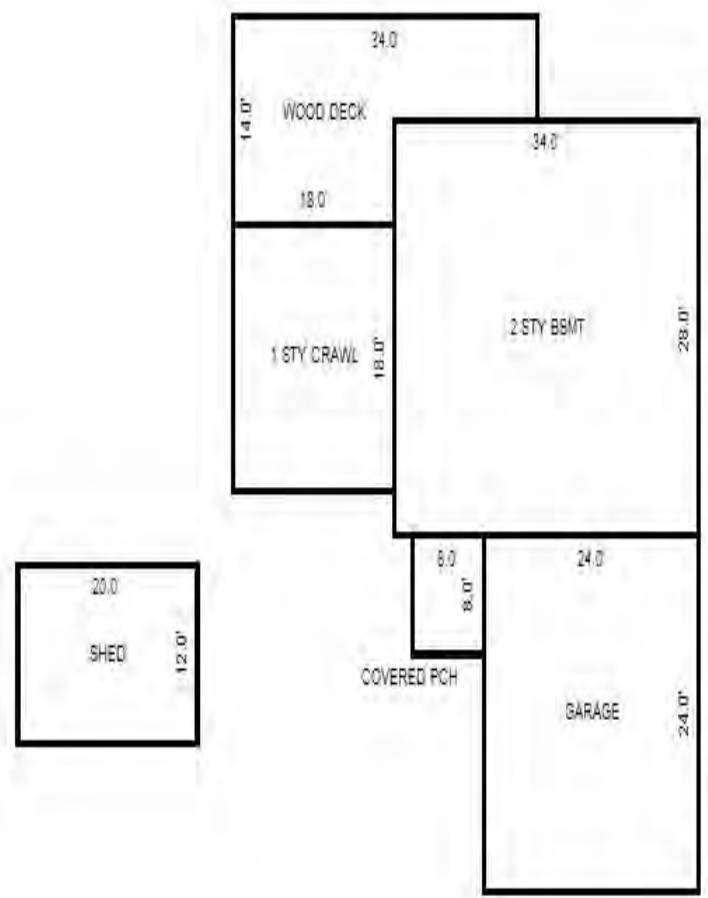
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	88,500	96,000			73,061C
2017	7,500	78,900	86,400			71,559C
2016	7,500	78,400	85,900			70,921C
2015	6,000	68,800	74,800			70,709C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 64 380	Type WCP (1 Story) Treated Wood	Year Built: 1991 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G															
Building Style: 2S		Trim & Decoration																		
Yr Built 1991	Remodeled 0	Ex	X	Ord		Min	Size of Closets													
Condition: Average		Lg	X	Ord		Small	Doors													
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			200 Amps Service										
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost			
(1) Exterior	X	Drywall				Ex.	X	Ord.		Min	No. of Elec. Outlets			Rate			Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		Basement: 952 S.F. Crawl: 324 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			Other Additions/Adjustments			Rate			Size Cost				
(2) Windows	X	Many Avg. Few	X	Large Avg. Small	(8) Basement			Average Fixture(s) 3 Fixture Bath			Plumbing			Rate			Size Cost			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	(9) Basement Finish			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Rate			Size Cost				
X	Double Glass Patio Doors Storms & Screens		Recreation SF Living SF Walkout Doors No Floor SF	(10) Floor Support			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:			Rate			Size Cost				
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed	Joists: Unsupported Len: Cntr.Sup:			1 Public Water 1 Public Sewer 1 Water Well 1 1000 Gal Septic 1 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 81/100/100/100/81.0, ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =			Rate			Size Cost				
	Chimney: Metal																			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BLOOMFIELD ROBERT J & KAT	BLOOMFIELD ROBERT J & KAT	0	11/05/2013	QC	RELATED PARTY	2013-03769	PTA	0.0

Property Address: W LOTAN RD
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 100% 06/01/1995

Owner's Name/Address: BLOOMFIELD ROBERT J & KATHLEEN
 9861 W LOTAN
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 15,000

Improved X Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Public Improvements * Factors *
 Description Frontage Depth Front Depth Rate %Adj. Reason Value

<Site Value A> CLAM RIVER 15K 15000 100 15,000
 80 Actual Front Feet, 0.85 Total Acres Total Est. Land Value = 15,000

Tax Description: . SEC 21 T22N R8W LOT 46 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences:

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	0	7,500			2,801C
2017	7,500	0	7,500			2,744C
2016	7,500	0	7,500			2,720C
2015	6,000	0	6,000			2,712C

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MENTEL NICK & MENTEL JOYC	MEEK BRUCE & KIMBERLY	26,000	02/09/2018	PTA	Arms Length	PTA	PTA	100.0
MENTEL NICK	MENTEL NICK & MENTEL JOYC	0	09/08/2016	QC	RELATED PARTY	2016-02971	PTA	0.0
		11,000	11/01/1995	WD	Download	300:65		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W LOTAN RD	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:
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MEEK BRUCE & KIMBERLY 320 MARBLE ST CADILLAC MI 49601	2018 Est TCV 15,000
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Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000	100		15,000
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80 Actual Front Feet, 0.75 Total Acres								Total Est. Land Value = 15,000
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Tax Description	X	Value
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. SEC 21 T22N R8W LOT 47 CLAM RIVER WOODS & RAPIDS.	X	
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Comments/Influences	X	Value
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	X	
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	X	
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	X	
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	X	
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	X	
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	X	
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Topography of Site	X	Value
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Level	X	
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Rolling	X	
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Low	X	
-----	---	--

High		
------	--	--

Landscaped		
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Swamp		
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Wooded		
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Pond		
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Waterfront	X	
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Ravine		
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Wetland		
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Flood Plain		
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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			2018	7,500	0	7,500			2,801C
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TPC 12/27/2017 INSPECTED			2017	7,500	0	7,500			2,744C
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TPC 10/04/2011 INSPECTED			2016	7,500	0	7,500			2,720C
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			2015	6,000	0	6,000			2,712C
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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MENTEL NICK & MENTEL JOYC	MEEK BRUCE & KIMBERLY	26,000	02/09/2018	PTA	Multiple Vacant	PTA	PTA	100.0
MENTEL NICK	MENTEL NICK & MENTEL JOYC	0	09/08/2016	QC	RELATED PARTY	2016-02971		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W LOTAN RD						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 15,000					

Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES					
Public Improvements			* Factors *					
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A>	CLAM RIVER	15K			15000	100		15,000
			80 Actual Front Feet, 0.71 Total Acres		Total Est. Land Value =			15,000

Tax Description
 . SEC 21 T22N R8W LOT 48 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

- Topography of Site
- X Level
 - X Rolling
 - X Low
 - High
 - Landscaped
 - Swamp
 - Wooded
 - Pond
 - X Waterfront
 - Ravine
 - Wetland
 - Flood Plain



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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	0	7,500			2,801C
		TPC 12/27/2017 INSPECTED	2017	7,500	0	7,500			2,744C
		TPC 10/04/2011 INSPECTED	2016	7,500	0	7,500			2,720C
			2015	6,000	0	6,000			2,712C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address: 9909 W LOTAN RD Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020 P.R.E. 0% MAP #: 2018 Est TCV 72,211 TCV/TFA: 96.28

Owner's Name/Address: JUN AMY MINNICK, 16525 SUTTERS RUNE LN, HUNTERSVILLE NC 28078

Tax Description: . SEC 21 T22N R8W LOT 49 CLAM RIVER WOODS & RAPIDS.

Comments/Influences: Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Public Improvements: * Factors * Description Frontage Depth Front Depth Rate %Adj. Reason Value

X Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer X Electric Gas Curb Street Lights Standard Utilities X Underground Utils.

<Site Value A> CLAM RIVER 15K 15000 100 100 Actual Front Feet, 0.77 Total Acres Total Est. Land Value = 15,000

Topography of Site: Level X Rolling X Low High Landscaped Swamp Wooded Pond X Waterfront Ravine Wetland Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	28,600	36,100			28,443C
2017	7,500	26,900	34,400			27,858C
2016	7,500	25,300	32,800			27,610C
2015	6,000	22,200	28,200			27,528C

Who When What 2018 7,500 28,600 36,100 28,443C

TPC 12/27/2017 INSPECTED 2017 7,500 26,900 34,400 27,858C

TPC 10/04/2011 INSPECTED 2016 7,500 25,300 32,800 27,610C

2015 6,000 22,200 28,200 27,528C

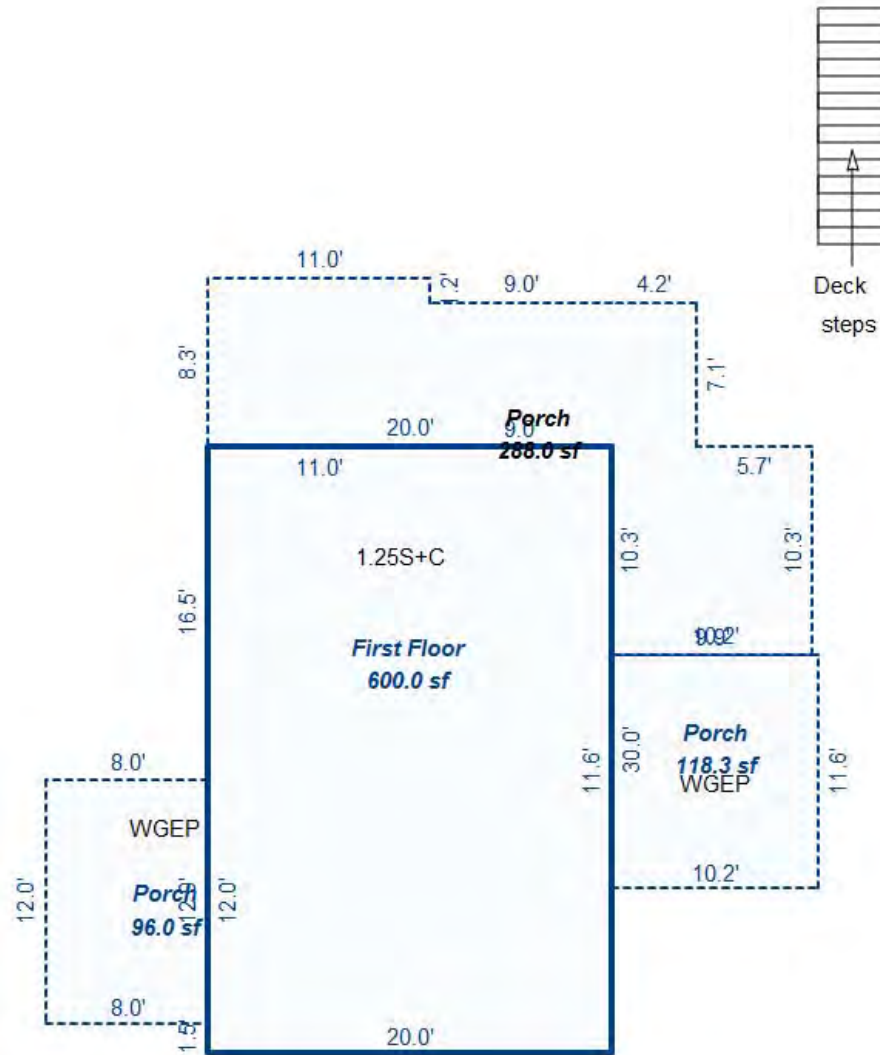


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga		Area 96 WSEP (1 Story) 118 WGEP (1 Story) 288 Treated Wood 75 Treated Wood		Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:
X	Wood Frame		Drywall Paneled		Plaster Wood T&G										
Building Style: 1.25S		Trim & Decoration		X											
Yr Built 1991	Remodeled 0	Ex	Ord	X	Min	Size of Closets									
Condition: Average		Lg	Ord	X	Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace											
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service								
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick			Ex.	X	Ord.	Min	1.25 Story Siding			Crawl Space 77.71 -10.03 -2.93		600 38,850		
Insulation		Basement: 0 S.F. Crawl: 600 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			Other Additions/Adjustments			Rate		Bsmnt-Adj		Size Cost	
(2) Windows		(8) Basement		Many	X	Ave.	Few	(13) Plumbing			Rate		Size Cost		
X	Many Avg. Few	X	Large Avg. Small	Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual			Average Fixture(s) 1000 Gal Septic			630.00		1 630			
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Well, 100 Feet 1000 Gal Septic			2550.00 2895.00		1 2,550 1 2,895			
Double Glass Patio Doors Storms & Screens		(9) Basement Finish		Softener, Auto Softener, Manual			(15) Built-Ins & Fireplaces			1415.00 1125.00		1 1,415 1 1,125			
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			34.01 38.93		96 3,265 118 4,594			
X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Deck/Balcony			6.40 8.60		288 1,843 75 645		
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:			Treated Wood,Standard Treated Wood,Standard			Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg:		Depr.Cost = 56,644 1 = 57,211			
Chimney: Metal															

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PINHO JOSEPH &	METCALF HARRY M & SHERRY	59,800	01/16/2013	QC	RELATED PARTY	2013-00264	PTA	100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W LOTAN RD	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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METCALF HARRY M & SHERRY L 105 BAYSHORE COURT PUNTA GORDA FL 33950	2018 Est TCV 15,000					
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Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES			
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Public Improvements	* Factors *						
	Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value

	<Site Value A> CLAM RIVER 15K					15000 100	15,000
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	100 Actual Front Feet, 0.80 Total Acres					Total Est. Land Value =	15,000
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Tax Description	X	Value
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. SEC 21 T22N R8W LOT 50 CLAM RIVER WOODS & RAPIDS.	X	
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Comments/Influences	X	Value
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	X	
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	X	
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	X	
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	X	
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	X	
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	X	
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	X	
--	---	--

	X	
--	---	--

	X	
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	X	
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	X	
--	---	--

	X	
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	X	
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	X	
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	X	
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	X	
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	X	
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	X	
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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			2018	7,500	0	7,500			6,199C
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			2017	7,500	0	7,500			6,072C
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			2016	7,500	0	7,500			6,018C
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			2015	6,000	0	6,000			6,000S
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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PINHO JOSEPH &	METCALF HARRY M & SHERRY	59,800	01/16/2013	QC	RELATED PARTY	2013-0264	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9941 W LOTAN RD	School: LAKE CITY - 57020		Reroof	07/26/2012	2012-0340	100%

Owner's Name/Address	MAP #:
METCALF HARRY M & SHERRY L 105 BAYSHORE COURT PUNTA GORDA FL 33950	2018 Est TCV 31,746 TCV/TFA: 37.79

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
			* Factors *								
. SEC 21 T22N R8W LOT 51 CLAM RIVER WOODS & RAPIDS.	X		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value A> CLAM RIVER 15K 15000 100 103 Actual Front Feet, 1.07 Total Acres Total Est. Land Value = 15,000								
Comments/Influences	X		Land Improvement Cost Estimates								
			Description	Rate	CountyMult.	Size	%Good	Cash Value			
			D/W/P: 3.5 Concrete	3.44	1.00	948	58	1,891	Total Estimated Land Improvements True Cash Value = 1,891		



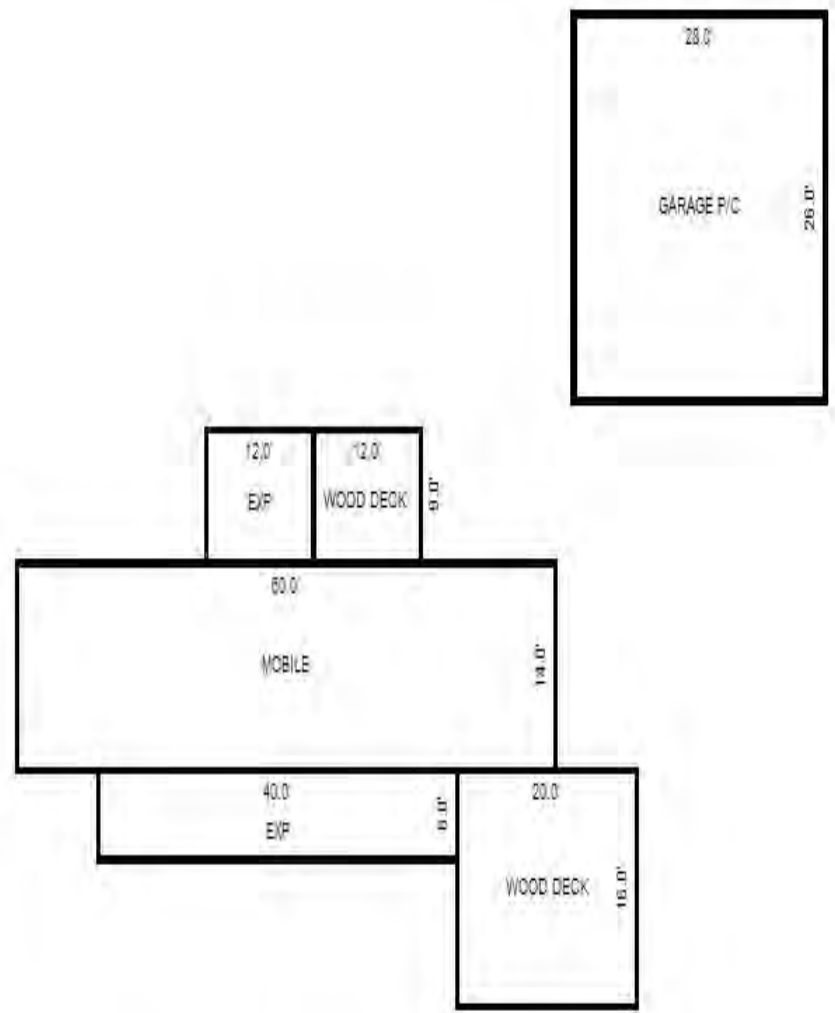
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	8,400	15,900			14,671C
TPC 12/27/2017	INSPECTED		2017	7,500	8,400	15,900			14,370C
TPC 11/19/2012	INSPECTED		2016	7,500	8,300	15,800			14,242C
			2015	6,000	8,200	14,200			14,200S

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family	0	Eavestrough	X	Gas	Oil	Elec.	1	Appliance Allow.	Interior 1 Story	Area	Type	Year Built: 1977		
	Mobile Home		Insulation		Wood								Coal	Steam	Cook Top
	Town Home	0	Front Overhang	X	Forced Warm Air			Dishwasher	Garbage Disposal	2nd/Same Stack	108	Treated Wood	Class: C		
	Duplex	0	Other Overhang		Wall Furnace								Bath Heater	Vent Fan	Exterior 1 Story
	A-Frame	(4) Interior		Warm & Cool Air			Vent Hood	Unvented Hood	Exterior 2 Story	Prefab 1 Story	Prefab 2 Story	Heat Circulator			
X	Wood Frame	Drywall	Plaster	Heat Pump									Vented Hood	Intercom	Wood Stove
	HUD	Paneled	Wood T&G	Central Air			Jacuzzi Tub	Jacuzzi repl.Tub	Oven	Total Base Cost: 55,921	Total Base New : 77,171	Total Depr Cost: 27,010			
	Yr Built	Remodeled	Trim & Decoration	(12) Electric									Standard Range	Self Clean Range	Sauna
	1977 ROO	2012	Ex X Ord Min	0 Amps Service			Trash Compactor	Central Vacuum	Security System	Effec. Age: 30	Floor Area:	Total Base Cost: 55,921			
	Condition: Average		Size of Closets	No./Qual. of Fixtures									Microwave	Standard Range	Self Clean Range
			Lg X Ord Small	Ex. X Ord. Min			No. of Elec. Outlets	Other Additions/Adjustments	Expando	Rate	Heat/Roof	Ext.(%)			
			Doors Solid X H.C.	No. of Elec. Outlets									Many X Ave. Few	Expando	Rate
	Room List	(5) Floors		(13) Plumbing			1 Average Fixture(s)	2 Fixture Bath	Softener, Auto	Softener, Manual	Solar Water Heat	No Plumbing			
	Basement	Kitchen:		(14) Water/Sewer									1 Public Water	1 Water Well	1000 Gal Septic
	1st Floor	Other:		Public Water			1 Public Sewer	Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	(11) Heating System: Forced Warm Air			
	2nd Floor	Other:		Poured Conc.								1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:
	Bedrooms			Stone			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	BaseUnit Ribbed Comp.Shingle 35.58 1.24 -6 840 29,136				
	(1) Exterior			Treated Wood							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Other Additions/Adjustments 23.10 348 8,039
	Wood/Shingle			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					(2) Skirting
	Aluminum/Vinyl			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Metal/Vinyl 5.70 164 935
	Brick			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					(9) Foundation
	Insulation			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Foundation Wall: Concrete 6.92 0 0
	(2) Windows			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					(13) Plumbing
	Many Avg. X Large Avg. Small			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Average Fixture(s) 530.00 1 530
	Wood Sash			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					(14) Water/Sewer
	Metal Sash			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)
	Vinyl Sash			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					Base Cost 11.90 728 8,663
	Double Hung			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Mechanical Doors 350.00 1 350
	Horiz. Slide			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					Notes: 1977 SQUIRE
	Casement			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 27,010
	Double Glass			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 = 14,855
	Patio Doors			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	
	Storms & Screens			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					
	(3) Roof			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	
	Gable			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					
	Hip			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	
	Flat			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					
	Asphalt Shingle			Concrete Floor							1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:	
	Chimney: Metal			Concrete Floor			1 Water Well	1000 Gal Septic	2000 Gal Septic	Lump Sum Items:					

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PINHO JOSEPH &	METCALF HARRY M & SHERRY	59,800	01/16/2013	QC	RELATED PARTY	2013-00264 QC	PTA	100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W LOTAN RD	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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METCALF HARRY M & SHERRY L 105 BAYSHORE COURT PUNTA GORDA FL 33950	2018 Est TCV 15,000					
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Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES			
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Public Improvements	* Factors *					
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Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000 100		15,000
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100 Actual Front Feet, 0.73 Total Acres					Total Est. Land Value =		15,000
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Tax Description	X	Dirt Road					
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. SEC 21 T22N R8W LOT 52 CLAM RIVER WOODS & RAPIDS.	X	Gravel Road					
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Comments/Influences	X	Paved Road					
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	X	Storm Sewer					
--	---	-------------	--	--	--	--	--

	X	Sidewalk					
--	---	----------	--	--	--	--	--

	X	Water					
--	---	-------	--	--	--	--	--

	X	Sewer					
--	---	-------	--	--	--	--	--

	X	Electric					
--	---	----------	--	--	--	--	--

	X	Gas					
--	---	-----	--	--	--	--	--

	X	Curb					
--	---	------	--	--	--	--	--

	X	Street Lights					
--	---	---------------	--	--	--	--	--

	X	Standard Utilities					
--	---	--------------------	--	--	--	--	--

	X	Underground Utils.					
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Topography of Site	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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	X	Rolling	2018	7,500	0	7,500		6,199C
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	X	Low	2017	7,500	0	7,500		6,072C
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	X	High	2016	7,500	0	7,500		6,018C
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	X	Landscaped	2015	6,000	0	6,000		6,000S
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	X	Swamp						
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	X	Wooded						
--	---	--------	--	--	--	--	--	--

	X	Pond						
--	---	------	--	--	--	--	--	--

	X	Waterfront						
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	X	Ravine						
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	X	Wetland						
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	X	Flood Plain						
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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ESTRADA STANLEY F & CAROL	ESTRADA CAROLYN K	0	05/15/2017	QC	FAMILY SALE	2018-00020	PTA	0.0

Property Address: 3747 S LA CHANCE RD
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s) Date Number Status

School: LAKE CITY - 57020
 P.R.E. 100% 06/01/1995

Owner's Name/Address: ESTRADA CAROLYN K
 3747 S LA CHANCE RD
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 109,069 TCV/TFA: 126.24

2018 Est TCV 109,069 TCV/TFA: 126.24

X Improved Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

Public Improvements * Factors *

Description Frontage Depth Front Depth Rate %Adj. Reason Value

<Site Value A> CLAM RIVER 15K 15000 100 15,000

90 Actual Front Feet, 0.44 Total Acres Total Est. Land Value = 15,000

Tax Description
 SEC 21 T22N R8W LOT 53 EXC N'LY 160 FT TH OF CLAM RIVER WOODS & RAPIDS.
 10/17/2017 SPLIT TO 009-250-053-50 FORMERLY . SEC 21 T22N R8W LOT 53 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences

100% VA EXMP SEC 211.b FOR 02
 ADD TO ROLL PER STC FOR 04 SEE LTR IN NOTE FILE
 GRG COMPLETE FOR 08.
 SPLIT NORTH AND SOUTH 1/2 OF LOT, NEW STUDIO CABIN ON NORTH 1/2



- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- X High
- X Landscaped
- X Swamp
- X Wooded
- X Pond
- X Waterfront
- X Ravine
- X Wetland
- X Flood Plain

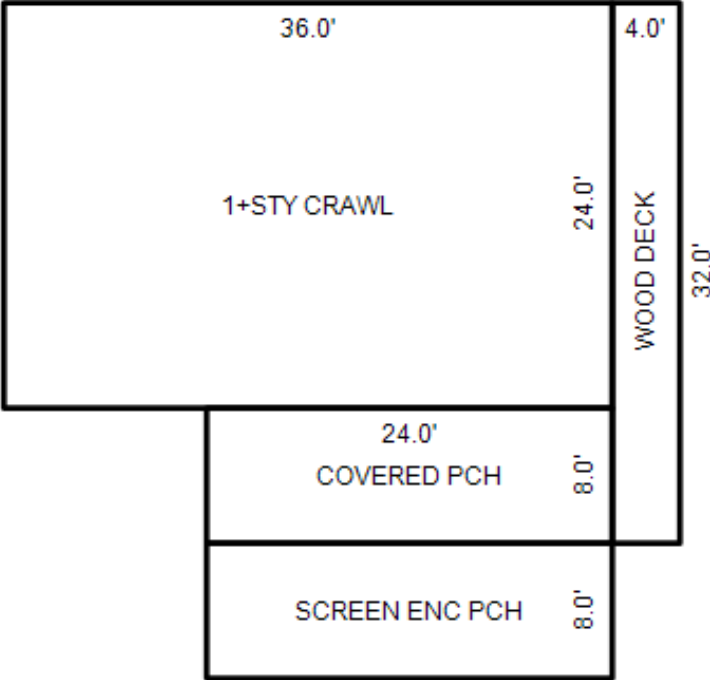
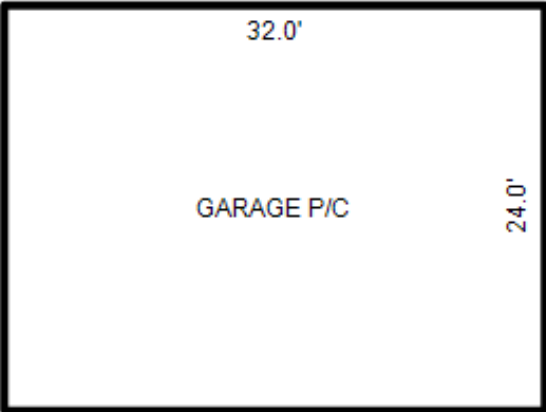
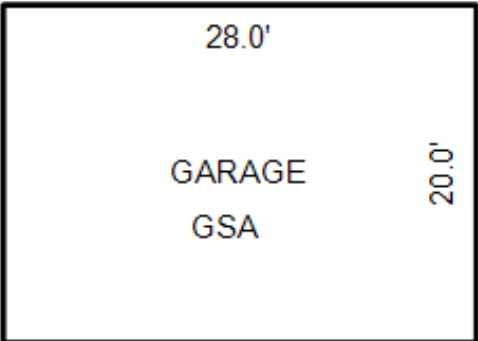
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	47,000	54,500	0M		0
2017	7,500	55,900	63,400	0M		0
2016	7,500	41,600	49,100	0D		0
2015	6,000	36,400	42,400			41,249C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga		Area 192 WCP (1 Story) 192 WSEP (1 Story) 128 Treated Wood	Year Built: 1977 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 768 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G														
Building Style: 1S		Trim & Decoration																	
Yr Built 1977	Remodeled 0		Ex		Ord	X	Min	Size of Closets											
Condition: Average			Lg		Ord	X	Small	Doors											
Room List		(5) Floors		Central Air Wood Furnace															
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service												
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	X	Tile		Ex.	X	Ord.		Min	1	Story Siding		Crawl Space	72.67	-10.68	0.00	864	53,559	
Insulation				No. of Elec. Outlets			Other Additions/Adjustments			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
(2) Windows		(7) Excavation		(13) Plumbing			(14) Water/Sewer			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Many Avg. Few	X	Large Avg. Small	Basement: 0 S.F. Crawl: 864 S.F. Slab: 0 S.F. Height to Joists: 0.0			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) Well, 50 Feet 1000 Gal Septic			Average Fixture(s) Well, 50 Feet 1000 Gal Septic			760.00		1 760	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(8) Basement		(14) Water/Sewer			(15) Built-Ins & Fireplaces			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic			Appliance Allowance Fireplace: Wood Stove			1915.00 1350.00			21.95 26.01		-10.68 0.00		1 1,915 1 1,350		
(3) Roof		(9) Basement Finish		(14) Water/Sewer			(16) Porches			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Gable Hip Flat	X	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF			Solar Water Heat WCP (1 Story), Standard WSEP (1 Story), Standard			21.95 26.01			-10.68 0.00		0.00		192 4,214 192 4,994		
X	Asphalt Shingle	(10) Floor Support		(14) Water/Sewer			(16) Deck/Balcony			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:		Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic			Treated Wood, Standard			7.76			-10.68 0.00		0.00		128 993		
		Lump Sum Items:		Class:C Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost 11.60 Mechanical Doors 350.00 Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost 18.70 Automatic Doors 375.00 Storage area over garage 3.85 Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 93,138 ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 = 94,069			Class:C Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost 11.60 Mechanical Doors 350.00 Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost 18.70 Automatic Doors 375.00 Storage area over garage 3.85 Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 93,138 ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 = 94,069			768 8,909 2 700 560 10,472 1 375 560 2,156 93,138 94,069									

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ESTRADA STANLEY F & CAROL	ESTRADA CAROLYN K	0	05/15/2017	QC	FAMILY SALE	2018-00020	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9991 W LOTAN RD	School: LAKE CITY - 57020		Addition	08/23/2016	2016-0390	100%
Owner's Name/Address	P.R.E. 0%		SEWER	07/21/2016	5703-420	Complete
ESTRADA CAROLYN K 3747 S LA CHANCE RD LAKE CITY MI 49651	MAP #:					
	2018 Est TCV 79,535 TCV/TFA: 103.56					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Res 6.RESIDENTIAL ACREAGE & LOTS								
			* Factors *								
SEC 21 T22N R8W N'LY 160 FT OF LOT 53 CLAM RIVER WOODS & RAPIDS. 10/17/2017 SPLIT FROM 009-250-053-00 Comments/Influences	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer Electric Gas Curb Street Lights Standard Utilities Underground Utils.		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			<Site Value A> GROUP A \$5000				5000	100			5,000
			90 Actual Front Feet, 0.33 Total Acres Total Est. Land Value = 5,000								
			Land Improvement Cost Estimates								
			Description	Rate	CountyMult.	Size	%Good	Cash Value			
			Shed: Wood Frame	7.81	1.00	192	94	1,409			
			Total Estimated Land Improvements True Cash Value =								1,409



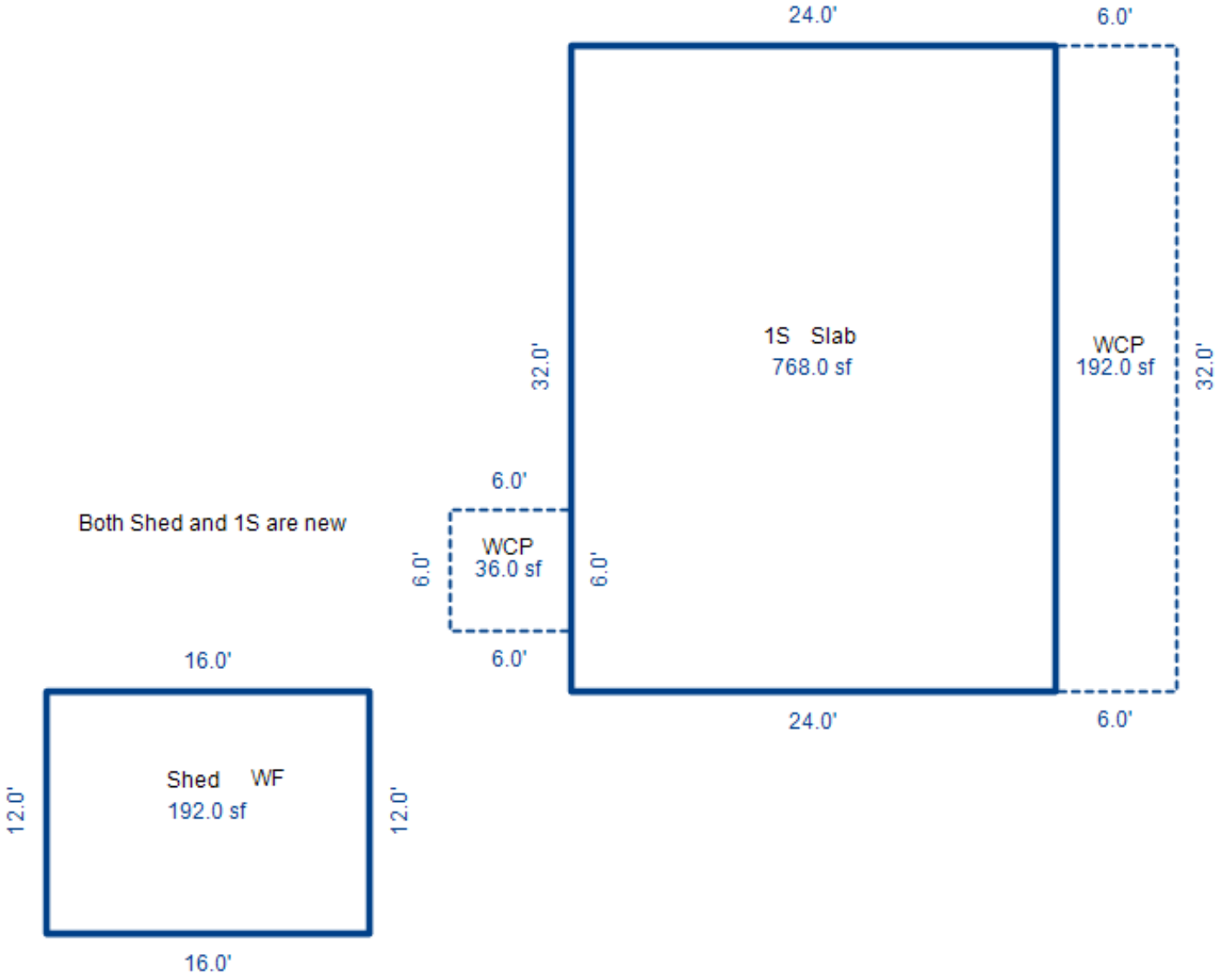
Topography of Site	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Rolling	Low	2018	2,500	37,300	39,800			39,800S
High	Landscaped	2017	0	0	0			0
Swamp	Wooded	2016	0	0	0			0
Pond	Pond	2015	0	0	0			0
Waterfront								
Ravine								
Wetland								
Flood Plain								
Who	When	What						
JWV	08/05/2017	INSPECTED						
TPC	10/17/2017	INSPECTED						

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks			(17) Garage	
X	Single Family	Eavestrough Insulation	0 Front Overhang 0 Other Overhang	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	192 WCP (1 Story) 36 WCP (1 Story) 192 Roof Cover Onl	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:				
	Mobile Home															Wood Frame
Town Home		(4) Interior		X			(Heating system cost adjusted in area(s): 1)									
Duplex		Trim & Decoration		Central Air Wood Furnace			Stories Exterior Foundation		Rate Bsmnt-Adj Heat-Adj			Size Cost				
A-Frame		Ex Ord Min		(12) Electric			1 Story Siding Slab		71.07 -12.49 -3.95			768 41,956				
Building Style: LOG		Size of Closets		0 Amps Service			Other Additions/Adjustments		Rate			Size Cost				
Yr Built Remodeled 2017 0		Lg Ord Small		No./Qual. of Fixtures			(14) Water/Sewer		3085.00			1 3,085				
Condition: Average		Doors Solid H.C.		No. of Elec. Outlets			(16) Porches		21.95 45.75			192 4,214 36 1,647				
Room List		(5) Floors		Average Fixture(s)			(16) Deck/Balcony		10.90			192 2,093				
Basement		Kitchen:		1			Roof Cover Only, Standard		Phy/Ab.Phy/Func/Econ/Comb.%Good= 99/100/100/100/99.0, Depr.Cost =			72,402				
1st Floor		Other:		3 Fixture Bath			WCP (1 Story), Standard		ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =			73,126				
2nd Floor		Other:		2 Fixture Bath			WCP (1 Story), Standard									
Bedrooms		(6) Ceilings		Softener, Auto												
(1) Exterior		Basement: 0 S.F. Crawl: 0 S.F. Slab: 768 S.F. Height to Joists: 0.0		Softener, Manual												
Wood/Shingle		(7) Excavation		Solar Water Heat												
Aluminum/Vinyl		Basement Finish		No Plumbing												
Brick		Recreation SF Living SF Walkout Doors No Floor SF		Extra Toilet												
Insulation		(8) Basement		Extra Sink												
(2) Windows		(9) Basement Finish		Separate Shower												
Many Avg. Few		Double Glass Patio Doors Storms & Screens		Ceramic Tile Floor												
Large Avg. Small		(10) Floor Support		Ceramic Tile Wains												
Wood Sash		Joists:		Ceramic Tub Alcove												
Metal Sash		Unsupported Len:		Vent Fan												
Vinyl Sash		Cntr.Sup:		Public Water												
Double Hung		1		Public Sewer												
Horiz. Slide		1000 Gal Septic		Water Well												
Casement		2000 Gal Septic		Lump Sum Items:												
Double Glass																
Patio Doors																
Storms & Screens																
(3) Roof																
Gable																
Hip																
Flat																
Asphalt Shingle																
Chimney:																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CLARK CHARLES E	ZEMANSKI MARTIN D	0	03/16/2015	DC	CERTIFICATE OF DEATH	2015-02552		0.0
CLARK CHARLES E	CLARK CHARLES E & ZEMANSK	1	02/13/2015	QC	QUIT CLAIM	2015-00648		0.0
PHELPS DOMINIC L (DC OF)	CLARK CHARLES E	0	12/16/2004	DC	CERTIFICATE OF DEATH	2007/3136		0.0

Property Address: W CLAM RIVER DR
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 Owner's Name/Address: ZEMANSKI MARTIN D
 22886 WARNER FARMINGTON MI 48336
 MAP #: 2018 Est TCV 16,000

Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
Public Improvements			* Factors *
			Description Frontage Depth Front Depth Rate %Adj. Reason Value
			<Site Value A> CLAM RIVER 15K 15000 100 15,000
			90 Actual Front Feet, 1.15 Total Acres Total Est. Land Value = 15,000

Tax Description: . SEC 21 T22N R8W LOT 54 CLAM RIVER WOODS & RAPIDS.
 Comments/Influences:

Description	Rate	CountyMult.	Size	%Good	Cash Value
Fencing: Wd, Split, 2 Rail	7.04	1.00	200	71	1,000
Total Estimated Land Improvements True Cash Value =					1,000

- X Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
			2018	7,500	500	8,000			3,138C
		TPC 12/27/2017 INSPECTED	2017	7,500	500	8,000			3,074C
		TPC 10/04/2011 INSPECTED	2016	7,500	500	8,000			3,047C
			2015	6,000	500	6,500			3,038C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CLARK CHARLES E	ZEMANSKI MARTIN D	0	03/16/2015	DC	CERTIFICATE OF DEATH	2015-02552		0.0
CLARK CHARLES E	CLARK CHARLES E & ZEMANSK	1	02/13/2015	QC	QUIT CLAIM	2015-00647		0.0
PHELPS DOMINIC L (DC OF)	CLARK CHARLES E	0	12/16/2004	OTH	Not Qualified	2007/3136		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9970 W CLAIM RIVER DR						
School: LAKE CITY - 57020						
P.R.E. 0%						
Owner's Name/Address		MAP #:				
ZEMANSKI MARTIN D 22886 WARNER FARMINGTON MI 48336		2018 Est TCV 36,314 TCV/TFA: 26.39				

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES					
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason
. SEC 21 T22N R8W LOT 55 CLAM RIVER WOODS & RAPIDS.	X		* Factors *					
			<Site Value A> CLAM RIVER 15K					15000 100
			100 Actual Front Feet, 1.29 Total Acres Total Est. Land Value = 15,000					
			Land Improvement Cost Estimates					
Comments/Influences	X		Description					
			Shed: Wood Frame				Rate CountyMult. Size %Good	Cash Value
			Total Estimated Land Improvements True Cash Value = 547					

2015 Parcel Map

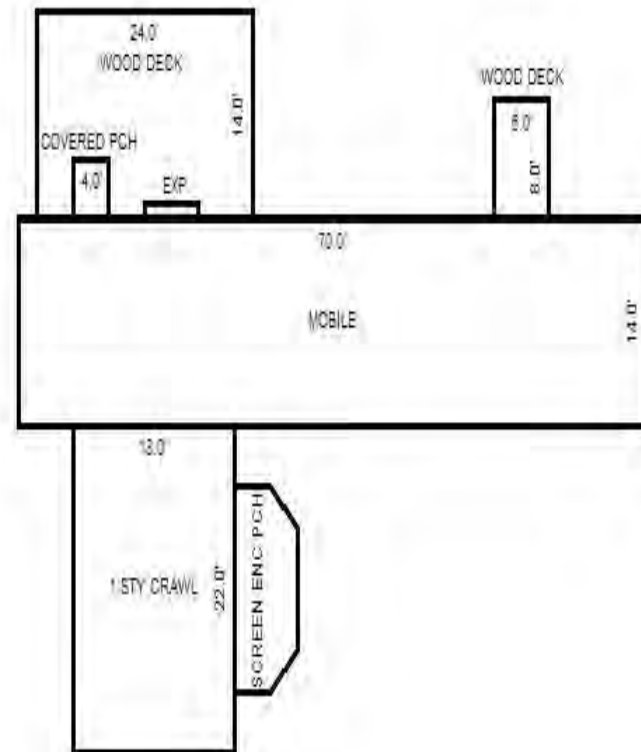
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Licensed To: Township of Lake, County of Missaukee, Michigan

Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	10,700	18,200			18,200S
		TPC 12/27/2017 INSPECTED	2017	7,500	10,700	18,200			18,200S
			2016	7,500	10,600	18,100			18,100S
			2015	6,000	13,000	19,000			19,000S

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family	0	Eavestrough	X	Gas	Oil	Elec.	1	Appliance Allow.	1	Interior 1 Story		Area	Type	Year Built:				
	Mobile Home		Insulation		Wood						Coal	Steam			Cook Top	Interior 2 Story	16	WCP (1 Story)	Car Capacity:
	Town Home	0	Front Overhang						Dishwasher		2nd/Same Stack	96	CSEP (1 Story)	Class:					
	Duplex	0	Other Overhang	X	Forced Warm Air				Garbage Disposal		Two Sided	336	Treated Wood	Exterior:					
	A-Frame				Wall Furnace	Warm & Cool Air				Bath Heater		Exterior 1 Story	48	Treated Wood	Brick Ven.:				
X	Wood Frame		(4) Interior		Heat Pump				Vent Fan		Exterior 2 Story	300	Treated Wood	Stone Ven.:					
			Drywall						Hot Tub		Prefab 1 Story			Common Wall:					
			Paneled		Plaster				Unvented Hood		Prefab 2 Story			Foundation:					
			Wood T&G		Wood T&G				Vented Hood		Heat Circulator			Finished ?					
	Building Style:		Trim & Decoration						Intercom		Raised Hearth			Auto. Doors:					
	HUD		Ex	X	Ord		Min		Jacuzzi Tub		Wood Stove			Mech. Doors:					
	Yr Built	Remodeled	Size of Closets						Jacuzzi repl.Tub		Direct-Vented Ga			Area:					
	1986	0	Lg	X	Ord		Small		Oven		Class: Good			% Good:					
	Condition:	Average	Doors		Solid	X	H.C.		Microwave		Effec. Age: 30			Storage Area:					
	Room List		(5) Floors						Standard Range		Floor Area:		CntyMult	No Conc. Floor:					
			Kitchen:		Central Air				Self Clean Range		Total Base Cost: 78,173		X	1.380	Bsmnt Garage:				
	Basement		Other:		Wood Furnace				Sauna		Total Base New : 107,879				E.C.F.				
	1st Floor		Other:		(12) Electric				Trash Compactor		Total Depr Cost: 37,758		X	0.550	Carport Area:				
	2nd Floor				150				Central Vacuum		Estimated T.C.V: 20,767				Roof:				
	Bedrooms				Amps Service				Security System										
			(6) Ceilings		No./Qual. of Fixtures						< Cost Estimates for Res. Building: 1 Mobile Home Class: Good Quality >								
					Ex.	X	Ord.				(11) Heating System: Wall Furnace								
								Min			Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost	
					No. of Elec. Outlets						BaseUnit	Ribbed	Comp.Shingle	43.38	0.00	-3	980	41,237	
					Many	X	Ave.		Few		Other Additions/Adjustments			Rate			Size	Cost	
			(7) Excavation		(13) Plumbing						Expando			25.40			6	152	
			Basement: 0 S.F.		1	Average Fixture(s)					Addition/Crawl			45.75			396	18,117	
			Crawl: 396 S.F.		1	3 Fixture Bath					(2) Skirting						150	963	
			Slab: 0 S.F.			2 Fixture Bath					Metal/Vinyl			6.42					
			Height to Joists: 0.0			Softener, Auto					(9) Foundation						0	0	
						Softener, Manual					Foundation Wall: Concrete			7.38					
			(8) Basement			Solar Water Heat					(13) Plumbing						1	645	
			Conc. Block			No Plumbing					Average Fixture(s)			645.00					
			Poured Conc.			Extra Toilet					(14) Water/Sewer						1	1,575	
			Stone			Extra Sink					Well, 50 Feet			1575.00					
			Treated Wood			Separate Shower					1000 Gal Septic			2720.00				1	2,720
			Concrete Floor			Ceramic Tile Floor					(15) Built-Ins & Fireplaces								
						Ceramic Tile Wains					Appliance Allowance			1235.00				1	1,235
			(9) Basement Finish			Ceramic Tub Alcove					Fireplace: Exterior 1 Story			3050.00				1	3,050
			Recreation SF			Vent Fan					(16) Porches								
			Living SF								WCP (1 Story), Standard			61.05				16	977
			Walkout Doors								CSEP (1 Story), Standard			33.28				96	3,195
			No Floor SF								(16) Deck/Balcony								
			(10) Floor Support								Treated Wood,Standard			5.99				336	2,013
			Joists:								Treated Wood,Standard			9.68				48	465
			Unsupported Len:								Treated Wood,Standard			6.10				300	1,830
			Cntr.Sup:								Notes: 1986 BONANZA								
											Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0,							Depr.Cost =	37,758
											ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 =								20,767
			Lump Sum Items:																

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CLARK CHARLES E	ZEMANSKI MARTIN D	0	03/16/2015	DC	CERTIFICATE OF DEATH	2015-02552		0.0
CLARK CHARLES E	CLARK CHARLES E & ZEMANSK	1	02/13/2015	QC	QUIT CLAIM	2015-00647		0.0
PHELPS DOMINIC L (DC OF)	CLARK CHARLES E	0	12/16/2004	OTH	Not Qualified	2007/3136		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9940 W CLAIM RIVER DR						
School: LAKE CITY - 57020						
P.R.E. 0%						
Owner's Name/Address		MAP #:				
ZEMANSKI MARTIN D 22886 WARNER FARMINGTON MI 48336		2018 Est TCV 38,676 TCV/TFA: 103.14				

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES							
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value	
. SEC 21 T22N R8W LOT 56 CLAM RIVER WOODS & RAPIDS.	X		Dirt Road							
	X		Gravel Road							
Comments/Influences			Paved Road							
			Storm Sewer							
			Sidewalk							
			Water							
			Sewer							
	X		Electric							
			Gas							
			Curb							
			Street Lights							
			Standard Utilities							
	X		Underground Utils.							

Topography of Site

- X Level
- X Rolling
- X Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



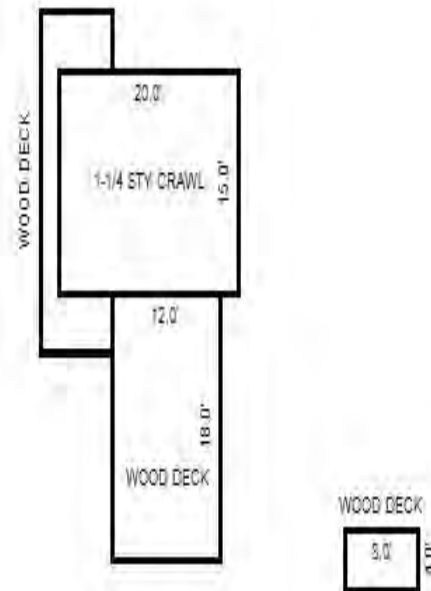
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	11,800	19,300			14,409C
		TPC 12/27/2017 INSPECTED	2017	7,500	11,100	18,600			14,113C
			2016	7,500	10,500	18,000			13,988C
			2015	6,000	9,200	15,200			13,947C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage						
X	Single Family		Eavestrough	X	Gas		Oil		Elec.		Appliance Allow.		Interior 1 Story		216 32 78	Treated Wood Treated Wood Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:				
	Mobile Home		Insulation		Wood		Coal		Steam		Cook Top		Interior 2 Story								
	Town Home	0	Front Overhang									Dishwasher		2nd/Same Stack							
	Duplex	0	Other Overhang		Forced Air w/o Ducts						Garbage Disposal		Two Sided				Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga				
	A-Frame				Forced Air w/ Ducts						Bath Heater										
(4) Interior					Forced Hot Water						Vent Fan										
X	Wood Frame		Drywall								Hot Tub						Class: D Effec. Age: 18 Floor Area: 375 Total Base Cost: 20,716 Total Base New : 28,588 Total Depr Cost: 23,442 Estimated T.C.V: 23,676				
		X	Paneled		Plaster						Unvented Hood										
					Wood T&G						Vented Hood										
Building Style: 1.25S		Trim & Decoration				Electric Baseboard						Intercom					CntyMult X 1.380 E.C.F. X 1.010	Bsmnt Garage: Carport Area: Roof:			
Yr Built 1992	Remodeled 0		Ex		Ord		X	Min			Wall/Floor Furnace										
Condition: Average							X	Small			Forced Heat & Cool										
			Lg		Ord		X	Small			Heat Pump						Bsmnt Garage: Carport Area: Roof:				
Room List			Doors		Solid		X	H.C.			No Heating/Cooling										
	Basement	Kitchen:				Central Air															
	1st Floor	Other:				Wood Furnace															
	2nd Floor	Other:				(12) Electric															
	Bedrooms					200 Amps Service															
(1) Exterior		(6) Ceilings				No./Qual. of Fixtures						Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost		
											Ex.		Ord.	X	Min			300	18,087		
						No. of Elec. Outlets						Other Additions/Adjustments						Rate	Size	Cost	
X	Wood/Shingle										Many		Ave.	X	Few						
	Aluminum/Vinyl	(7) Excavation				(13) Plumbing						Average Fixture(s)							1	525	
	Brick	Basement: 0 S.F.				1 Average Fixture(s)						No Plumbing							1	-2,725	
	Insulation	Crawl: 300 S.F.				1 3 Fixture Bath						14) Water/Sewer									
(2) Windows		Slab: 0 S.F.				2 Fixture Bath						Well, 100 Feet							1	2,425	
		Height to Joists: 0.0				Softener, Auto						Treated Wood,Standard									
X	Many		Large		(8) Basement						Treated Wood,Standard										
	Avg.	X	Avg.								Treated Wood,Standard										
	Few		Small								8.13										
		Conc. Block				Solar Water Heat						Phy/Ab.Phy/Func/Econ/Comb.%Good= 82/100/100/100/82.0,									
		Poured Conc.				No Plumbing						Depr.Cost =									
		Stone				Extra Toilet						ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =									
		Treated Wood				Extra Sink															
		Concrete Floor				Separate Shower															
(3) Roof		(9) Basement Finish				Ceramic Tile Floor															
						Ceramic Tile Wains															
						Ceramic Tub Alcove															
						Vent Fan															
						(14) Water/Sewer															
X	Gable		Gambrel		(10) Floor Support						Public Water										
	Hip		Mansard		Joists:						Public Sewer										
	Flat		Shed		Unsupported Len:						Water Well										
X	Asphalt Shingle				Cntr.Sup:						1000 Gal Septic										
											2000 Gal Septic										
											Lump Sum Items:										
	Chimney: Metal																				

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CLARK CHARLES E	ZEMANSKI MARTIN D	0	03/16/2015	DC	CERTIFICATE OF DEATH	2015-02552		0.0
CLARK CHARLES E	CLARK CHARLES E & ZEMANSK	1	02/13/2015	QC	RELATED PARTY	2015-02367		0.0
PHELPS DOMINIC L & CLARK	CLARK CHARLES E	0	04/27/2005	QC	Not Qualified	05-0/1798		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W CLAIM RIVER DR	School: LAKE CITY - 57020					
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Owner's Name/Address	P.R.E. 0%					
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ZEMANSKI MARTIN D 22886 WARNER FARMINGTON MI 48336	MAP #:					
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	2018 Est TCV 15,000					
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Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES			
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Public Improvements	* Factors *						
Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value

X	Dirt Road						
X	Gravel Road						
X	Paved Road						
X	Storm Sewer						
X	Sidewalk						
X	Water Sewer						
X	Electric						
X	Gas						
X	Curb						
X	Street Lights						
X	Standard Utilities						
X	Underground Utils.						

. SEC 21 T22(R8W LOT 57 CLAM RIVER WOODS & RAPIDS.							
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Comments/Influences							
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	Topography of Site						
	Level						
X	Rolling						
X	Low						
X	High						
X	Landscaped						
X	Swamp						
X	Wooded						
X	Pond						
X	Waterfront						
X	Ravine						
X	Wetland						
X	Flood Plain						



Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	7,500	0	7,500			2,801C
		TPC 12/27/2017 INSPECTED	2017	7,500	0	7,500			2,744C
		TPC 10/04/2011 INSPECTED	2016	7,500	0	7,500			2,720C
			2015	6,000	0	6,000			2,712C

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CLARK CHARLES E	ZEMANSKI MARTIN D	0	03/16/2015	DC	CERTIFICATE OF DEATH	2015-02552		0.0
CLARK CHARLES E	CLARK CHARLES E & ZEMANSK	1	02/13/2015	QC	RELATED PARTY	2015-02367		0.0
PHELPS DOMINIC L & CLARK	CLARK CHARLES E	0	04/27/2005	QC	Not Qualified	05-0/1798		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W CLAIM RIVER DR	School: LAKE CITY - 57020					
	P.R.E. 0%					

Owner's Name/Address	MAP #:
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ZEMANSKI MARTIN D 22886 WARNER FARMINGTON MI 48336	2018 Est TCV 15,000
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Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
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Public Improvements	* Factors *				Value
Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason

X Dirt Road					
X Gravel Road					
X Paved Road					
X Storm Sewer					
X Sidewalk					
X Water Sewer					
X Electric					
X Gas					
X Curb					
X Street Lights					
X Standard Utilities					
X Underground Utils.					

<Site Value A> CLAM RIVER 15K	15000	100			15,000
100 Actual Front Feet, 0.71 Total Acres	Total Est. Land Value =				15,000

Tax Description	Comments/Influences
-----------------	---------------------

. SEC 21 T22N R8W LOT 58 CLAM RIVER WOODS & RAPIDS.	
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Topography of Site

X Level
X Rolling
X Low
High
Landscaped
Swamp
Wooded
Pond
X Waterfront
Ravine
Wetland
Flood Plain

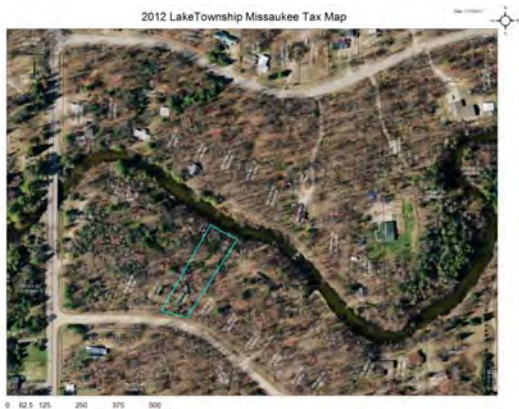
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
------	------------	----------------	----------------	-----------------	----------------	---------------

2018	7,500	0	7,500			2,801C
2017	7,500	0	7,500			2,744C
2016	7,500	0	7,500			2,720C
2015	6,000	0	6,000			2,712C

Who	When	What
-----	------	------

TPC 12/27/2017	INSPECTED	
TPC 10/04/2011	INSPECTED	

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PRESTON JAMES G & BRENDA	JONES ROGER & TERESA	38,000	12/13/2013	WD	WARRANTY DEED	2013-04213 WD	PTA	100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W CLAIM RIVER DR	School: LAKE CITY - 57020		Pole Barn	09/29/2015	2015-0474	100%

Owner's Name/Address	MAP #:	2018 Est TCV 38,716 TCV/TFA: 0.00
JONES ROGER & TERESA 9811 W LOTAN RD LAKE CITY MI 49651		

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 21 T22N R8W LOT 59 CLAM RIVER WOODS & RAPIDS.			
Comments/Influences			

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road	<Site Value A> CLAM RIVER 15K					15000	100		15,000
X Gravel Road	100 Actual Front Feet, 0.69 Total Acres							Total Est. Land Value =	15,000
X Paved Road									
X Storm Sewer									
X Sidewalk									
X Water Sewer									
X Electric									
X Gas									
X Curb									
X Street Lights									
X Standard Utilities									
X Underground Utils.									



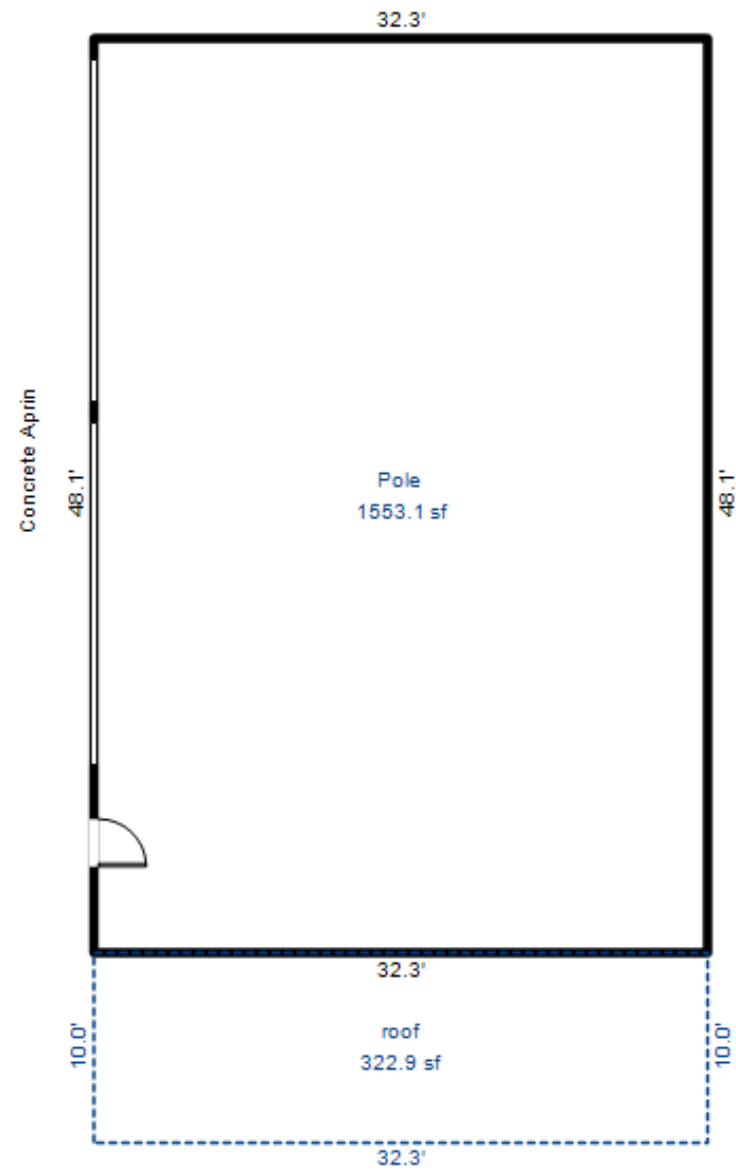
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
X Level	2018	7,500	11,900	19,400			17,015C
X Rolling	2017	7,500	11,200	18,700			16,666C
X Low	2016	7,500	10,500	18,000			16,518C
X High	2015	6,000	0	6,000			6,000S
X Landscaped							
X Swamp							
X Wooded							
X Pond							
X Waterfront							
X Ravine							
X Wetland							
X Flood Plain							

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family		Eavestrough	Gas	Oil	Elec.	Appliance Allow.		Interior 1 Story	Area	Type	322	Roof Cover Onl	Year Built: 2015			
	Mobile Home		Insulation	Wood	Coal	Steam	Cook Top		Interior 2 Story					Car Capacity:			
	Town Home	0	Front Overhang	Forced Air w/o Ducts			Dishwasher		2nd/Same Stack					Class: C			
	Duplex	0	Other Overhang	Forced Air w/ Ducts			Garbage Disposal		Two Sided					Exterior: Pole			
	A-Frame	(4) Interior			Forced Hot Water			Bath Heater						Exterior 1 Story	Brick Ven.: 0		
	Wood Frame	Drywall	Plaster	Electric Baseboard			Vent Fan		Exterior 2 Story					Stone Ven.: 0			
		Paneled	Wood T&G	Elec. Ceil. Radiant			Hot Tub		Prefab 1 Story					Common Wall: Detache			
	Building Style: GRG	Trim & Decoration			Elec. Ceil. Radiant			Unvented Hood						Prefab 2 Story	Foundation: 18 Inch		
	Yr Built	Remodeled	Ex	Ord	Min	Space Heater			Vented Hood						Heat Circulator	Finished?:	
	2015	0	Size of Closets			Wall/Floor Furnace			Intercom						Raised Hearth	Auto. Doors: 0	
Condition: Average	Lg	Ord	Small	Heat Pump			Jacuzzi Tub		Wood Stove	Mech. Doors: 2							
Room List	Doors	Solid	H.C.	X No Heating/Cooling			Jacuzzi repl.Tub		Direct-Vented Ga	Area: 1553							
	(5) Floors			Central Air			Oven		Class: C +5	% Good: 0							
Basement	Kitchen:			Wood Furnace			Microwave		Effec. Age: 1	Storage Area: 0							
1st Floor	Other:			(12) Electric			Standard Range		Floor Area: 0	No Conc. Floor: 0							
2nd Floor	Other:			0 Amps Service			Self Clean Range		Total Base Cost: 17,187	CntryMult							
Bedrooms	(6) Ceilings			No./Qual. of Fixtures			Sauna		Total Base New : 23,719	E.C.F.							
(1) Exterior	Ex.			Ord.			Trash Compactor		Total Depr Cost: 23,482	X 1.010							
Wood/Shingle	No. of Elec. Outlets			Many			Central Vacuum		Estimated T.C.V: 23,716	Bsmnt Garage:							
Aluminum/Vinyl	Average			Few			Security System			Carport Area:							
Brick	(7) Excavation			(13) Plumbing			Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost			
Insulation	Basement: 0 S.F.			Average Fixture(s)			Other Additions/Adjustments										
(2) Windows	Crawl: 0 S.F.			3 Fixture Bath			(13) Plumbing										
Many	Large	Slab: 0 S.F.			2 Fixture Bath												
Avg.	Avg.	Height to Joists: 0.0			Softener, Auto												
Few	Small	(8) Basement			Softener, Manual												
Wood Sash	Conc. Block			Solar Water Heat													
Metal Sash	Poured Conc.			No Plumbing													
Vinyl Sash	Stone			Extra Toilet													
Double Hung	Treated Wood			Extra Sink													
Horiz. Slide	Concrete Floor			Separate Shower													
Casement	(9) Basement Finish			Ceramic Tile Floor													
Double Glass	Recreation SF			Ceramic Tile Wains													
Patio Doors	Living SF			Ceramic Tub Alcove													
Storms & Screens	Walkout Doors			Vent Fan													
(3) Roof	No Floor SF			(14) Water/Sewer													
Gable	Gambrel	(10) Floor Support			Public Water												
Hip	Mansard	Joists:			Public Sewer												
Flat	Shed	Unsupported Len:			Water Well												
Asphalt Shingle	Cntr.Sup:			1000 Gal Septic													
Chimney:				2000 Gal Septic													
				Lump Sum Items:													

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PRESTON JAMES G & BRENDA	JONES ROGER & TERESA	38,000	12/13/2013	WD	WARRANTY DEED	2013-04213 WD	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9888 W CLAIM RIVER DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 0%					
JONES ROGER & TERESA 9811 W LOTAN RD LAKE CITY MI 49651	MAP #:	2018 Est TCV 37,393 TCV/TFA: 41.09				

Tax Description . SEC 21 T22N R8W LOT 60 CLAM RIVER WOODS & RAPIDS.	X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES					
	Public Improvements		* Factors *					
	Description		Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value
Comments/Influences	X	Dirt Road	<Site Value A> CLAM RIVER 15K				15,000	
	X	Gravel Road	100 Actual Front Feet, 0.69 Total Acres				Total Est. Land Value =	15,000
Land Improvement Cost Estimates		Description						
		Shed: Wood Frame		Rate	CountyMult.	Size	%Good	Cash Value
				10.13	1.00	60	45	273
		Total Estimated Land Improvements True Cash Value =						273



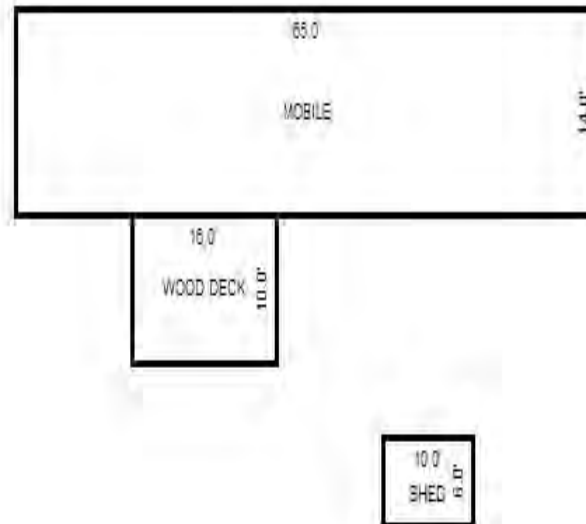
Topography of Site	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Rolling	X Low	2018	7,500	11,200	18,700			17,739C
X High	Landscaped	2017	7,500	12,200	19,700			17,375C
X Swamp	X Wooded	2016	7,500	11,100	18,600			17,221C
X Pond	X Waterfront	2015	6,000	11,900	17,900			17,170C
X Ravine	Wetland							
X Flood Plain								
Who	When	What						

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 20	Type Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:		
X	Wood Frame		Drywall Paneled			Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling									
Building Style: HUD		Trim & Decoration														
Yr Built 1989		Remodeled 0		Ex X Ord Min			Size of Closets									
Condition: Average		Lg X Ord Small		Doors Solid X H.C.			Central Air Wood Furnace									
Room List		(5) Floors					(12) Electric									
Basement 1st Floor 2nd Floor Bedrooms		Kitchen: Other: Other:					0 Amps Service									
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation			Rate Bsmnt-Adj Heat-Adj			Size Cost			
X	Wood/Shingle Aluminum/Vinyl Brick			X	Ex.	Ord.	Min	1	Story Siding	Piers	49.51	-12.53	0.66	910	34,252	
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate			Size Cost			
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many X Ave. Few			(14) Water/Sewer									
X	Many Avg. X Large Avg. Small	(8) Basement		1			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Well, 50 Feet 1000 Gal Septic			1 1,575 1 2,720			
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			(13) Plumbing			Treated Wood,Standard			20 311			
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,			Depr.Cost = 40,219			ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 = 22,120			
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic									
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1 1			Lump Sum Items:									
Chimney: Metal																

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PRESTON JAMES G & BRENDA	JONES ROGER & TERESA	38,000	12/13/2013	WD	WARRANTY DEED	2013-04213 WD		100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W CLAIM RIVER DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 0%					
JONES ROGER & TERESA 9811 W LOTAN RD LAKE CITY MI 49651	MAP #:					
	2018 Est TCV 15,000					

Tax Description	Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
. SEC 21 T22N R8W LOT 61 CLAM RIVER WOODS & RAPIDS.				
Comments/Influences				

Public Improvements	* Factors *		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
	Value	Rate									
X Dirt Road			<Site Value A> CLAM RIVER 15K					15000	100		15,000
X Gravel Road			100 Actual Front Feet, 0.71 Total Acres					Total Est. Land Value =			15,000
X Paved Road											
X Storm Sewer											
X Sidewalk											
X Water Sewer											
X Electric											
X Gas											
X Curb											
X Street Lights											
X Standard Utilities											
X Underground Utils.											



Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level							
X Rolling							
X Low							
X High							
X Landscaped							
X Swamp							
X Wooded							
X Pond							
X Waterfront							
X Ravine							
X Wetland							
X Flood Plain							
Who When What	2018	7,500	0	7,500			6,199C
TPC 12/27/2017 INSPECTED	2017	7,500	0	7,500			6,072C
TPC 01/03/2014 INSPECTED	2016	7,500	0	7,500			6,018C
TPC 10/04/2011 INSPECTED	2015	6,000	0	6,000			6,000S

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SPRIK DON & CINDY	PRESTON JAMES G & BRENDA	145,000	11/21/2013	WD	WARRANTY DEED	2013-03962 WD	PTA	100.0
DAHLQUIST KEITH L & VERA	SPRIK DON & CINDY	14,000	03/21/2011	WD	Arms Length	2011-00850WD	PTA	100.0
DAHLQUIST VERA M		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00846CTST	PTA	0.0
DAHLQUIST KEITH L		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00847 CTS	PTA	0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W CLAM RIVER DR			MISSING PERMIT	01/26/2018	2017-99997	100%

Owner's Name/Address	MAP #:
PRESTON JAMES G & BRENDA G 9844 W CALM RIVER DR LAKE CITY MI 49651	2018 Est TCV 15,000

Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES								
Public Improvements			* Factors *								
			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X			<Site Value A> CLAM RIVER 15K 15000 100 15,000								
			100 Actual Front Feet, 0.68 Total Acres Total Est. Land Value = 15,000								

Tax Description	X	Dirt Road	Gravel Road	Paved Road	Storm Sewer	Sidewalk	Water Sewer	Electric	Gas	Curb	Street Lights	Standard Utilities	X	Underground Utils.
SEC 21 T22N R8W LOT 62 CLAM RIVER WOODS & RAPIDS.														

Comments/Influences	Topography of Site
	Level



X	Rolling	X	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	0	7,500			6,199C
2017	7,500	0	7,500			6,072C
2016	7,500	0	7,500			6,018C
2015	6,000	0	6,000		6,000W	6,000S

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SPRIK DON & CINDY	PRESTON JAMES G & BRENDA	145,000	11/21/2013	WD	WARRANTY DEED	2013-03962 WD	PTA	100.0
DAHLQUIST KEITH L & VERA	SPRIK DON & CINDY	12,000	03/21/2011	WD	LAND CONTRACT	2011-01504	PTA	100.0
DAHLQUIST VERA M		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00846CTST	PTA	0.0
DAHLQUIST KEITH L		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00847 CTS	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
9844 W CLAM RIVER DR			New House	06/02/2011	2011-0239	100%

Owner's Name/Address	MAP #:
PRESTON JAMES G & BRENDA G 9844 W CLAM RIVER DR LAKE CITY MI 49651	2018 Est TCV 162,358 TCV/TFA: 132.75

X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES
		* Factors *
		Description Frontage Depth Front Depth Rate %Adj. Reason Value
		<Site Value A> CLAM RIVER 15K 15000 100 15,000
		100 Actual Front Feet, 0.63 Total Acres Total Est. Land Value = 15,000

Tax Description	X	Public Improvements	Land Improvement Cost Estimates
. SEC 21 T22N R8W LOT 63 CLAM RIVER WOODS & RAPIDS.	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk	Description Rate CountyMult. Size %Good Cash Value
		Water	D/W/P: 4in Ren. Conc. 4.21 1.00 400 0 0
		Sewer	D/W/P: 3.5 Concrete 3.44 1.00 140 0 0

Comments/Influences	X	Electric	Residential Local Cost Land Improvements
	X	Gas Curb Street Lights Standard Utilities	Description Rate CountyMult. Size %Good Cash Value
			LAND IMPROVE 2500 2500.00 1.00 1.0 94 2,350
			Total Estimated Land Improvements True Cash Value = 2,350

Topography of Site
X Level
X Rolling
X Low
High
Landscaped
Swamp
Wooded
Pond
X Waterfront
Ravine
Wetland
Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	73,700	81,200			65,925C
2017	7,500	72,200	79,700			64,570C
2016	7,500	68,000	75,500			63,995C
2015	6,000	59,700	65,700		65,700W	63,804C

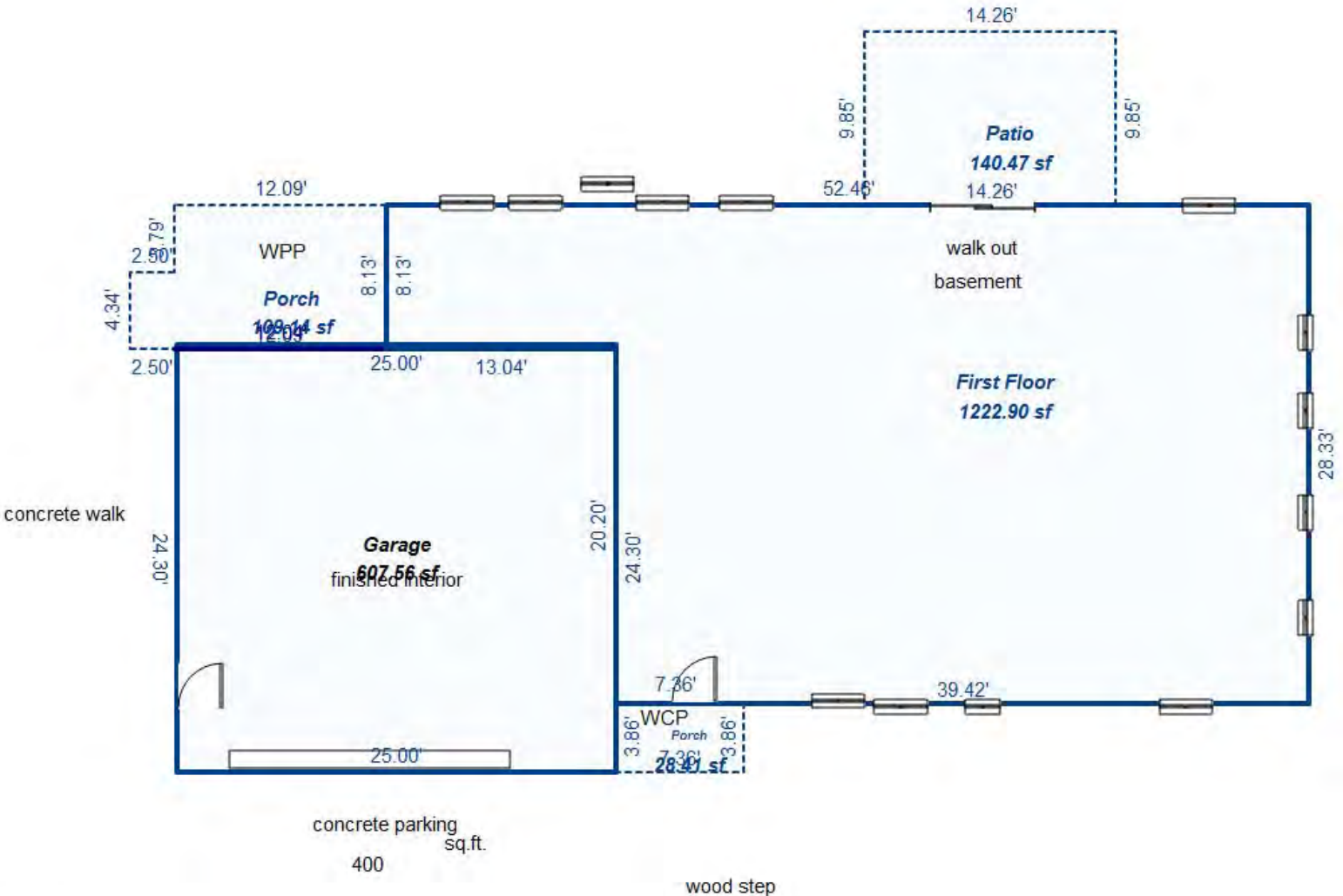


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 28 109	Type WCP (1 Story) WPP	Year Built: 2011 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 607 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built 2011	Remodeled 0	Ex	Ord	Min	Size of Closets												
Condition: Average		Lg	Ord	Small	Doors			Solid			H.C.						
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric			0 Amps Service							
	Basement 1st Floor 2nd Floor 2 Bedrooms																
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Ex. Ord. Min			Stories Exterior Foundation			Rate Bsmnt-Adj Heat-Adj			Size Cost	
	Wood/Shingle Aluminum/Vinyl Brick									1 Story Siding Basement			68.07 0.00 0.00			1223 83,250	
Insulation				No. of Elec. Outlets			Many Ave. Few			Other Additions/Adjustments			Rate			Size Cost	
(2) Windows		(7) Excavation		(13) Plumbing			Average Fixture(s)			Walk out Basement Door(s)			775.00			1 775	
X	Many Avg. X Few	Large Avg. X Small		Basement: 1223 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s)			(14) Water/Sewer			Well, 100 Feet			1 2,700	
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			(8) Basement			1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			Appliance Allowance			1 1,915	
(3) Roof		(9) Basement Finish		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			(14) Water/Sewer			(16) Porches			WCP (1 Story), Standard			28 1,422	
X	Gable Hip Flat	Gambrel Mansard Shed		Recreation SF Living SF Walkout Doors No Floor SF			Public Water Public Sewer Water Well			WPP, Standard			14.08			109 1,535	
X	Asphalt Shingle			(10) Floor Support			1 1000 Gal Septic 2000 Gal Septic			(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Finished)			607 13,396	
Chimney:				Joists: Unsupported Len: Cntr.Sup:			Lump Sum Items:			Base Cost			22.07			1 -1,300	
										Common Wall: 1 Wall			-1300.00			1 375	
										Automatic Doors			375.00			1 375	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0,			Depr.Cost =			143,572	
										ECF (415,510 CLAM RIVER AREA SUBS RES) 1.010 => TCV of Bldg: 1 =						145,008	

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Sketch by Apex Sketch

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status				
W CLAIM RIVER DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
DAHLQUIST FRANCIS A WIGGINS CINDY 917 COTEY ST CADILLAC MI 49601		MAP #:		2018 Est TCV 15,000								
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES							
. SEC 21 T22N R8W LOT 64 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		X	Gravel Road	<Site Value A> CLAM RIVER 15K		15000	100					15,000
			Paved Road	100 Actual Front Feet, 0.73 Total Acres		Total Est. Land Value =						15,000
			Storm Sewer									
			Sidewalk									
			Water									
			Sewer									
		X	Electric									
			Gas									
			Curb									
			Street Lights									
			Standard Utilities									
		X	Underground Utils.									
		Topography of Site										
			Level									
		X	Rolling									
		X	Low									
			High									
			Landscaped									
			Swamp									
			Wooded									
			Pond									
		X	Waterfront									
			Ravine									
			Wetland									
			Flood Plain									
		Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	
					2018	7,500	0	7,500			2,727C	
		TPC 12/27/2017 INSPECTED			2017	7,500	0	7,500			2,671C	
					2016	7,500	0	7,500			2,648C	
					2015	6,000	0	6,000			2,641C	



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address Class: 401 RESIDENTIAL-I Zoning: Building Permit(s) Date Number Status

9790 W CLAM RIVER DR School: LAKE CITY - 57020

Owner's Name/Address P.R.E. 100% 07/25/1994

DAHLQUIST FRANCIS A MAP #:

WIGGINS CINDY 2018 Est TCV 116,604 TCV/TFA: 81.20

917 COTEY ST X Improved Vacant Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES

CADILLAC MI 49601 Public Improvements * Factors *

Tax Description Description Frontage Depth Front Depth Rate %Adj. Reason Value

. SEC 21 T22N R8W LOT 65 CLAM RIVER WOODS & RAPIDS. X Dirt Road <Site Value A> CLAM RIVER 15K 15000 100 15,000

Comments/Influences 100 Actual Front Feet, 0.86 Total Acres Total Est. Land Value = 15,000

Land Improvement Cost Estimates

Description Rate CountyMult. Size %Good Cash Value

D/W/P: 3.5 Concrete 3.20 1.00 257 71 584

Sewer Shed: Wood Frame 9.54 1.00 140 71 948

X Electric Total Estimated Land Improvements True Cash Value = 1,532

Gas

Curb

Street Lights

Standard Utilities

X Underground Utils.

Topography of Site

X Level

Rolling

Low

High

Landscaped

Swamp

Wooded

Pond

X Waterfront

Ravine

Wetland

Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	7,500	50,800	58,300			45,769C
2017	7,500	47,800	55,300			44,828C
2016	7,500	45,000	52,500			44,429C
2015	6,000	39,500	45,500			44,297C

Who When What

TPC 12/27/2017 INSPECTED

TPC 10/04/2011 INSPECTED

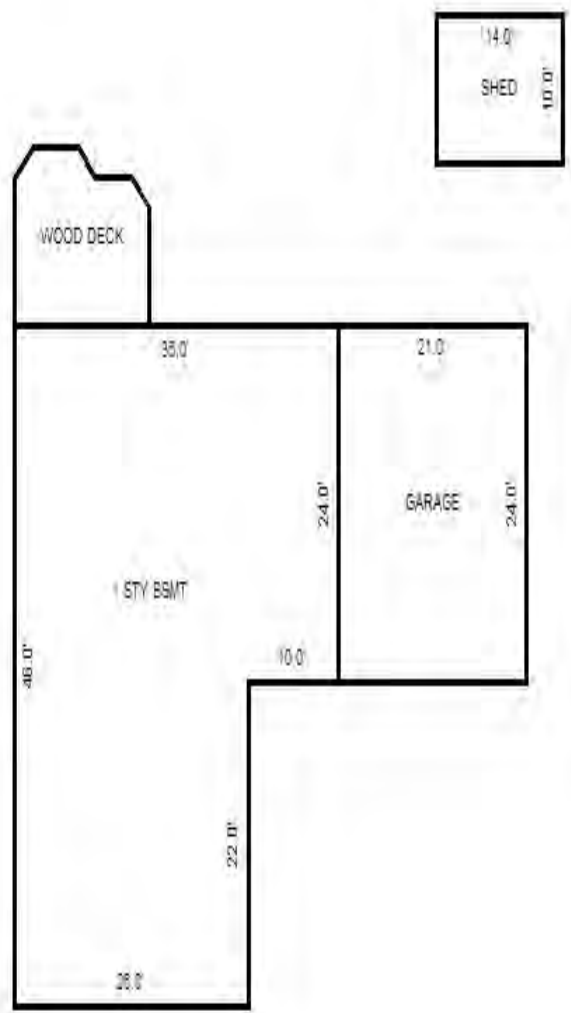


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 213	Type Treated Wood	Year Built: 1975 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 504 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: CD Effec. Age: 29 Floor Area: 1436 Total Base Cost: 101,124 Total Base New : 139,551 Total Depr Cost: 99,081 Estimated T.C.V: 100,072		CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:						
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Yr Built 1975	Remodeled 0	Ex	X	Ord		Min	150 Amps Service			55.62		0.00		0.97		1436		81,263	
Condition: Average		Lg		Ord	X	Small	No./Qual. of Fixtures			Rate		Rate		Rate		Rate		Rate	
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min			Rate		Rate		Rate		Rate		Rate	
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			No. of Elec. Outlets			Rate		Rate		Rate		Rate		Rate	
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Many X Ave. Few			Rate		Rate		Rate		Rate		Rate	
X	Wood/Shingle Aluminum/Vinyl Brick	Basement: 1436 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(13) Plumbing			Rate		Rate		Rate		Rate		Rate	
(2) Windows		(8) Basement		(14) Water/Sewer			Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, ECF (415,510 CLAM RIVER AREA SUBS RES)			Rate		Rate		Rate		Rate		Rate	
X	Many Avg. X Few	Large Avg. X Small		8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor			(14) Water/Sewer			Rate		Rate		Rate		Rate		Rate	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:			Rate		Rate		Rate		Rate		Rate	
(3) Roof		(10) Floor Support		Recreation SF Living SF Walkout Doors No Floor SF						Rate		Rate		Rate		Rate		Rate	
X	Gable Hip Flat	Gambrel Mansard Shed		Joists: Unsupported Len: Cntr.Sup:						Rate		Rate		Rate		Rate		Rate	
X	Asphalt Shingle	Chimney: Block								Rate		Rate		Rate		Rate		Rate	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DAHLQUIST VERA M LIVING T	DAHLQUIST CARMEN	0	10/10/2014	QC	RELATED PARTY	2014-03443		100.0
DAHLQUIST VERA M	DAHLQUIST VERA M LIVING T	0	01/14/2014	DC	CERTIFICATE OF DEATH	SOC SEC DEATH		100.0
DAHLQUIST-GOTTESMAN	DAHLQUIST VERA M LIV TR	0	03/16/2011	QC	QUIT CLAIM	2011-00845QC	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9770 W CLAM RIVER DR	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:
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DAHLQUIST CARMEN 324 TRESTLE RD GREENWOOD SC 29649	2018 Est TCV 136,037 TCV/TFA: 79.00
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X Improved	Vacant	Land Value Estimates for Land Table Riv	.CLAM RIVER AREA SUBS&SITES
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000	100		15,000
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100 Actual Front Feet, 1.06 Total Acres					Total Est. Land Value =			15,000
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Land Improvement Cost Estimates	
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Description	Rate	CountyMult.	Size	%Good	Cash Value
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Residential Local Cost Land Improvements					
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Description	Rate	CountyMult.	Size	%Good	Cash Value
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LAND IMPROVE 1000	1000.00	1.00	1.0	97	970
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Total Estimated Land Improvements True Cash Value =					970
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Topography of Site	
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X Level	Rolling
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	Low
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	High
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	Landscaped
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	Swamp
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	Wooded
--	--------

	Pond
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X Waterfront	Ravine
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	Wetland
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	Flood Plain
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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
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Who	When	What	2018	7,500	60,500	68,000			54,763C
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TPC 12/27/2017 INSPECTED			2017	7,500	57,000	64,500			53,637C
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			2016	7,500	53,600	61,100			53,159C
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			2015	6,000	47,000	53,000			53,000S
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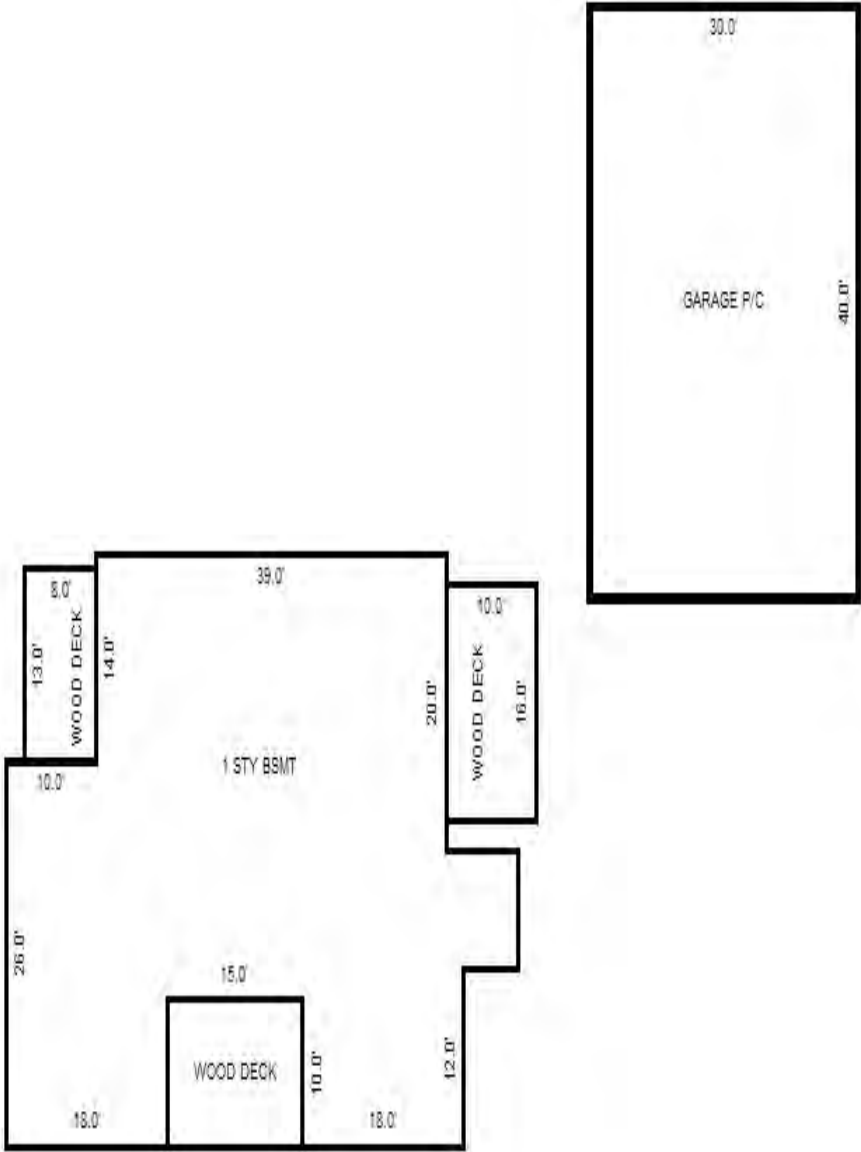


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 104 160 150	Type Treated Wood Treated Wood Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 29 Floor Area: 1722 Total Base Cost: 121,329 Total Base New : 167,434 Total Depr Cost: 118,878 Estimated T.C.V: 120,067		CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage: Carport Area: Roof:			
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Foundation Basement Rate 61.55 Bsmnt-Adj 0.00 Heat-Adj 0.00		Size 1722 Cost 105,989				
Yr Built 1978	Remodeled 0	Ex	X	Ord		Min	No./Qual. of Fixtures Ex. X Ord. Min			Rate 61.55		Size 1722		Cost 105,989		
Condition: Average		Lg	X	Ord		Small	No. of Elec. Outlets Many X Ave. Few			Rate 760.00 1600.00		Size 1 1		Cost 760 1,600		
Room List		(5) Floors		Kitchen: Other: Other:			(13) Plumbing 1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Rate 1575.00 3085.00		Size 1 1		Cost 1,575 3,085		
Basement	1st Floor	(6) Ceilings X Drywall		Basement: 1722 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			(14) Water/Sewer Public Water Public Sewer 1 Water Well 1 1000 Gal Septic 2000 Gal Septic			Rate 1915.00 3250.00		Size 1 1		Cost 1,915 3,250		
2nd Floor	Bedrooms			(8) Basement Conc. Block 8 Poured Conc. Stone Treated Wood X Concrete Floor			(14) Water/Sewer Treated Wood,Standard Treated Wood,Standard Treated Wood,Standard			Rate 8.22 7.39 7.45		Size 104 160 150		Cost 855 1,182 1,118		
(1) Exterior				(9) Basement Finish Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
X	Wood/Shingle Aluminum/Vinyl Brick			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
X	Insulation			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
(2) Windows		Many Avg. Few	X	Large Avg. Small	(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
X	Double Glass Patio Doors Storms & Screens			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
(3) Roof				(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
X	Gable Hip Flat			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
X	Asphalt Shingle			(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		
Chimney: Brick				(10) Floor Support Joists: Unsupported Len: Cntr.Sup:			(14) Water/Sewer Lump Sum Items:			Rate 71.00 1.010 =>		Size 100 100 100		Cost 71.00 1.010 =>		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DAHLQUIST VERA M LIVING T	DAHLQUIST CARMEN	0	10/10/2014	QC	QUIT CLAIM	2014-03443		100.0
DAHLQUIST KEITH L LIVING		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00847 CTS	PTA	0.0
DAHLQUIST VERA M	DAHLQUIST VERA M LIV TR	0	03/16/2011	QC	RELATED PARTY	2011-00845QC	PTA	0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W CLAM RIVER DR	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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DAHLQUIST CARMEN 324 TRESTLE RD GREENWOOD SC 29649	2018 Est TCV 33,722 TCV/TFA: 0.00					
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X Improved	Vacant	Land Value Estimates for Land Table Riv .CLAM RIVER AREA SUBS&SITES				
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Public Improvements	* Factors *					
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value A> CLAM RIVER 15K					15000	100		15,000
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CLAM RIV 60/FF	100.00	590.00	1.0000	1.0000	60	100		6,000
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272 Actual Front Feet, 3.68 Total Acres							Total Est. Land Value =	21,000
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Tax Description	Dirt Road							
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. SEC 21 T22N R8W LOT 67 CLAM RIVER WOODS & RAPIDS.	X Gravel Road							
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Comments/Influences	Paved Road							
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GRG IS ASSESSED W/250-066	X Storm Sewer							
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THIS IS LARGEST LOT IN SUB	Sidewalk							
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	Water							
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	X Sewer							
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	X Electric							
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	Gas							
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	Curb							
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	Street Lights							
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	Standard Utilities							
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	X Underground Utils.							
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	Topography of Site							
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	Level							
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	X Rolling							
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	X Low							
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	High							
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	Landscaped							
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	Swamp							
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	Wooded							
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	Pond							
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	X Waterfront							
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	Ravine							
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	Wetland							
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	Flood Plain							
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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	10,500	6,400	16,900			14,361C
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2017	10,500	6,000	16,500			14,066C
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2016	10,500	5,600	16,100			13,941C
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2015	9,000	4,900	13,900			13,900S
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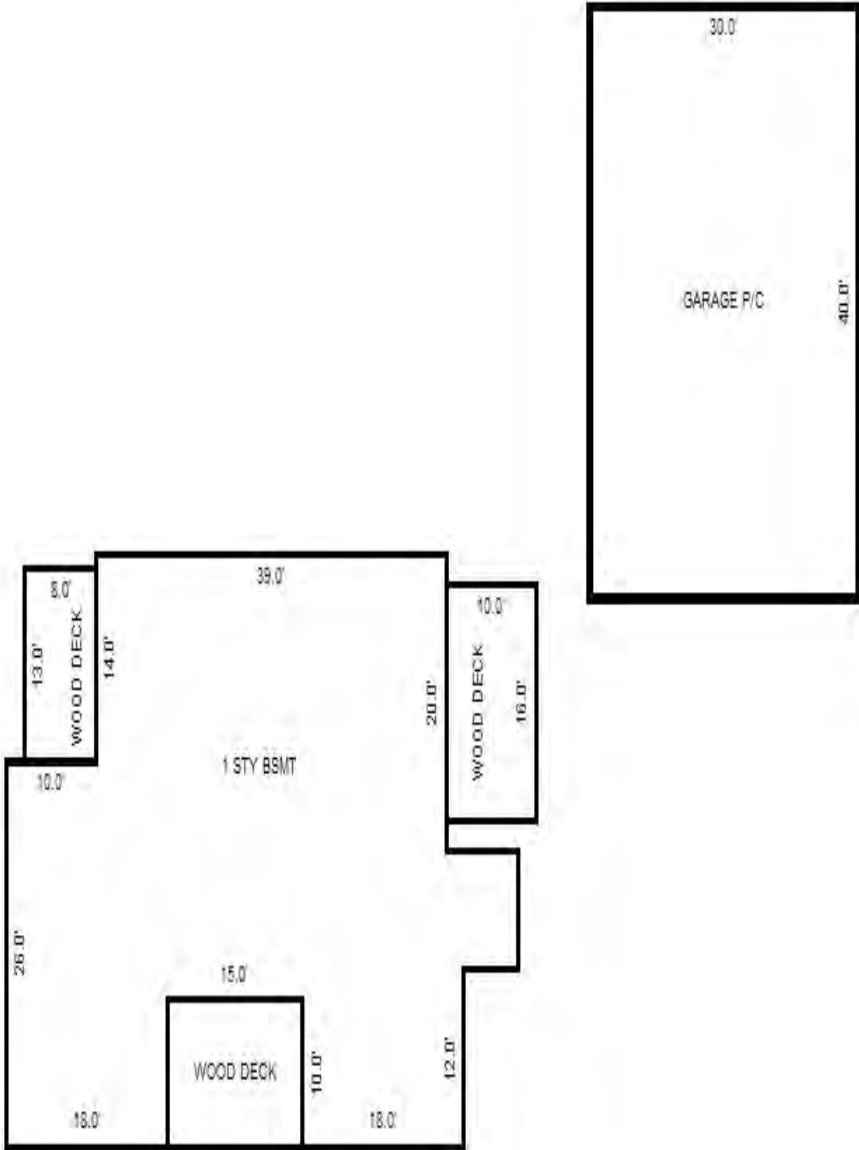


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1978 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 1200 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump X No Heating/Cooling									
Building Style: GRG		Trim & Decoration															
Yr Built 1978	Remodeled 0	Ex	X	Ord		Min											
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric 100 Amps Service										
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Rate		Size Cost		Size Cost			
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	Other Additions/Adjustments (17) Garages Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)								
Insulation		(7) Excavation		No. of Elec. Outlets			Rate			Bsmnt-Adj		Heat-Adj		Size Cost			
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X	Ave.		Few	Base Cost			10.13		1200 12,156	
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			Mechanical Doors			350.00		2 700		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost =			1.010 => TCV of Bldg: 1 =		12,596 12,722		
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		(14) Water/Sewer			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic										
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(10) Floor Support			Lump Sum Items:										
X	Gable Hip Flat	Gambrel Mansard Shed	Joists: Unsupported Len: Cntr.Sup:														
X	Asphalt Shingle																
Chimney: Brick																	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DAHLQUIST VERA	PEARSON DEBRA L TRUST	16,000	06/21/2011	WD	WARRANTY DEED	2011-02011	PTA	100.0
DAHLQUIST VERA		0	03/21/2011	QC	QUIT CLAIM	2011-00849QC	PTA	0.0
DAHLQUIST FRANCIS A & KEI	DAHLQUIST VERA *	1	09/25/2008	QC	Not Qualified	2008/4106		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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W CLAIM RIVER DR	School: LAKE CITY - 57020					
	P.R.E. 100% 06/21/2011					

Owner's Name/Address	MAP #:
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PEARSON DEBRA L TRUST 3985 S LACHANCE ROAD LAKE CITY MI 49651	2018 Est TCV 6,500
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Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
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Public Improvements	* Factors *	TRIANGLE, IRR
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Tax Description	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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SEC 21 T22N R8W LOT 68 CLAM RIVER WOODS & RAPIDS.	<Site Value E> 250					6500	100		6,500
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Comments/Influences	100 Actual Front Feet, 1.68 Total Acres Total Est. Land Value = 6,500								
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IRREGULAR SHAPED LOT									
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Topography of Site		
Level		
X Rolling		
X Low		
High		
Landscaped		
Swamp		
X Wooded		
Pond		
Waterfront		
Ravine		
Wetland		
Flood Plain		

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	3,300	0	3,300			3,300S
2017	3,300	0	3,300			3,300S
2016	3,300	0	3,300			3,300S
2015	3,300	0	3,300			3,300S

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DAHLQUIST RANDY	PEARSON DEBRA L TRUST	16,000	06/21/2011	WD	WARRANTY DEED	2011-02011	PTA	100.0
DAHLQUIST KEITH L		0	03/21/2011	TR	TRUSTEE'S DEED	2011-00847 CTS	PTA	0.0

Property Address: W CLAIM RIVER DR
 Class: 402 RESIDENTIAL-V Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 100% 06/21/2011

Owner's Name/Address: PEARSON DEBRA L TRUST
 3985 S LA CHANCE RD
 LAKE CITY MI 49651
 MAP #: 2018 Est TCV 6,500

Improved Vacant Land Value Estimates for Land Table Res 8.RURAL SUBS

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
X Dirt Road	<Site Value E>	250				6500	100		6,500	
X Gravel Road	100 Actual Front Feet, 0.57 Total Acres								Total Est. Land Value =	6,500

Tax Description: . SEC 21 T22N R8W LOT 69 CLAM RIVER WOODS & RAPIDS.

Comments/Influences:

- Electric
- Gas
- Curb
- Street Lights
- Standard Utilities
- Underground Utils.

Topography of Site

- Level
- Rolling
- Low
- High
- Landscaped
- Swamp
- Wooded
- Pond
- Waterfront
- Ravine
- Wetland
- Flood Plain



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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	3,300	0	3,300			3,300S
		TPC 12/27/2017 INSPECTED	2017	3,300	0	3,300			3,300S
		TPC 05/25/2015 INSPECTED	2016	3,300	0	3,300			3,300S
			2015	3,300	0	3,300			3,300S

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.																																			
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status																																			
W CLAIM RIVER DR		School: LAKE CITY - 57020																																									
Owner's Name/Address		P.R.E. 0%																																									
CURTIS IVAN D 9861 CLAM RIVER DR LAKE CITY MI 49651		MAP #:																																									
		2018 Est TCV 6,500																																									
		Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS																																						
		Public Improvements		* Factors * CLAM RIVER DRIVE																																							
				Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value																																		
				<Site Value E> 250				6500 100	6,500																																		
				100 Actual Front Feet, 0.92 Total Acres				Total Est. Land Value =	6,500																																		
Tax Description		X Dirt Road		<table border="1"> <thead> <tr> <th>Year</th> <th>Land Value</th> <th>Building Value</th> <th>Assessed Value</th> <th>Board of Review</th> <th>Tribunal/Other</th> <th>Taxable Value</th> </tr> </thead> <tbody> <tr> <td>2018</td> <td>3,300</td> <td>0</td> <td>3,300</td> <td></td> <td></td> <td>1,513C</td> </tr> <tr> <td>2017</td> <td>3,300</td> <td>0</td> <td>3,300</td> <td></td> <td></td> <td>1,482C</td> </tr> <tr> <td>2016</td> <td>3,300</td> <td>0</td> <td>3,300</td> <td></td> <td></td> <td>1,469C</td> </tr> <tr> <td>2015</td> <td>3,300</td> <td>0</td> <td>3,300</td> <td></td> <td></td> <td>1,465C</td> </tr> </tbody> </table>					Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	2018	3,300	0	3,300			1,513C	2017	3,300	0	3,300			1,482C	2016	3,300	0	3,300			1,469C	2015	3,300	0	3,300			1,465C
Year	Land Value	Building Value	Assessed Value						Board of Review	Tribunal/Other	Taxable Value																																
2018	3,300	0	3,300								1,513C																																
2017	3,300	0	3,300								1,482C																																
2016	3,300	0	3,300								1,469C																																
2015	3,300	0	3,300								1,465C																																
. SEC 21 T22N R8W LOT 70 CLAM RIVER WOODS & RAPIDS.		X Gravel Road																																									
Comments/Influences		X Paved Road																																									
		X Storm Sewer																																									
		X Sidewalk																																									
		X Water Sewer																																									
		X Electric																																									
		X Gas																																									
		X Curb																																									
		X Street Lights																																									
		X Standard Utilities																																									
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		Topography of Site																																									
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		X Pond																																									
		X Waterfront																																									
		X Ravine																																									
		X Wetland																																									
		X Flood Plain																																									
		Who	When	What																																							
		TPC 12/27/2017	INSPECTED																																								
		TPC 05/25/2015	INSPECTED																																								



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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status		
9861 W CLAM RIVER DR		School: LAKE CITY - 57020		P.R.E. 100% 07/25/1994						
Owner's Name/Address		MAP #:		2018 Est TCV 50,065 TCV/TFA: 41.17						
CURTIS IVAN D 9861 CLAM RIVER DR LAKE CITY MI 49651		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
Tax Description		Public Improvements		* Factors * CLAM RIVER DRIVE						
. SEC 21 T22N R8W LOT 71 CLAM RIVER WOODS & RAPIDS.		X Dirt Road		Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value	
Comments/Influences		X Gravel Road		<Site Value E> 250		6500 100		6,500		
		X Paved Road		100 Actual Front Feet, 1.01 Total Acres Total Est. Land Value = 6,500						
		X Storm Sewer		Land Improvement Cost Estimates						
		X Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		X Water		D/W/P: 4in Ren. Conc.	3.39	1.00	480	0	0	
		X Sewer		Shed: Wood Frame	8.24	1.00	160	50	660	
		X Electric		Shed: Wood Frame	6.45	1.00	480	50	1,548	
		X Gas		Residential Local Cost Land Improvements						
		X Curb		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		X Street Lights		LAND IMPROVE 1000	1000.00	1.00	1.0	95	950	
		X Standard Utilities		Total Estimated Land Improvements True Cash Value = 3,158						
		X Underground Utils.								
		Topography of Site								
		X Level								
		X Rolling								
		X Low								
		High								
		Landscaped								
		X Swamp								
		X Wooded								
		Pond								
		Waterfront								
		Ravine								
		Wetland								
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Who	When	What	2018	3,300	21,700	25,000		18,184C
		TPC 12/27/2017 INSPECTED			2017	3,300	19,900	23,200		17,810C
		TPC 05/25/2015 INSPECTED			2016	3,300	17,900	21,200		17,652C
					2015	3,300	14,300	17,600		17,600S

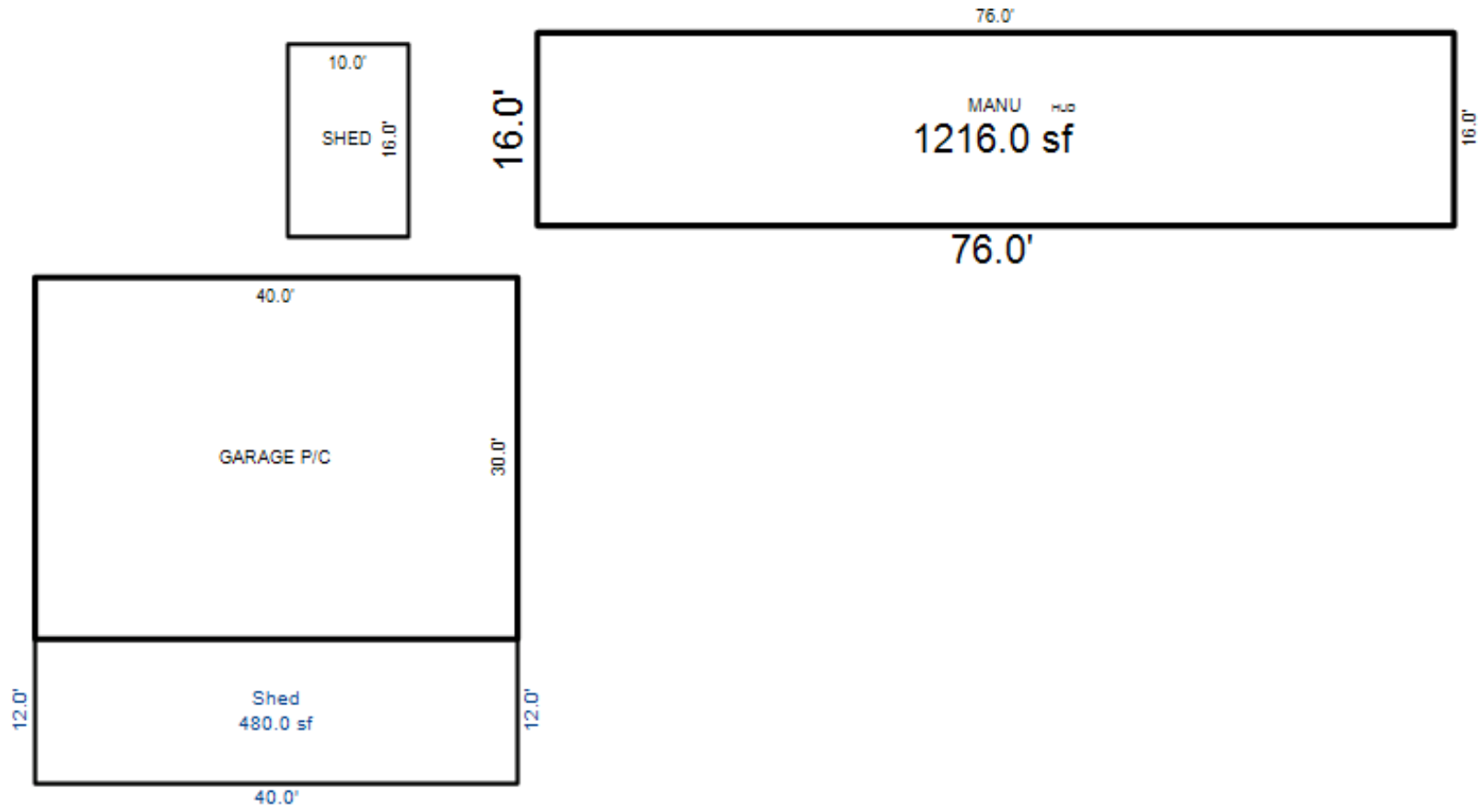


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 216	Type Treated Wood	Year Built: 1995 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 1200 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: D Effec. Age: 18 Floor Area: 1216 Total Base Cost: 64,924 Total Base New : 89,595 Total Depr Cost: 73,468 Estimated T.C.V: 40,407		CntyMult X 1.380 E.C.F. X 0.550		Bsmnt Garage: Carport Area: Roof:							
Building Style: HUD		Trim & Decoration		Central Air Wood Furnace			(12) Electric		Stories Exterior Foundation		Rate Bsmnt-Adj Heat-Adj		Size Cost							
Yr Built 1998	Remodeled 0	Ex	X	Ord		Min	No./Qual. of Fixtures			1	Story Siding	Piers	46.56	-11.59	0.66	1216	43,326			
Condition: Average		Lg	X	Ord		Small	No. of Elec. Outlets			Other Additions/Adjustments		Rate		Size Cost						
Room List		Doors			Solid	X	H.C.	Many X Ave. Few (13) Plumbing 1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:		(14) Plumbing Average Fixture(s) 525.00 1 525 3 Fixture Bath 1650.00 1 1,650 (14) Water/Sewer Well, 50 Feet 1575.00 1 1,575 1000 Gal Septic 2720.00 1 2,720 (15) Built-Ins & Fireplaces Appliance Allowance 1235.00 1 1,235 (16) Deck/Balcony Treated Wood,Standard 6.42 216 1,387 (17) Garages Class:C Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost 10.13 1200 12,156 Mechanical Doors 350.00 1 350 Phy/Ab.Phy/Func/Econ/Comb.%Good= 82/100/100/82.0, Depr.Cost = 73,468 ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 = 40,407							
Basement 1st Floor 2nd Floor 2 Bedrooms		Kitchen: Other: Other:		(6) Ceilings			Ex. X Ord. Min (7) Excavation Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
(1) Exterior		X	Drywall	(8) Basement			No. of Elec. Outlets Many X Ave. Few (13) Plumbing 1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
(2) Windows		Many Avg. Few	X	Large Avg. Small	Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
X	Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
(3) Roof		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326	
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		
Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:		Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:			Rate 46.56		Bsmnt-Adj -11.59		Heat-Adj 0.66		Size 1216		Cost 43,326		

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status		
3985 S LA CHANCE RD		School: LAKE CITY - 57020								
Owner's Name/Address		P.R.E. 100% 07/25/1994								
PEARSON WILLIAM F 3985 S LACHONCE RD LAKE CITY MI 49651		MAP #:		2018 Est TCV 291,307 TCV/TFA: 46.62						
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS						
. SEC 21 T22N R8W LOT 72 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *						
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value	
10X28 PORTION OF PB IS INSULATED & HEATED		Gravel Road		<Site Value E> 250				6500 100	6,500	
BIG ADD'N 50%^ FOR 95 COMP FOR 96		Paved Road		125 Actual Front Feet, 1.44 Total Acres					Total Est. Land Value =	6,500
		Storm Sewer		Land Improvement Cost Estimates						
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Water		D/W/P: 3.5 Concrete	3.44	1.00	872	0	0	
		Sewer		D/W/P: Asphalt Paving	1.61	1.00	3800	0	0	
		Electric		Residential Local Cost Land Improvements						
		Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value	
		Curb		LAND IMPROVE 5000	5000.00	1.00	1.0	95	4,750	
		Street Lights		Total Estimated Land Improvements True Cash Value =					4,750	
		Standard Utilities								
		Underground Utils.								
		Topography of Site								
		Level								
		X Rolling								
		Low								
		X High								
		Landscaped								
		Swamp								
		X Wooded								
		Pond								
		Waterfront								
		Ravine								
		Wetland								
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		Who	When	What	2018	3,300	142,400	145,700		105,378C
		TPC 12/27/2017 INSPECTED			2017	3,300	127,100	130,400		103,211C
		TPC 06/09/2015 INSPECTED			2016	3,300	126,200	129,500		102,291C
					2015	3,300	109,100	112,400		101,986C

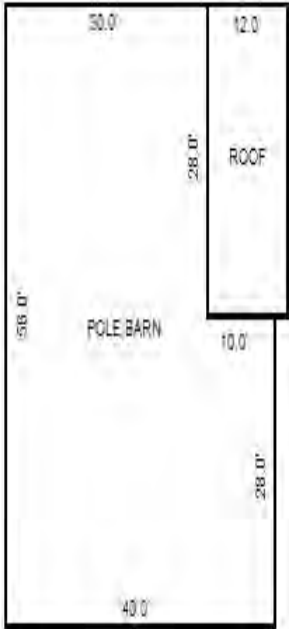
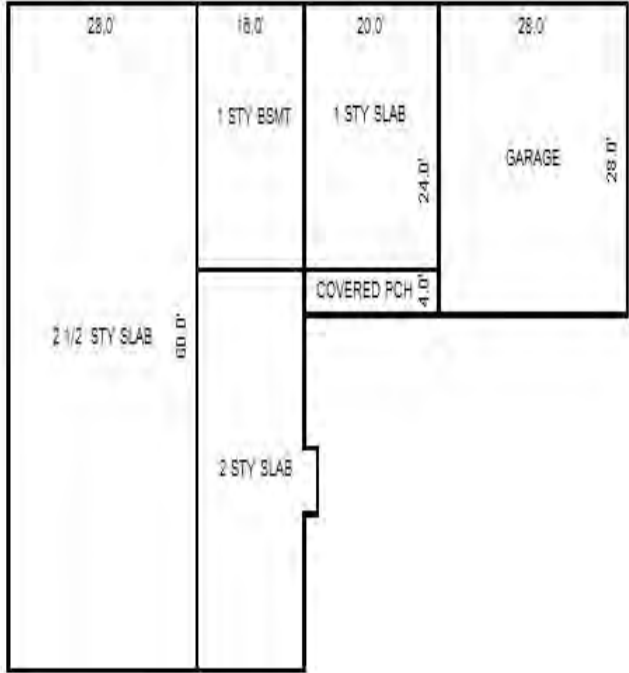


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 80 280	Type CCP (1 Story) Roof Cover Onl	Year Built: 1982 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 784 % Good: 0 Storage Area: 0 No Conc. Floor: 0								
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 39 Floor Area: 6248 Total Base Cost: 329,395 Total Base New : 454,565 Total Depr Cost: 277,285 Estimated T.C.V: 280,057			CntyMult X 1.380 E.C.F. X 1.010		Bsmnt Garage:								
Building Style: 2.5S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Foundation Basement			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Yr Built 1982	Remodeled 1994	Ex	X	Ord		Min	200 Amps Service			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Condition: Average		Lg	X	Ord		Small	No./Qual. of Fixtures			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Room List		(5) Floors		Kitchen: Other: Other:			Ex. X Ord. Min			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric			No. of Elec. Outlets			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Ex. X Ord. Min			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	No. of Elec. Outlets			Ex. X Ord. Min			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Insulation		(7) Excavation		Many X Ave. Few			No. of Elec. Outlets			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
(2) Windows		Basement: 384 S.F. Crawl: 0 S.F. Slab: 2752 S.F. Height to Joists: 0.0		(13) Plumbing			No. of Elec. Outlets			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Many Avg. Few	X	Large Avg. Small	Average Fixture(s)			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	Average Fixture(s)			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
(3) Roof		(8) Basement		2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Gable Hip Flat		Gambrel Mansard Shed	(14) Water/Sewer			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Asphalt Shingle	(9) Basement Finish		Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Chimney:		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
		(10) Floor Support		Lump Sum Items:			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
		Joists: Unsupported Len: Cntr.Sup:		Public Water Public Sewer Water Well 1 1000 Gal Septic 2000 Gal Septic			Many X Ave. Few			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			

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Sketch by Apex IV™

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.					
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status					
S LA CHANCE RD		School: LAKE CITY - 57020		P.R.E. 100% 07/25/1994									
Owner's Name/Address		MAP #:		2018 Est TCV 6,500									
PEARSON WM F 3985 S LACHANCE RD LAKE CITY MI 49651		Improved	X	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
Taxpayer's Name/Address		Public Improvements		* Factors *									
PEARSON WM F 3985 S LACHANCE RD LAKE CITY MI 49651		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
Tax Description		X Gravel Road		<Site Value E> 250				6500	100				6,500
Comments/Influences		X Paved Road		125 Actual Front Feet, 1.44 Total Acres				Total Est. Land Value =			6,500		
		X Storm Sewer											
		X Sidewalk											
		X Water Sewer											
		X Electric											
		X Gas											
		X Curb											
		X Street Lights											
		X Standard Utilities											
		X Underground Utils.											
		Topography of Site											
		X Level											
		X Rolling											
		X Low											
		X High											
		X Landscaped											
		X Swamp											
		X Wooded											
		X Pond											
		X Waterfront											
		X Ravine											
		X Wetland											
		X Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value			
		Who	When	What	2018	3,300	0	3,300		2,277C			
		TPC 12/27/2017 INSPECTED			2017	3,300	0	3,300		2,231C			
		TPC 05/25/2015 INSPECTED			2016	3,300	0	3,300		2,212C			
					2015	3,300	0	3,300		2,206C			



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
3939 S LA CHANCE RD		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 07/25/1994										
DUBACH WANDA F LE C/O DUBACH ROBERT 3939 LACHANCE ROAD LAKE CITY MI 49651		MAP #:										
		2018 Est TCV 22,073 TCV/TFA: 22.52										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS								
. SEC 21 T22N R8W LOT 74 CLAM RIVER WOODS & RAPIDS.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		X	Gravel Road	<Site Value E>	250				6500	100		6,500
		X	Paved Road	125 Actual Front Feet, 1.44 Total Acres Total Est. Land Value = 6,500								
			Storm Sewer									
			Sidewalk									
			Water									
			Sewer									
		X	Electric									
			Gas									
			Curb									
			Street Lights									
			Standard Utilities									
		X	Underground Utils.									
		Topography of Site										
			Level									
		X	Rolling									
			Low									
		X	High									
			Landscaped									
			Swamp									
		X	Wooded									
			Pond									
			Waterfront									
			Ravine									
			Wetland									
			Flood Plain									
				Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	3,300	7,700	11,000		11,000S		
		TPC 12/27/2017 INSPECTED			2017	3,300	7,700	11,000		11,000S		
		The Equalizer. Copyright (c) 1999 - 2009. Licensed To: Township of Lake, County of Missaukee, Michigan			2016	3,300	7,700	11,000		10,932C		
					2015	3,300	7,600	10,900		10,900S		

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 72	Type Treated Wood	Year Built: 1983 Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 720 % Good: 60 Storage Area: 0 No Conc. Floor: 720	
X	Wood Frame		Drywall Paneled				Plaster Wood T&G										
Building Style: HUD		Trim & Decoration															
Yr Built 1986	Remodeled 0		Ex	X	Ord		Min	Size of Closets									
Condition: Average			Lg	X	Ord		Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			Class: Fair Effec. Age: 20 Floor Area: Total Base Cost: 42,768 Total Base New : 59,020 Total Depr Cost: 28,315 Estimated T.C.V: 15,573							
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		150			Amps Service			CntryMult X 1.380 E.C.F. X 0.550							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			< Cost Estimates for Res. Building: 1 Mobile Home Class: Fair Quality >										
X	Wood/Shingle Aluminum/Vinyl Brick				Ex.		Ord.	X	Min	(11) Heating System: Wall Furnace							
	Insulation	(7) Excavation		No. of Elec. Outlets			BaseUnit Ribbed Comp.Shingle 30.92			Heat/Roof	Ext.(%)	Size	Cost				
(2) Windows		Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			Ave.			X	Few						
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			Rate		Rate		Size		Cost	
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor	1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			5.60		7.28		168		941	
(3) Roof		(9) Basement Finish		Public Water Public Sewer Water Well			(15) Built-Ins & Fireplaces			465.00		1575.00		1		1,575	
X	Gable Hip Flat	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF	(14) Water/Sewer			(16) Deck/Balcony			2720.00		1235.00		1		1,235	
X	Asphalt Shingle		(10) Floor Support	Lump Sum Items:			(16) Deck/Balcony			Treated Wood,Standard 8.34		Phy/Ab.Phy/Func/Econ/Comb.%Good= 46/100/100/100/46.0,		Depr.Cost =		23,319	
	Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:	1 1000 Gal Septic 1 2000 Gal Septic			(17) Garages			465.00		1575.00		1		1,235	
							Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)			Base Cost 11.48		720		8,266			
							No Floor Deduction -3.10			720		-2,232					
							County Multiplier = 1.38 =>			Cost New =		8,326					
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,			Depr.Cost =		4,996					
							Separately Depreciated Items:			Total Depreciated Cost =		28,315					
							ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 =			15,573							

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BISKNER GEORGE H	PEARSON DEBRA L (TRUST)	43,000	08/16/2004	WD	Arms Length	04-0/3521		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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9969 CLAM RIVER DR	School: LAKE CITY - 57020					
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	P.R.E. 0%					
--	-----------	--	--	--	--	--

Owner's Name/Address	MAP #:
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PEARSON DEBRA L (TRUST) 3985 S LA CHANCE RD LAKE CITY MI 49651	2018 Est TCV 28,047 TCV/TFA: 33.96
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X Improved	Vacant	Land Value Estimates for Land Table Res 8.RURAL SUBS
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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<Site Value E> 250					6500	100		6,500
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125 Actual Front Feet, 1.44 Total Acres					Total Est. Land Value =			6,500
---	--	--	--	--	-------------------------	--	--	-------

Tax Description	X	Topography of Site
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. SEC 21 T22N R8W LOT 75 CLAM RIVER WOODS & RAPIDS.	X	Dirt Road
---	---	-----------

Comments/Influences	X	Gravel Road
---------------------	---	-------------

	X	Paved Road
--	---	------------

	X	Storm Sewer
--	---	-------------

	X	Sidewalk
--	---	----------

	X	Water
--	---	-------

	X	Sewer
--	---	-------

	X	Electric
--	---	----------

	X	Gas
--	---	-----

	X	Curb
--	---	------

	X	Street Lights
--	---	---------------

	X	Standard Utilities
--	---	--------------------

	X	Underground Utils.
--	---	--------------------

	X	Level
--	---	-------

	X	Rolling
--	---	---------

	X	Low
--	---	-----

	X	High
--	---	------

	X	Landscaped
--	---	------------

	X	Swamp
--	---	-------

	X	Wooded
--	---	--------

	X	Pond
--	---	------

	X	Waterfront
--	---	------------

	X	Ravine
--	---	--------

	X	Wetland
--	---	---------

	X	Flood Plain
--	---	-------------

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	3,300	10,700	14,000			13,328C
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2017	3,300	10,700	14,000			13,054C
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2016	3,300	10,600	13,900			12,938C
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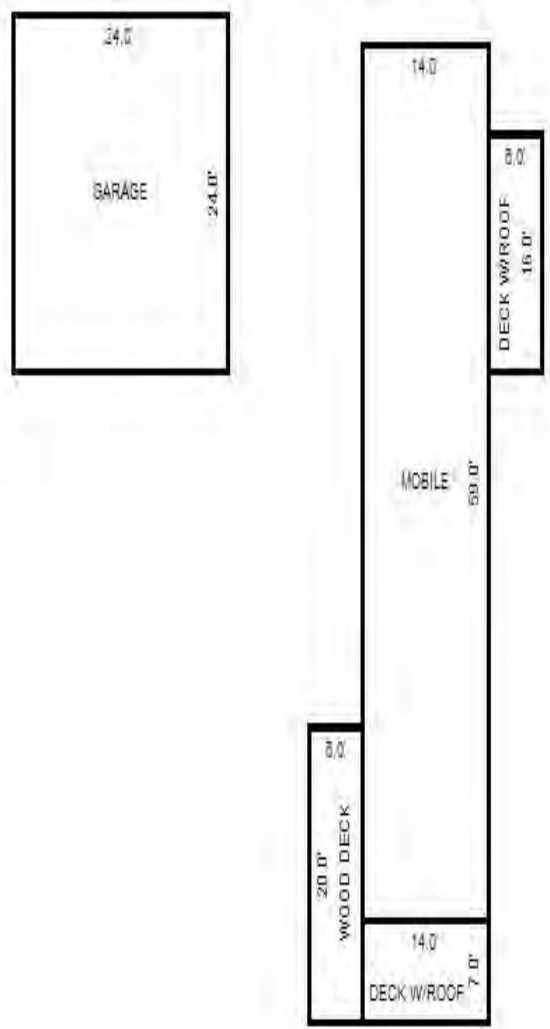
2015	3,300	9,600	12,900			12,900S
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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage																																																																																																																																																		
X	Single Family	0	Eavestrough	X	Gas	Oil	Elec.	1	Appliance Allow.	Interior 1 Story	Area	Type	Year Built: 1984	Car Capacity:	Class: C	Exterior: Siding																																																																																																																																																	
	Mobile Home		Insulation		Wood												Coal	Steam	Cook Top	Interior 2 Story	98 Pine	Brick Ven.: 0																																																																																																																																											
	Town Home	0	Front Overhang	X	Forced Warm Air			Hot Tub	Garbage Disposal	2nd/Same Stack	120 Treated Wood	96 Pine	Stone Ven.: 0	Common Wall: Detache	Foundation: 42 Inch	Finished?:																																																																																																																																																	
	Duplex	0	Other Overhang		Wall Furnace	Warm & Cool Air											Unvented Hood	Exterior 1 Story	Exterior 2 Story	Prefab 1 Story	Prefab 2 Story	Heat Circulator	Raised Hearth	Auto. Doors: 0																																																																																																																																									
	A-Frame	(4) Interior		Heat Pump			Vent Fan	Jacuzzi Tub	Jacuzzi repl.Tub	Oven	Microwave	Standard Range	Self Clean Range	Sauna	Trash Compactor	Central Vacuum									Security System																																																																																																																																								
X	Wood Frame		Drywall		Plaster												Class: Average	Effec. Age: 24	Floor Area:	CntyMult	Total Base Cost: 60,402	Total Base New : 83,355	Total Depr Cost: 39,177	Estimated T.C.V: 21,547																																																																																																																																									
	HUD		Paneled		Wood T&G				Total Base Cost: 60,402	Total Base New : 83,355	Total Depr Cost: 39,177	Estimated T.C.V: 21,547	Storage Area: 0	No Conc. Floor: 0	Bsmnt Garage:																																																																																																																																																		
	Yr Built	Remodeled	Trim & Decoration			Ex	X	Ord									Min				X 1.380	E.C.F.	X 0.550	Roof:																																																																																																																																									
	1985	0	Size of Closets			Lg	X	Ord		Small				X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																																
	Condition: Average		Doors					Solid	X	H.C.								X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																												
	Room List	(5) Floors		Central Air			Wood Furnace						X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																																	
	Basement	Kitchen:		(12) Electric			0 Amps Service										X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																													
	1st Floor	Other:											X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																																	
	2nd Floor	Other:															X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																													
	Bedrooms	(6) Ceilings		No./Qual. of Fixtures									X 0.550	E.C.F.	X 0.550	Roof:																																																																																																																																																	
	(1) Exterior						X	Ex.		Ord.		Min								X 0.550	E.C.F.	X 0.550																																																																																																																																											
X	Wood/Shingle															X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Aluminum/Vinyl																		X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Brick															X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Insulation																		X 0.550	E.C.F.	X 0.550																																																																																																																																												
	(2) Windows															X 0.550	E.C.F.	X 0.550																																																																																																																																															
X	Many		Large																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Avg.	X	Avg.													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Few		Small																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Wood Sash		Conc. Block													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Metal Sash		Poured Conc.																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Vinyl Sash		Stone													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Double Hung		Treated Wood																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Horiz. Slide		Concrete Floor													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Casement		(9) Basement Finish																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Double Glass		Recreation SF													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Patio Doors		Living SF																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Storms & Screens		Walkout Doors													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	(3) Roof		No Floor SF																X 0.550	E.C.F.	X 0.550																																																																																																																																												
X	Gable		(10) Floor Support													X 0.550	E.C.F.	X 0.550																																																																																																																																															
	Hip		Joists:																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Flat		Unsupported Len:													X 0.550	E.C.F.	X 0.550																																																																																																																																															
X	Asphalt Shingle		Cntr.Sup:																X 0.550	E.C.F.	X 0.550																																																																																																																																												
	Chimney: Metal		Lump Sum Items:													X 0.550	E.C.F.	X 0.550																																																																																																																																															
<p>< Cost Estimates for Res. Building: 1 Mobile Home Class: Average Quality ></p> <table border="1"> <thead> <tr> <th>Unit</th> <th>Exterior</th> <th>Roof</th> <th>Rate</th> <th>Heat/Roof</th> <th>Ext.(%)</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>(11) Heating System: Wall Furnace</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>BaseUnit Ribbed</td> <td>Comp.Shingle</td> <td></td> <td>47.81</td> <td>0.49</td> <td>-6</td> <td>826</td> <td>37,526</td> </tr> <tr> <td colspan="8">Other Additions/Adjustments</td> </tr> <tr> <td>(2) Skirting</td> <td>Metal/Vinyl</td> <td></td> <td></td> <td>5.70</td> <td></td> <td>146</td> <td>832</td> </tr> <tr> <td>(9) Foundation</td> <td>Foundation Wall: Concrete</td> <td></td> <td></td> <td>6.92</td> <td></td> <td>0</td> <td>0</td> </tr> <tr> <td>(13) Plumbing</td> <td>Average Fixture(s)</td> <td></td> <td></td> <td>530.00</td> <td></td> <td>1</td> <td>530</td> </tr> <tr> <td>(14) Water/Sewer</td> <td>Well, 50 Feet</td> <td></td> <td></td> <td>1575.00</td> <td></td> <td>1</td> <td>1,575</td> </tr> <tr> <td></td> <td>1000 Gal Septic</td> <td></td> <td></td> <td>2720.00</td> <td></td> <td>1</td> <td>2,720</td> </tr> <tr> <td>(15) Built-Ins & Fireplaces</td> <td>Appliance Allowance</td> <td></td> <td></td> <td>1235.00</td> <td></td> <td>1</td> <td>1,235</td> </tr> <tr> <td>(16) Deck/Balcony</td> <td>Pine w/Roof,Standard</td> <td></td> <td></td> <td>19.10</td> <td></td> <td>98</td> <td>1,872</td> </tr> <tr> <td></td> <td>Treated Wood,Standard</td> <td></td> <td></td> <td>7.24</td> <td></td> <td>120</td> <td>869</td> </tr> <tr> <td></td> <td>Pine w/Roof,Standard</td> <td></td> <td></td> <td>19.10</td> <td></td> <td>96</td> <td>1,834</td> </tr> <tr> <td>(17) Garages</td> <td colspan="6">Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Base Cost</td> <td></td> <td></td> <td>19.20</td> <td></td> <td>576</td> <td>11,059</td> </tr> <tr> <td></td> <td>Mechanical Doors</td> <td></td> <td></td> <td>350.00</td> <td></td> <td>1</td> <td>350</td> </tr> <tr> <td colspan="8">Phy/Ab.Phy/Func/Econ/Comb.%Good= 47/100/100/100/47.0, Depr.Cost = 39,177</td> </tr> <tr> <td colspan="8">ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 = 21,547</td> </tr> </tbody> </table>																			Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost	(11) Heating System: Wall Furnace								BaseUnit Ribbed	Comp.Shingle		47.81	0.49	-6	826	37,526	Other Additions/Adjustments								(2) Skirting	Metal/Vinyl			5.70		146	832	(9) Foundation	Foundation Wall: Concrete			6.92		0	0	(13) Plumbing	Average Fixture(s)			530.00		1	530	(14) Water/Sewer	Well, 50 Feet			1575.00		1	1,575		1000 Gal Septic			2720.00		1	2,720	(15) Built-Ins & Fireplaces	Appliance Allowance			1235.00		1	1,235	(16) Deck/Balcony	Pine w/Roof,Standard			19.10		98	1,872		Treated Wood,Standard			7.24		120	869		Pine w/Roof,Standard			19.10		96	1,834	(17) Garages	Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)									Base Cost			19.20		576	11,059		Mechanical Doors			350.00		1	350	Phy/Ab.Phy/Func/Econ/Comb.%Good= 47/100/100/100/47.0, Depr.Cost = 39,177								ECF (415,510 CLAM RIVER AREA SUBS RES) 0.550 => TCV of Bldg: 1 = 21,547					
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*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		42,000	12/01/1997	WD	Download	315:856		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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163 S DANA TRL School: LAKE CITY - 57020

P.R.E. 0% MAP #:

Owner's Name/Address 2018 Est TCV 296,540 TCV/TFA: 176.51

TRINGALI JOSEPH J & DANA C
37707 GREENWICH
CLINTON TOWNSHIP MI 48036

X Improved Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

Tax Description Public Improvements * Factors *

. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 1 EXC N'LY 10 FT THOF. CLAYTON'S HARBOR.

Comments/Influences BAY ON BOTH SIDES 1 SIDE MOSTLY SWAMP ADD HOUSE ETC FOR 00 @85% COMP FOR 03 + GRG

X Dirt Road GRADE D 950/FF 135.00 63.56 0.8165 0.7581 950 100 79,385

X Gravel Road 135 Actual Front Feet, 0.20 Total Acres Total Est. Land Value = 79,385

X Paved Road

X Storm Sewer

X Sidewalk

X Water

X Sewer

X Electric

X Gas

X Curb

X Street Lights

X Standard Utilities

X Underground Utils.

Topography of Site

X Level

X Rolling

X Low

X High

X Landscaped

X Swamp

X Wooded

X Pond

X Waterfront

X Ravine

X Wetland

X Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	39,700	108,600	148,300			126,497C
2017	39,700	102,700	142,400			123,896C
2016	37,600	94,700	132,300			122,791C
2015	56,400	93,300	149,700			122,424C

Who When What TPC 12/27/2017 INSPECTED TPC 12/20/2010 INSPECTED

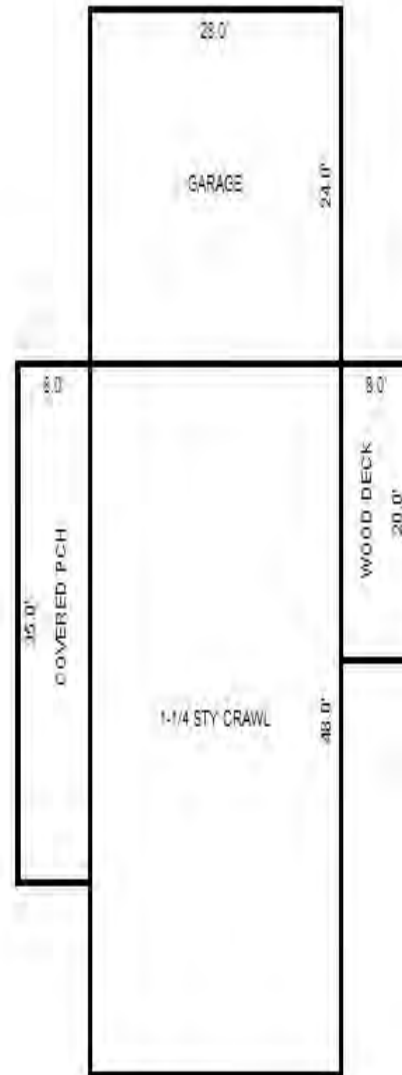
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*** Information herein deemed reliable but not guaranteed***



Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 280	Type WCP (1 Story) Treated Wood	Year Built: 2002 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	X		(4) Interior		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling		Central Air Wood Furnace		(12) Electric 150 Amps Service		Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost 1.25 Story Siding Crawl Space 80.80 -9.94 0.00 1344 95,236				
Building Style: 1.25S		Trim & Decoration		Ex	X	Ord	Min	Size of Closets		No./Qual. of Fixtures		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
Yr Built 1999	Remodeled 0	Lg	X	Ord	Small			(5) Floors		Ex. X Ord. Min		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
Condition: Average		Doors		Solid	X	H.C.			Kitchen: Other: Other:		No. of Elec. Outlets		Rate		Bsmnt-Adj		Heat-Adj		Size Cost	
Room List		(5) Floors						Basement 1st Floor 2nd Floor Bedrooms		Many X Ave. Few		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
(1) Exterior		X	Drywall					Basement: Crawl: Slab: Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick							(7) Excavation		14) Water/Sewer		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
(2) Windows								Basement: 0 S.F. Crawl: 1344 S.F. Slab: 0 S.F. Height to Joists: 0.0		15) Built-Ins & Fireplaces		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
X	Many Avg. X Few	Large Avg. X Small						(8) Basement		16) Porches		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens							(9) Basement Finish		16) Deck/Balcony		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
(3) Roof								Recreation SF Living SF Walkout Doors No Floor SF		16) Deck/Balcony		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
X	Gable Hip Flat	Gambrel Mansard Shed						(10) Floor Support		17) Garages		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
X	Asphalt Shingle							Joists: Unsupported Len: Cntr.Sup:		17) Garages		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		
Chimney: Metal										Lump Sum Items:		Rate		Bsmnt-Adj		Heat-Adj		Size Cost		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CREECH EMIL D	TRINGALI JOSEPH J & DANA	65,000	11/10/2016	WD	Arms Length	2016-03692		100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
DANA TRL	School: LAKE CITY - 57020		Shed	04/21/2017	2017-0114	100%
	P.R.E. 0%					

Owner's Name/Address	MAP #:
TRINGALI JOSEPH J & DANA C 37707 GREENWICH ST CLINTON TOWNSHIP MI 48036	2018 Est TCV 51,724

Tax Description	Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 2 & N'LY 10 FT OF LOT 1. CLAYTON'S HARBOR.	X			* Factors *								
				Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
				GRADE D 950/FF	70.00	71.00	0.9622	0.7837	950	100		50,145
				70 Actual Front Feet, 0.11 Total Acres Total Est. Land Value = 50,145								
				Land Improvement Cost Estimates								
				Description	Rate	CountyMult.	Size	%Good	Cash Value			
				Shed: Wood Frame	8.75	1.00	192	94	1,579			
				Total Estimated Land Improvements True Cash Value = 1,579								

Comments/Influences	Public Improvements
	Dirt Road
	Gravel Road
	Paved Road
	Storm Sewer
	Sidewalk
	Water
	X Sewer
	X Electric
	X Gas
	Curb
	Street Lights
	Standard Utilities
	Underground Utils.



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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level	2018	25,100	800	25,900			25,900S
Rolling	2017	25,100	0	25,100			25,100S
Low	2016	23,800	0	23,800			23,377C
High	2015	31,500	0	31,500			23,308C
Landscaped							
Swamp							
Wooded							
Pond							
X Waterfront							
Ravine							
Wetland							
Flood Plain							
Who When What							
JWV 09/15/2017 INSPECTED							
TPC 04/04/2017 INSPECTED							
TPC 02/07/2012 INSPECTED							

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CREECH EMIL D	VANLEEUEWEN GARY J & SYLVI	285,000	02/27/2017	WD	Arms Length	2017-00589	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
111 DANA TRL	School: LAKE CITY - 57020		Deck/Porch	06/06/2017	2017-0230	100%
Owner's Name/Address	P.R.E. 100% 03/09/2017					
VANLEEUEWEN GARY J & SYLVIA A 111 DANA TRAIL LAKE CITY MI 49651	MAP #:					
	2018 Est TCV 275,518 TCV/TFA: 157.71					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
		Public Improvements		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOTS 3 & 4 CLAYTON'S HARBOR.	X	Dirt Road		GRADE D 950/FF	125.00	111.17	0.8324	0.8965	950	100	88,613
Comments/Influences		Gravel Road		125 Actual Front Feet, 0.32 Total Acres						Total Est. Land Value =	88,613

Tax Description	X	Improved	Vacant	Land Improvement Cost Estimates					
				Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Paved Road		D/W/P: Asphalt Paving	1.51	1.00	500	0	0
	X	Storm Sewer		D/W/P: 4in Ren. Conc.	3.78	1.00	131	0	0
	X	Sidewalk		Shed: Wood Frame	9.48	1.00	144	50	683
	X	Water		Residential Local Cost Land Improvements					
	X	Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Electric		LAND IMPROVE 1000	1000.00	1.00	1.0	95	950
	X	Gas		Total Estimated Land Improvements True Cash Value = 1,633					

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
															2018	44,300	93,500	137,800			137,800S
															2017	44,300	85,200	129,500			123,072C
															2016	42,000	90,000	132,000			121,975C
															2015	47,300	83,700	131,000			121,611C

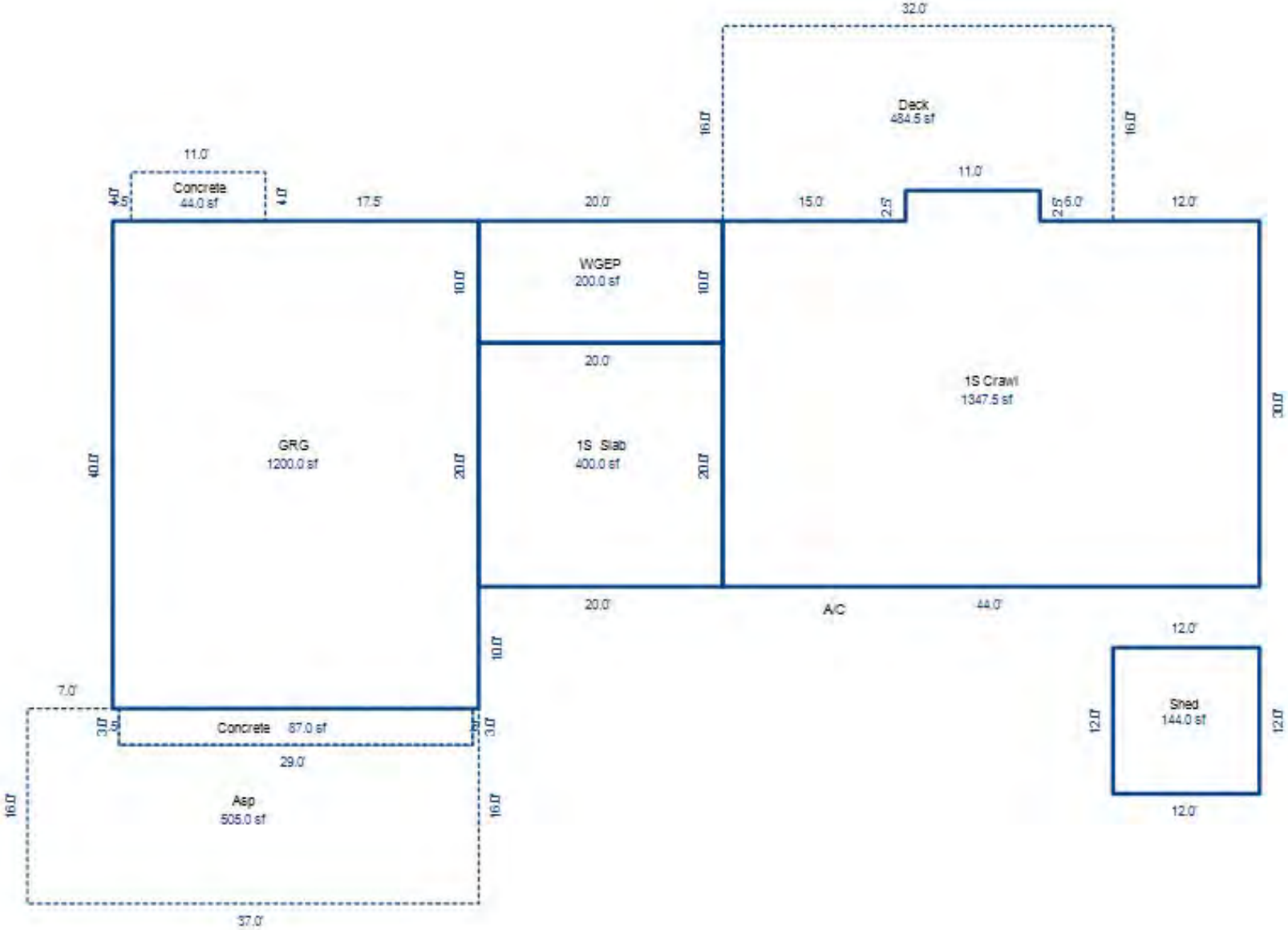


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 200 484	Type WGEP (1 Story) Treated Wood	Year Built: 1991 Car Capacity: Class: CD Exterior: Brick Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 2 Mech. Doors: 1 Area: 1200 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall Paneled			Plaster Wood T&G											
Building Style: 1S		Trim & Decoration															
Yr Built 1984	Remodeled 0	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:					(12) Electric										
		Doors		Solid		X	H.C.										
		(6) Ceilings															
(1) Exterior		No./Qual. of Fixtures															
	Wood/Shingle Aluminum/Vinyl Brick	X	Ex.		Ord.	Min	No. of Elec. Outlets										
X	Insulation	Many	X	Ave.		Few											
(2) Windows		(7) Excavation															
	Many Avg. Few	X	Large Avg. Small														
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Basement: 0 S.F. Crawl: 1347 S.F. Slab: 400 S.F. Height to Joists: 0.0															
(3) Roof		(8) Basement															
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor															
		(9) Basement Finish															
	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF															
(3) Roof		(10) Floor Support															
X	Gable Hip Flat	Gambrel Mansard Shed															
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:															
Chimney:		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic															
		Lump Sum Items:															
		(14) Water/Sewer															
		Public Water															
		Public Sewer															
		Water Well															
		1000 Gal Septic															
		2000 Gal Septic															
		Lump Sum Items:															
		(15) Built-ins															
		Stories Exterior															
		1 Story Brick															
		1 Story Siding															
		Other Additions/Adjustments															
		(13) Plumbing															
		Average Fixture(s)															
		3 Fixture Bath															
		Separate Shower															
		(14) Water/Sewer															
		Public Sewer															
		Well, 50 Feet															
		(15) Built-Ins & Fireplaces															
		Appliance Allowance															
		Fireplace: Interior 1 Story															
		(16) Porches															
		WGEP (1 Story), Standard															
		(16) Deck/Balcony															
		Treated Wood,Standard															
		(17) Garages															
		Class:CD Exterior: Brick Foundation: 42 Inch (Finished)															
		Base Cost															
		Common Wall: 1 Wall															
		Automatic Doors															
		Mechanical Doors															
		Phy/Ab.Phy/Func/Econ/Comb.%Good= 67/100/100/100/67.0,															
		ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =															

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
DKJK LLC	HAMMING PERCY & KAY M	250,000	08/25/2004	WD	Arms Length	04-0/3638		100.0
		185,000	09/01/2002	WD	Download	03-0:2343		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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103 S DANA TRL	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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HAMMING PERCY & KAY M 1772 OKEMOS RD MASON MI 48854	2018 Est TCV 218,491 TCV/TFA: 144.70					
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X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS				
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Public Improvements	* Factors *				
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP B 1100/FF	60.00	153.00	1.0000	1.0000	1100	100		66,000
60 Actual Front Feet, 0.21 Total Acres								Total Est. Land Value = 66,000

Land Improvement Cost Estimates								
---------------------------------	--	--	--	--	--	--	--	--

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	200	50	161
D/W/P: 3.5 Concrete	3.44	1.00	240	50	413
Total Estimated Land Improvements True Cash Value =					574

X Sewer					
X Electric					
X Gas					
X Curb					
X Street Lights					
X Standard Utilities					
X Underground Utils.					

Topography of Site					
--------------------	--	--	--	--	--

Level					
Rolling					
Low					
X High					
Landscaped					
Swamp					
Wooded					
Pond					
X Waterfront					
Ravine					
Wetland					
Flood Plain					

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	33,000	76,200	109,200			101,306C
2017	30,000	72,100	102,100			99,223C
2016	36,000	66,500	102,500			98,338C
2015	36,000	65,600	101,600			98,044C

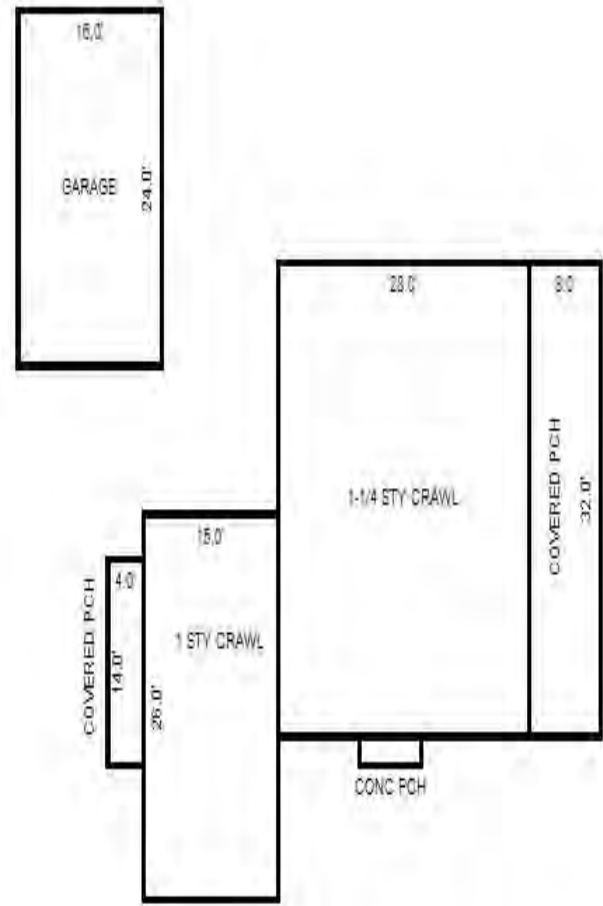


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks			(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 256 14 56	Type CCP (1 Story) CCP CCP (1 Story)	Year Built: 1977 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 384 % Good: 0 Storage Area: 0 No Conc. Floor: 0							
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling																			
Building Style: 1.25S		Trim & Decoration																						
Yr Built 1973	Remodeled 0	Ex	X	Ord		Min	Size of Closets																	
Condition: Average		Lg	X	Ord		Small	Doors																	
Room List		(5) Floors		Central Air Wood Furnace																				
	Basement 4 1st Floor 2 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(12) Electric			200		Amps Service					Bsmnt Garage: Carport Area: Roof:										
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories		Exterior		Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost			
X	Wood/Shingle Aluminum/Vinyl Brick						Ex.	X	Ord.		Min	No. of Elec. Outlets												
	Insulation	(7) Excavation		Basement: 0 S.F. Crawl: 1286 S.F. Slab: 0 S.F. Height to Joists: 0.0			Many		X	Ave.		Few	(13) Plumbing											
(2) Windows		(8) Basement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1		Average Fixture(s)															
X	Many Avg. Few	X	Large Avg. Small				1		3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan															
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			(9) Basement Finish																				
(3) Roof		(10) Floor Support		Recreation SF Living SF Walkout Doors No Floor SF																				
X	Gable Hip Flat	Gambrel Mansard Shed		Joists: Unsupported Len: Cntr.Sup:			1		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic															
X	Asphalt Shingle																							
Chimney: Brick																								

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)		Date	Number	Status				
DANA TRL		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
KING LARRY 40315 FIRESTEEL STERLING HEIGHTS MI 48313		MAP #:		2018 Est TCV 69,804								
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 6 CLAYTON'S HARBOR.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value	
		Gravel Road		GROUP B 1100/FF		65.00	154.00	0.9763	1.0000	1100	100	69,804
		Paved Road		65 Actual Front Feet, 0.23 Total Acres		Total Est. Land Value =				69,804		
		Storm Sewer										
		Sidewalk										
		Water										
		X Sewer										
		X Electric										
		X Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	34,900	0	34,900		32,365C		
		TPC 12/27/2017 INSPECTED			2017	31,700	0	31,700		31,700S		
		TPC 02/07/2012 INSPECTED			2016	38,200	0	38,200		35,468C		
					2015	39,000	0	39,000		35,362C		



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GLEASON MICHAEL M & KELLE	GLEASON MICHAEL M & KELLE	0	04/30/2008	WD	Not Qualified	2008/1689		0.0
NYGARD EFFIE E & GERALD T	GLEASON MICHAEL M & KELLE	365,000	08/10/2007	WD	Arms Length	2007/2954		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
7017 W REDMAN DR			REPAIR	05/06/2016	2016-0141	100%

Owner's Name/Address	MAP #:
GLEASON MICHAEL M & KELLEY A TRUST 13560 TUCKER DR DEWITT MI 48820-9666	2018 Est TCV 321,463 TCV/TFA: 114.81

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 7 CLAYTON'S HARBOR.			

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk	GROUP B 1100/FF	60.00	110.00	1.0000	1.0000	1100	100		66,000
	60 Actual Front Feet, 0.15 Total Acres Total Est. Land Value =								66,000

Comments/Influences	Land Improvement Cost Estimates

Description	Rate	CountyMult.	Size	%Good	Cash Value
X Water D/W/P: 4in Concrete	3.61	1.00	528	0	0
X Sewer D/W/P: 3.5 Concrete	3.44	1.00	60	0	0
X Electric Shed: Wood Frame	11.40	1.00	100	50	570

Description	Rate	CountyMult.	Size	%Good	Cash Value
X Gas Residential Local Cost Land Improvements					
X Curb LAND IMPROVE 1000	1000.00	1.00	1.5	95	1,425
Total Estimated Land Improvements True Cash Value =					1,995

Topography of Site

Level	X High	Landscaped	Swamp	Wooded	Pond	X Waterfront	Ravine	Wetland	Flood Plain
Rolling									
Low									

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	33,000	127,700	160,700			125,196C
2017	30,000	123,200	153,200			122,621C
2016	36,000	96,100	132,100			121,032C
2015	36,000	94,700	130,700			120,670C

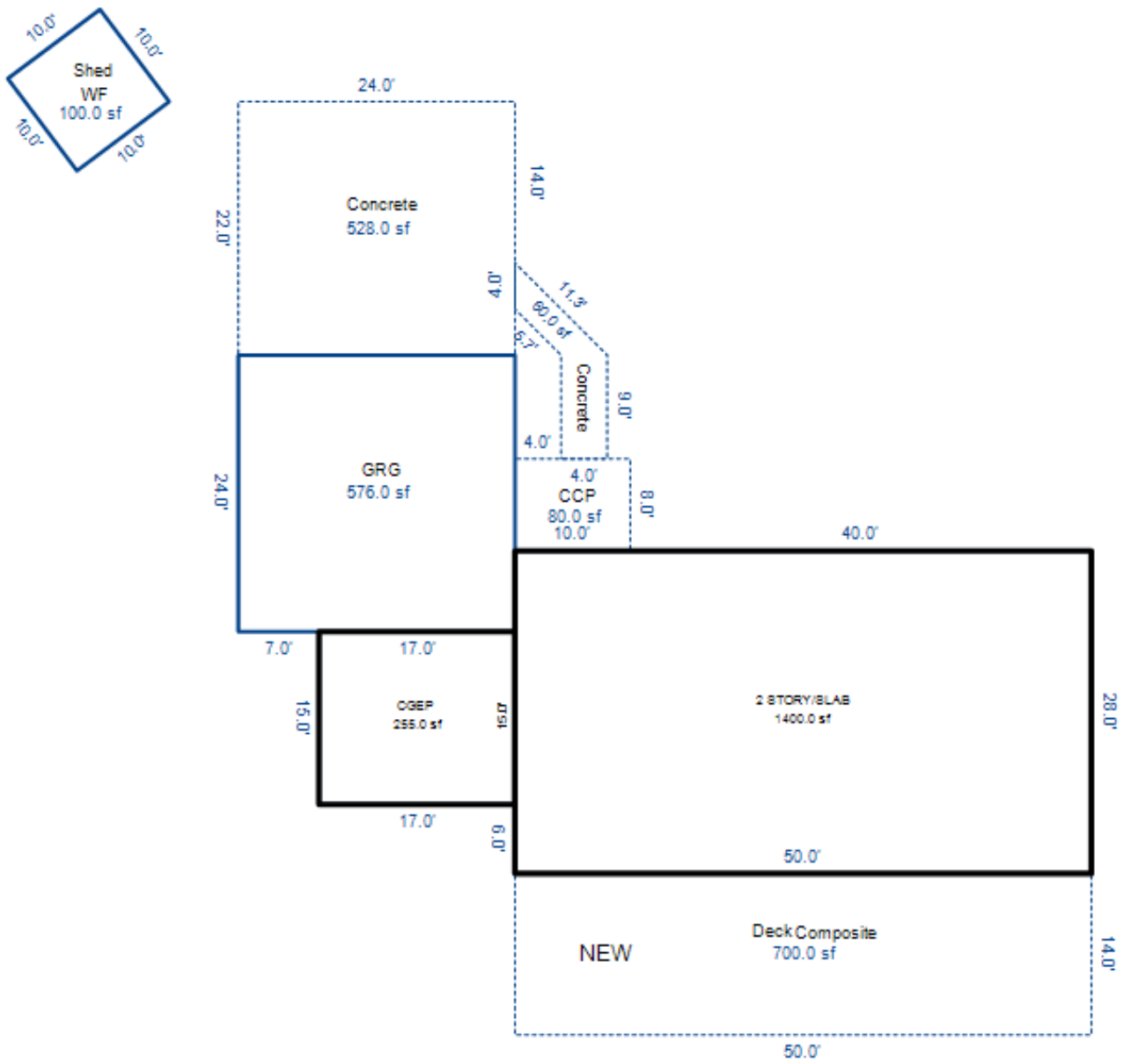
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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga		Area 80 255 700	Type CCP (1 Story) CGEP (1 Story) Treated Wood	Year Built: Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1/2 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 848 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame		Drywall Paneled			Plaster Wood T&G									
Building Style: 2S		Trim & Decoration		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Central Air Wood Furnace			Class: C +5 Effec. Age: 25 Floor Area: 2800 Total Base Cost: 174,926 Total Base New : 241,398 Total Depr Cost: 181,049 Estimated T.C.V: 253,468		CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage:	
Yr Built 1977	Remodeled 1983	Ex	X Ord	Min	Size of Closets			150 Amps Service					Carport Area: Roof:		
Condition: Average		Lg	X Ord	Small	Doors			Central Air Wood Furnace							
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Size Cost			
	Basement 1st Floor 2nd Floor 4 Bedrooms						No./Qual. of Fixtures			2 Story Siding Slab		1400 134,498			
(1) Exterior				Ex. X Ord. Min			No. of Elec. Outlets			Other Additions/Adjustments		Rate			
X	Wood/Shingle Aluminum/Vinyl Brick			Many X Ave. Few			(13) Plumbing			(14) Plumbing		Average Fixture(s) 3 Fixture Bath		760.00 1 760 2400.00 2 4,800	
	Insulation			Basement: 0 S.F. Crawl: 0 S.F. Slab: 1400 S.F. Height to Joists: 0.0			1 Average Fixture(s) 3 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer		Public Sewer Well, 100 Feet		1162.00 1 1,162 2700.00 1 2,700	
(2) Windows				(8) Basement						(15) Built-Ins & Fireplaces		Appliance Allowance Fireplace: Wood Stove		1915.00 1 1,915 1350.00 1 1,350	
X	Many Avg. X Few	Large Avg. X Small								(16) Porches		CCP (1 Story), Standard CGEP (1 Story), Standard		31.93 80 2,554 30.03 255 7,658	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			(9) Basement Finish						(16) Deck/Balcony		Treated Wood,Standard		6.10 700 4,270	
(3) Roof				Recreation SF Living SF Walkout Doors No Floor SF						(17) Garages		Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1/2 Wall Automatic Doors		15.96 848 13,534 -650.00 1 -650 375.00 1 375	
	Gable X Gambrel Hip Mansard Flat Shed			(10) Floor Support						Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 181,049 ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.400 => TCV of Bldg: 1 = 253,468					
X	Asphalt Shingle			Joists: Unsupported Len: Cntr.Sup:			1 Public Water 1 Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic								
Chimney:							Lump Sum Items:								

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
CORRIGAN MICHELLE L	CORRIGAN TERRY D	0	02/08/2007	OTH	Not Qualified	2007/554		0.0
		206,000	09/01/1999	WD	Arms Length	331:277		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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6999 W REDMAN DR School: LAKE CITY - 57020

P.R.E. 100% 07/25/1994

Owner's Name/Address MAP #:

CORRIGAN TERRY D & MICHELLE L 2018 Est TCV 293,121 TCV/TFA: 134.95

6999 W REDMAN DRIVE X Improved Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

LAKE CITY MI 49651

Tax Description Public Improvements * Factors *

. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W Description Frontage Depth Front Depth Rate %Adj. Reason Value

LOT 8 CLAYTON'S HARBOR. X Paved Road 45 Actual Front Feet, 0.11 Total Acres Total Est. Land Value = 53,962

Comments/Influences Storm Sewer Sidewalk Land Improvement Cost Estimates

X Sewer Description Rate CountyMult. Size %Good Cash Value

X Electric D/W/P: 3.5 Concrete 3.44 1.00 960 50 1,651

X Gas Shed: Wood Frame 12.07 1.00 80 50 483

Curb Residential Local Cost Land Improvements

Street Lights Description Rate CountyMult. Size %Good Cash Value

Standard Utilities LAND IMPROVE 2500 2500.00 1.00 1.1 97 2,668

Underground Utils. Total Estimated Land Improvements True Cash Value = 4,802

Topography of Site

Level Rolling

X High

Landscaped

Swamp

Wooded

Pond

X Waterfront

Ravine

Wetland

Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	27,000	119,600	146,600			126,284C
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TPC 12/27/2017 INSPECTED	2017	24,500	115,600	140,100	140,100A	123,687C
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TPC 05/04/2016 INSPECTED	2016	29,000	106,700	135,700		122,584C
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TPC 02/07/2012 INSPECTED	2015	27,000	105,200	132,200		122,218C
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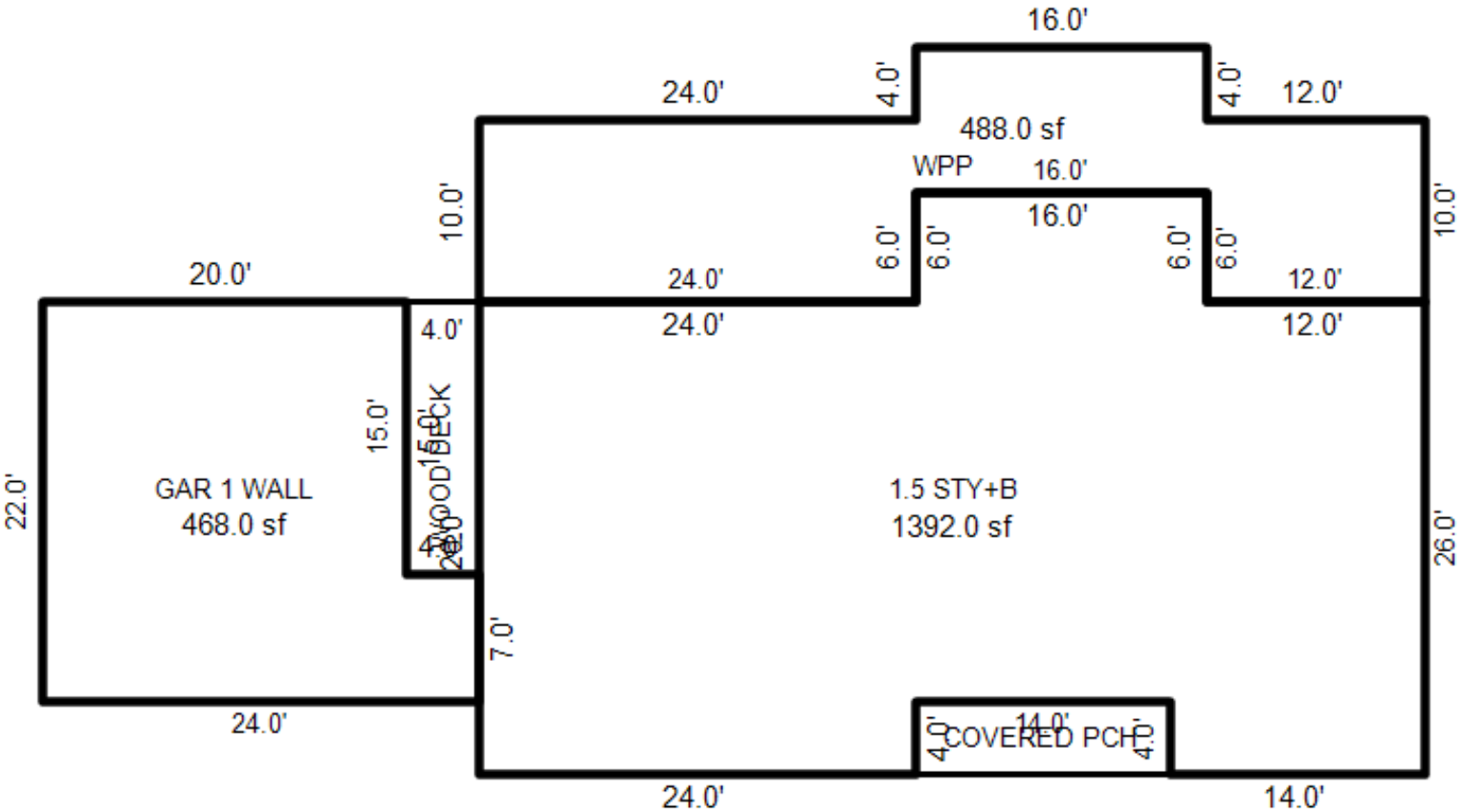
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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 56 488 60	Type WCP (1 Story) Treated Wood Treated Wood	Year Built: 1987 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 528 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall Paneled		Plaster Wood T&G											
Building Style: 1.5S		Trim & Decoration														
Yr Built 1987	Remodeled 0	Ex	X	Ord		Min	Size of Closets									
Condition: Average		Lg	X	Ord		Small										
Room List		(5) Floors														
	Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:					(12) Electric									
		150		Amps Service												
		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation			Rate Bsmnt-Adj		Heat-Adj	
(1) Exterior				Ex. X Ord. Min			1.5 Story Siding			Basement			80.40 0.00		2.87	
Wood/Shingle Aluminum/Vinyl Brick				No. of Elec. Outlets			Other Additions/Adjustments			Rate					Size Cost	
				Many X Ave. Few			Walk out Basement Door(s)			775.00					1 775	
X	Insulation	(7) Excavation		(13) Plumbing			(14) Plumbing			Average Fixture(s)			760.00		1 760	
		Basement: 1448 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s)			3 Fixture Bath			2 Fixture Bath			2400.00		2 4,800	
(2) Windows				1 2 Fixture Bath			Softener, Auto			1600.00			1 1,600			
X	Many Avg. X Few	Large Avg. X Small		Softener, Manual			(15) Built-Ins & Fireplaces			2700.00			1 2,700			
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			1915.00			1 1,915			
				(14) Water/Sewer			Appliance Allowance			35.64			56 1,996			
(3) Roof		(9) Basement Finish		Public Water			(16) Deck/Balcony			6.32			488 3,084			
		600 Recreation SF Living SF 1 Walkout Doors No Floor SF		1 Public Sewer			Treated Wood,Standard			9.73			60 584			
X	Gable Hip Flat	Gambrel Mansard Shed		1 Water Well			(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)						
X	Asphalt Shingle	(10) Floor Support		1000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 76/100/100/100/76.0,			Depr.Cost =			528 10,560			
Chimney:		Joists: Unsupported Len: Cntr.Sup:		2000 Gal Septic			Separately Depreciated Items:			20.00			1 -1,300			
				Lump Sum Items:			(9) Basement Finish			375.00			1 375			
							Basement Recreation Finish			11.45			600 6,870			
							County Multiplier = 1.38 =>			Cost New =			9,481			
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost =			4,740			
							Total Depreciated Cost =			161,626						
							ECF (4520 NORTHSORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =			234,357						

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
6989 W REDMAN DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%		MAP #:								
BYRSKI EDWARD J 5423 W COLDWATER ROAD FLINT MI 48504		2018 Est TCV 197,659 TCV/TFA: 135.57										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 9 CLAYTON'S HARBOR.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP B 1100/FF 45.00 122.00 1.0901 1.0000 1100 100 53,962								
		Paved Road		45 Actual Front Feet, 0.13 Total Acres Total Est. Land Value = 53,962								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 3.5 Concrete 3.44 1.00 200 71 488								
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 2500 2500.00 1.00 1.0 94 2,350								
		Curb		Total Estimated Land Improvements True Cash Value = 2,838								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value				
		Who	When	What	2018	27,000	71,800	98,800				70,582C
		TPC 12/27/2017	INSPECTED		2017	24,500	69,400	93,900				69,131C
		TPC 02/07/2012	INSPECTED		2016	29,000	64,100	93,100				68,515C
		TPC 12/20/2010	INSPECTED		2015	27,000	63,200	90,200				68,311C

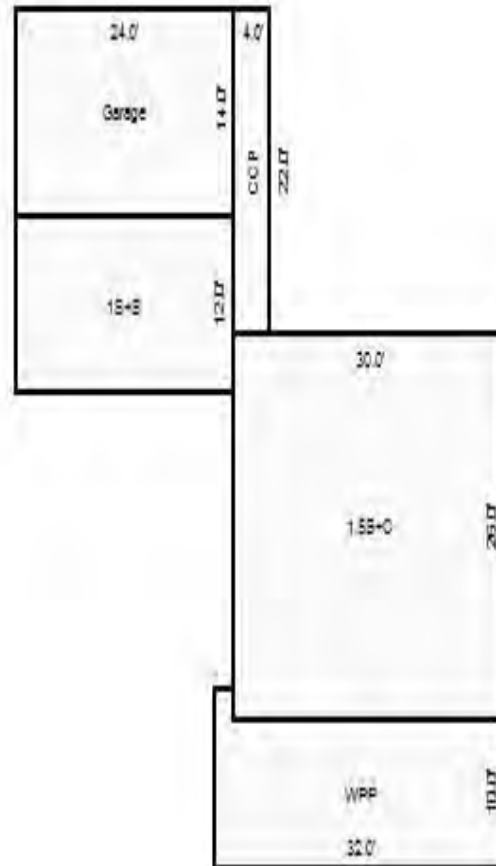


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 88 324	Type CCP (1 Story) Treated Wood	Year Built: 1977 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 336 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled				Plaster Wood T&G									
Building Style: 1.5S		Trim & Decoration														
Yr Built 1977	Remodeled 0	Ex	X	Ord		Min	Size of Closets									
Condition: Average		Lg	X	Ord		Small	Doors		X	Ord		H.C.				
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric		200		Amps Service					
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures		Ex.		X	Ord.		Min		
(1) Exterior	X	Drywall					No. of Elec. Outlets		Many	X	Ave.		Few			
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		(13) Plumbing			1 Average Fixture(s) 2 3 Fixture Bath		14) Water/Sewer		Public Sewer Well, 50 Feet		15) Built-Ins & Fireplaces			
	Insulation	Basement: 0 S.F. Crawl: 780 S.F. Slab: 288 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			14) Water/Sewer		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		16) Porches		CCP (1 Story), Standard			
(2) Windows	X	Many Avg.	X	Large Avg.	(8) Basement		16) Deck/Balcony		Treated Wood, Standard		6.58		324			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens				Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		16) Deck/Balcony		Treated Wood, Standard		6.58		324			
(3) Roof	X	Gable Hip Flat			(9) Basement Finish		17) Garages		Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost		24.83		336			
X	Asphalt Shingle				Recreation SF Living SF Walkout Doors No Floor SF		Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 97,144 ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 = 140,859									
	Chimney: Brick	(10) Floor Support		1 Lump Sum Items:												

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
6979 W REDMAN DR		School: LAKE CITY - 57020			Reroof	05/25/2006	20060123	100%				
Owner's Name/Address		P.R.E. 0%		MAP #:								
PRYBULA KORNELIA TRUST 5018 ESTELLA LANE UTICA MI 48316		2018 Est TCV 226,626 TCV/TFA: 127.60										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 10 CLAYTON'S HARBOR.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP B 1100/FF 50.00 124.00 1.0562 1.0000 1100 100 58,092								
		Paved Road		50 Actual Front Feet, 0.14 Total Acres Total Est. Land Value = 58,092								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 3.5 Concrete 3.44 1.00 476 0 0								
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 2500 2500.00 1.00 1.0 94 2,350								
		Curb		Total Estimated Land Improvements True Cash Value = 2,350								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value				
		Who	When	What	2018	29,000	84,300	113,300				83,646C
		TPC 12/27/2017 INSPECTED			2017	26,400	81,300	107,700				81,926C
		TPC 06/17/2011 INSPECTED			2016	31,400	77,800	109,200				81,196C
		TPC 12/20/2010 INSPECTED			2015	30,000	76,700	106,700				80,954C



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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 436 60	Type WPP Treated Wood	Year Built: 1987 Car Capacity: Class: C Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 480 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G															
Building Style: 2S		Trim & Decoration																		
Yr Built 1973	Remodeled 1988		Ex	X	Ord		Min	Size of Closets												
Condition: Average			Lg	X	Ord		Small	Doors			Solid	X	H.C.							
Room List		(5) Floors																		
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric													
		100		Amps Service																
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories		Exterior		Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size Cost	
	Wood/Shingle Aluminum/Vinyl Brick							2	Story Siding		Basement	108.74	0.00	0.00	888	96,561				
X	Insulation			No. of Elec. Outlets			Other Additions/Adjustments				Rate				Size Cost					
				Many			X	Ave.		Few					2		1,550			
(2) Windows		(7) Excavation		(13) Plumbing			(14) Water/Sewer													
	Many Avg. X Few		X	Large Avg. Small	Basement: 888 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		1575.00		1162.00		1		1,162				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor	(8) Basement			(14) Water/Sewer													
	Double Glass Patio Doors Storms & Screens		888	Recreation	SF															
(3) Roof		(9) Basement Finish																		
X	Gable Hip Flat		Gambrel Mansard Shed	2 Living SF Walkout Doors No Floor SF			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic													
X	Asphalt Shingle																			
Chimney:																				

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
QUIACHON ERNESTO B & ROSA	QUIACHON ERNESTO B & ROSA	0	06/24/2015	WD	RELATED PARTY	2015-02462		0.0

Property Address		Class: 401 RESIDENTIAL-I		Zoning:		Building Permit(s)		Date	Number	Status		
6969 W REDMAN DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%		MAP #:								
QUIACHON ERNESTO B & ROSA S TRUST 3897 BRECKINRIDGE DRIVE OKEMOS MI 48864		2018 Est TCV 259,492 TCV/TFA: 169.16										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 11 CLAYTON'S HARBOR.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
H.S REMOVED PER STATE RECISSION NOTICE 5-14-97		Gravel Road		GROUP B 1100/FF	50.00	150.00	1.0562	1.0000	1100	100		58,092
		X Paved Road		50 Actual Front Feet, 0.17 Total Acres Total Est. Land Value = 58,092								
		X Storm Sewer		Land Improvement Cost Estimates								
		X Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		X Water		D/W/P: 3.5 Concrete	3.44	1.00	1010	79	2,745			
		X Sewer		Total Estimated Land Improvements True Cash Value = 2,745								
		X Electric										
		X Gas										
		X Curb										
		X Street Lights										
		X Standard Utilities										
		X Underground Utils.										
		Topography of Site										
		Level										
		X Rolling										
		X Low										
		X High										
		X Landscaped										
		X Swamp										
		X Wooded										
		X Pond										
		X Waterfront										
		X Ravine										
		X Wetland										
		X Flood Plain										
		Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	
					2018	29,000	100,700	129,700			107,748C	
		TPC 12/27/2017	INSPECTED		2017	26,400	95,300	121,700			105,532C	
		TPC 12/20/2010	INSPECTED		2016	31,400	92,300	123,700			104,591C	
					2015	30,000	91,000	121,000			104,279C	

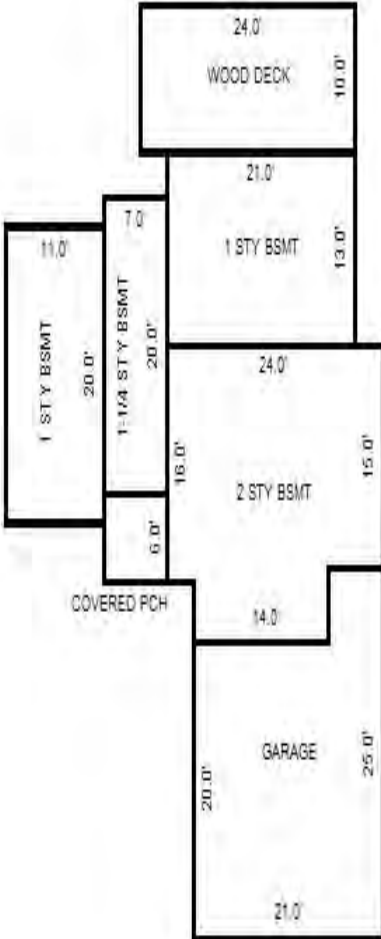


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 42 240	Type CCP (1 Story) Treated Wood	Year Built: 1989 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 455 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling													
Building Style: 1.25S		Trim & Decoration																
Yr Built 1989	Remodeled 0	X	Ex		Ord		Min	Size of Closets										
Condition: Average			Lg	X	Ord		Small	Doors				Solid	X	H.C.				
Room List		(5) Floors		Central Air Wood Furnace														
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric														
				200 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj		Size Cost			
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1	1.25	1	2	1	2	1	2	
				No. of Elec. Outlets														
				Many			X	Ave.		Few	2	2	1	1	1	1	1	1
(2) Windows		(7) Excavation		(13) Plumbing			Other Additions/Adjustments			Rate			Size Cost					
X	Many Avg. Few	X	Large Avg. Small	Basement: 1066 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 3 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Walk out Basement Door(s) 775.00			1 775					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	(8) Basement		(14) Water/Sewer			(13) Plumbing			Average Fixture(s) 760.00			1 760					
X	Double Glass Patio Doors Storms & Screens	706 1		Recreation SF Living SF Walkout Doors No Floor SF			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			3 Fixture Bath 2400.00			2 4,800					
(3) Roof		(9) Basement Finish		(15) Built-Ins & Fireplaces			Public Sewer			1162.00			1 1,162					
X	Gable Hip Flat	Gambrel Mansard Shed		(16) Porches			Solar Water Heat			2700.00			1 2,700					
X	Asphalt Shingle			(16) Deck/Balcony			No Plumbing											
Chimney: Metal				(16) Water/Sewer			Extra Toilet			1915.00			1 1,915					
				(17) Garages			Extra Sink			3825.00			1 3,825					
				Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)			Separate Shower			42.74			42 1,795					
				Base Cost			Ceramic Tile Floor			6.85			240 1,644					
				Common Wall: 1 Wall			Ceramic Tile Wains											
				Automatic Doors			Vent Fan											
				Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,			Ceramic Tub Alcove											
				Separately Depreciated Items:			Vent Fan											
				(9) Basement Finish			Lump Sum Items:											
				Basement Living Finish						17.25			706 12,179					
				County Multiplier = 1.38 =>														
				Cost New =									16,806					
				<<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>														

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BOWE JAMES P & STELLA L	STOLICKER TIMOTHY & MELIS	328,000	11/07/2014	WD	WARRANTY DEED	2014-03755	PTA	100.0
BOWE JAMES P & STELLA L	BOWE JAMES P & STELLA L	0	02/10/2014	QC	RELATED PARTY	2014-00514	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6959 W REDMAN DR			Addition	02/23/2005	20050022	Complete
Owner's Name/Address	P.R.E. 0% Cond. 1st					
STOLICKER TIMOTHY & MELISSA 6121 GREEN RD HASLETT MI 48840	MAP #:					
	2018 Est TCV 346,765 TCV/TFA: 155.15					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
		Public Improvements		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 12 CLAYTON'S HARBOR.	X	Dirt Road		GROUP B 1100/FF	50.00	182.00	1.0562	1.0000	1100	100		58,092
Comments/Influences		Gravel Road		50 Actual Front Feet, 0.21 Total Acres						Total Est. Land Value =	58,092	

Comments/Influences	X	Sewer	Electric	Gas	Curb	Street Lights	Standard Utilities	Underground Utils.	Land Improvement Cost Estimates					
									Description	Rate	CountyMult.	Size	%Good	Cash Value
	X								Description <td>Rate <td>CountyMult. <td>Size <td>%Good <td>Cash Value </td></td></td></td></td>	Rate <td>CountyMult. <td>Size <td>%Good <td>Cash Value </td></td></td></td>	CountyMult. <td>Size <td>%Good <td>Cash Value </td></td></td>	Size <td>%Good <td>Cash Value </td></td>	%Good <td>Cash Value </td>	Cash Value
	X								LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375
	X								Total Estimated Land Improvements True Cash Value =					2,375



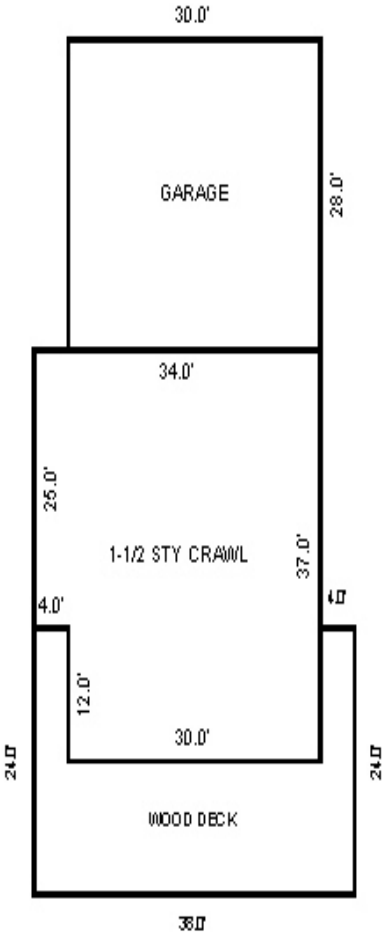
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level							
Rolling							
Low							
High							
Landscaped							
Swamp							
Wooded							
Pond							
Waterfront							
Ravine							
Wetland							
Flood Plain							
Who When What	2018	29,000	144,400	173,400			161,914C
TPC 12/27/2017 INSPECTED	2017	26,400	139,400	165,800			158,584C
TPC 12/20/2010 INSPECTED	2016	31,400	128,600	160,000			157,170C
	2015	30,000	126,700	156,700			156,700S

*** Information herein deemed reliable but not guaranteed***


Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator 1 Raised Hearth Wood Stove Direct-Vented Ga	Area 552	Type WPP	Year Built: 2005 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 2 Mech. Doors: 0 Area: 840 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G														
Building Style: 1.5S		Trim & Decoration		X			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +10 Effec. Age: 6 Floor Area: 2235 Total Base Cost: 152,210 Total Base New : 210,050 Total Depr Cost: 197,447 Estimated T.C.V: 286,298			CntyMult X 1.380 E.C.F. X 1.450		Bsmnt Garage: Carport Area: Roof:				
Yr Built 2005	Remodeled 0	Ex	X	Ord		Min	Size of Closets			Floor Area: 2235			X 1.380		E.C.F.				
Condition: Average		Lg	X	Ord		Small	Doors			Total Base Cost: 152,210			X 1.380		E.C.F.				
Room List		(5) Floors		Central Air Wood Furnace			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			1.5 Story Siding			Crawl Space 90.97			-10.23		3.16		1210 101,519		
(1) Exterior		X Drywall		Ex. X Ord. Min			1 Story Siding			Overhang 37.72			0.00		0.00		420 15,842		
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		No./Qual. of Fixtures			Other Additions/Adjustments			Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
	Insulation	Basement: 0 S.F. Crawl: 1210 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			(13) Plumbing			Average Fixture(s)			760.00				1 760		
(2) Windows		X Many Avg. Few		X Large Avg. Small		Many X Ave. Few			Average Fixture(s)			2400.00					1 2,400		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	X		X		1 Average Fixture(s)			Average Fixture(s)			1600.00					1 1,600		
X	Double Glass Patio Doors Storms & Screens	(8) Basement		Basement: 0 S.F. Crawl: 1210 S.F. Slab: 0 S.F. Height to Joists: 0.0			2 3 Fixture Bath			Average Fixture(s)			775.00					1 775	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	X		X		1 2 Fixture Bath			(14) Water/Sewer			Public Sewer					1 1,162		
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink			Well, 100 Feet			2700.00					1 2,700	
(3) Roof		X Gable Hip Flat		X Gambrel Mansard Shed		1 Separate Shower			(15) Built-Ins & Fireplaces			Appliance Allowance					1 1,915		
X	Asphalt Shingle	Chimney:		(10) Floor Support			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Fireplace: Exterior 1 Story			3875.00					1 3,875	
				Joists: Unsupported Len: Cntr.Sup:			1			Fireplace: Raised Hearth			170.00					1 170	
				Lump Sum Items:						(16) Porches			WPP, Standard			7.44		552 4,107	
										Class:C Exterior: Siding Foundation: 42 Inch (Finished)			Base Cost			18.97		840 15,935	
										Automatic Doors			-1300.00					1 -1,300	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 94/100/100/100/94.0,			Depr.Cost =			197,447			
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =						286,298			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex LLC

*** Information herein deemed reliable but not guaranteed***

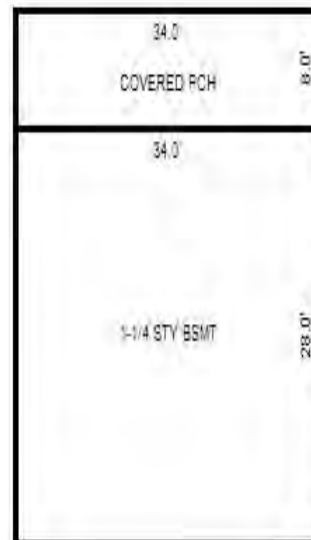
Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
104 S MARK TRL		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 0%										
ISHAM GERALD R & IRIS I 5972 MISTY HILL CLARKSTON MI 48346		MAP #:		2018 Est TCV 173,083 TCV/TFA: 145.45								
Taxpayer's Name/Address		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
ISHAM GERALD R & IRIS I 5972 MISTY HILL CLARKSTON MI 48346		Public Improvements		* Factors * 45'X95': EFF 61'								
Tax Description		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 13 CLAYTON'S HARBOR.		Gravel Road		GROUP B 1100/FF	45.00	164.24	0.9951	1.0000	1100	100		49,255
Comments/Influences		Paved Road		REDMAN ISLE/BAY	16.00	164.24	1.0000	1.0000	200	100		3,200
		Storm Sewer		61 Actual Front Feet, 0.23 Total Acres Total Est. Land Value = 52,455								
		Sidewalk		Land Improvement Cost Estimates								
		Water		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350			
		Curb		Total Estimated Land Improvements True Cash Value = 2,350								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Rolling		2018	26,200	60,300	86,500			65,154C		
		Low		2017	24,000	57,100	81,100			63,814C		
		High		2016	28,500	52,700	81,200			63,245C		
		Landscaped		2015	28,600	52,000	80,600			63,056C		
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		X PRIVATE RD										
		Who	When	What								
		TPC 12/27/2017	INSPECTED									
		TPC 12/20/2010	INSPECTED									

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 272	Type Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 29 Floor Area: 1190 Total Base Cost: 81,565 Total Base New : 112,560 Total Depr Cost: 79,918 Estimated T.C.V: 118,278							
Building Style: 1.25S		Trim & Decoration														
Yr Built 1977	Remodeled 0	Ex	X	Ord		Min	Size of Closets									
Condition: Average		Lg	X	Ord		Small	Doors			Solid	X	H.C.				
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric		200		Amps Service					
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Ex.		X	Ord.		Min	
(1) Exterior							No. of Elec. Outlets			Many		X	Ave.		Few	
X	Wood/Shingle Aluminum/Vinyl Brick	Insulation		(7) Excavation			(13) Plumbing			1		Average Fixture(s)				
(2) Windows		Many Avg.	X	Large Avg.	Basement: 952 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0			1			3 Fixture Bath					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Few		Small	(8) Basement			1			2 Fixture Bath					
(3) Roof				Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1			Softener, Auto						
X	Gable Hip Flat	Gambrel Mansard Shed	(9) Basement Finish			1			Softener, Manual							
X	Asphalt Shingle			Recreation SF Living SF Walkout Doors No Floor SF			1			Solar Water Heat						
Chimney: Block				(10) Floor Support			1			No Plumbing						
				Joists: Unsupported Len: Cntr.Sup:			1			Extra Toilet						
							1			Extra Sink						
							1			Separate Shower						
							1			Ceramic Tile Floor						
							1			Ceramic Tile Wains						
							1			Ceramic Tub Alcove						
							1			Vent Fan						
							1			(14) Water/Sewer						
							1			Public Water						
							1			Public Sewer						
							1			Water Well						
							1			1000 Gal Septic						
							1			2000 Gal Septic						
							1			Lump Sum Items:						
							1			Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 79,918						
							1			ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 = 118,278						

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.		
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status		
S MARK TRL		School: LAKE CITY - 57020								
Owner's Name/Address		P.R.E. 0%		MAP #:						
PIEKACZ KENNETH L & WEBER LISA M 5375 WRIGHT DR TROY MI 48098		2018 Est TCV 60,000								
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS					
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 14 CLAYTON'S HARBOR.		Public Improvements		* Factors * EFF: PIE SHAPE ~ 108X35						
Comments/Influences		Dirt Road		Description	Frontage	Depth	Rate	%Adj. Reason	Value	
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Gravel Road		<Site Value I>	GROUP I	\$60000	60000	100	60,000	
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Paved Road		109 Actual Front Feet, 0.19 Total Acres				Total Est. Land Value =	60,000	
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Storm Sewer								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Sidewalk								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Water								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Sewer								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Electric								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Gas								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Curb								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Street Lights								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Standard Utilities								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Underground Utils.								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Topography of Site								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Rolling		2018	30,000	0	30,000			20,743C
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Low		2017	30,000	0	30,000			20,317C
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X High		2016	30,000	0	30,000			20,136C
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Landscaped		2015	36,100	0	36,100			20,076C
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Swamp								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Wooded								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Pond								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Waterfront								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Ravine								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Wetland								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Flood Plain								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		X Private Road								
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		Who		When		What				
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		TPC 12/27/2017		INSPECTED						
RE,MOVED +5 FOR ROAD REDUCED SIZE & SHAPE -40 TO -20 BIG LOT..SHOULD NOT BE WORTH LESS THAN ADJACENT SMALLER LOTS		TPC 02/07/2012		INSPECTED						



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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		100,000	05/01/1995	WD	Download	299:660		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
157 S MARK TRL						
Owner's Name/Address	School: LAKE CITY - 57020					
MCKINNON DONALD & MARILYN 157 MARK TRAIL LAKE CITY MI 49651	P.R.E. 100% 05/03/1999					
	MAP #:					
	2018 Est TCV 383,860 TCV/TFA: 138.83					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 15 CLAYTON'S HARBOR.	X		GROUP B 1100/FF	85.00	110.00	0.9008	1.0000	1100	100	84,223
			85 Actual Front Feet, 0.22 Total Acres Total Est. Land Value = 84,223							

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates						
			Description	Rate	CountyMult.	Size	%Good	Cash Value	
	X	Dirt Road							
	X	Gravel Road							
	X	Paved Road							
	X	Storm Sewer							
	X	Sidewalk							
	X	Water							
	X	Sewer							
	X	Electric							
	X	Gas	LAND IMPROVE 2500	2500.00	1.00	1.0	95		2,375
		Curb	Total Estimated Land Improvements True Cash Value = 2,375						

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Low	X	High	2017	38,300	144,000	182,300			149,561C
Landscaped		Swamp	2016	46,700	132,800	179,500			148,227C
Wooded		Pond	2015	51,000	130,800	181,800			147,784C
X Waterfront		Ravine							
Wetland		Flood Plain							
X PRIVATE RD									

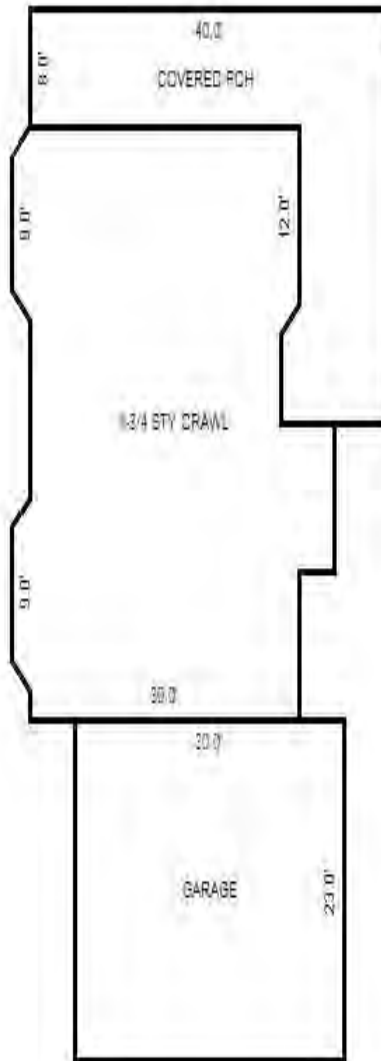


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga		Area 535	Type CCP (1 Story)	Year Built: 1997 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 2 Mech. Doors: 0 Area: 690 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled				Plaster Wood T&G											
Building Style: 1.75S		Trim & Decoration																
Yr Built 1997	Remodeled 0	Ex	X	Ord			Min	Size of Closets										
Condition: Average		X	Lg		Ord		Small											
Room List		(5) Floors		Central Air Wood Furnace														
	Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj			Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall		Ex.	X	Ord.		Min	1.75	Story Siding	Crawl Space	94.90	-9.09	0.00	1580	135,580	
X	Insulation			No. of Elec. Outlets						Other Additions/Adjustments			Rate			Size Cost		
(2) Windows		(7) Excavation		(13) Plumbing			(1) Exterior											
X	Many Avg. Few	X	Large Avg. Small	Basement: 0 S.F. Crawl: 1580 S.F. Slab: 0 S.F. Height to Joists: 0.0			Many			X	Ave.		Few	Average Fixture(s)			2,046	
X	Wood Sash Metal Sash Vinyl Sash			Basement			Average Fixture(s)			760.00			1			760		
X	Double Hung Horiz. Slide Casement			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			3 Fixture Bath			2400.00			1			2,400		
X	Double Glass Patio Doors Storms & Screens			Recreation SF Living SF Walkout Doors No Floor SF			2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			1162.00 2700.00			1 1			1,162 2,700		
(3) Roof		(8) Basement		(9) Basement Finish			(13) Plumbing			(14) Water/Sewer								
X	Gable Hip Flat			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Average Fixture(s)			1915.00 1350.00			1 1			1,915 1,350		
X	Asphalt Shingle			Recreation SF Living SF Walkout Doors No Floor SF			3 Fixture Bath			16.73			535			8,951		
Chimney:		(10) Floor Support					Average Fixture(s)			Class:C Exterior: Siding Foundation: 42 Inch (Finished)								
							Average Fixture(s)			Base Cost								
							Average Fixture(s)			Common Wall: 1 Wall								
							Average Fixture(s)			Automatic Doors								
							Average Fixture(s)			Phy/Ab.Phy/Func/Econ/Comb.%Good= 87/100/100/100/87.0,			Depr.Cost =			205,009		
							Average Fixture(s)			ECF (4520 NORTHSHORE LAKE MISSSAUKEE AREA)1.450 => TCV of Bldg: 1 =						297,262		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.			
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status			
S MARK TRL		School: LAKE CITY - 57020		P.R.E. 100% 05/03/1999							
Owner's Name/Address		MAP #:		2018 Est TCV 84,223							
MCKINNON DONALD & MARILYN 157 MARK TRAIL LAKE CITY MI 49651		Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
Tax Description		Public Improvements		* Factors *							
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 16 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP B 1100/FF		85.00	102.00	0.9008	1.0000	1100 100	84,223
		Paved Road		85 Actual Front Feet, 0.20 Total Acres		Total Est. Land Value =				84,223	
		Storm Sewer									
		Sidewalk									
		Water									
		X Sewer									
		X Electric									
		X Gas									
		Curb									
		Street Lights									
		Standard Utilities									
		Underground Utils.									
		Topography of Site									
		X Level									
		Rolling									
		X Low									
		High									
		Landscaped									
		Swamp									
		Wooded									
		Pond									
		X Waterfront									
		Ravine									
		Wetland									
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	
		X PRIVATE RD		2018	42,100	0	42,100			34,722C	
		TPC 12/27/2017 INSPECTED		2017	38,300	0	38,300			34,008C	
		TPC 05/08/2017 INSPECTED		2016	46,700	0	46,700			33,705C	
		TPC 02/07/2012 INSPECTED		2015	51,000	0	51,000			33,605C	



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
JENKINS JOANNE E	JENKINS JOANNE E TRUST	0	09/18/2013	QC	QUIT CLAIM	2013-03961 QD		0.0
JENKINS DAVID F & JOANNE	JENKINS JOANNE E	0	04/15/1999	DC	CERTIFICATE OF DEATH	2013-03960 DC		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
133 S MARK TRL						
	School: LAKE CITY - 57020					
	P.R.E. 100% 07/25/1994					
Owner's Name/Address	MAP #:					
JENKINS JOANNE E TRUST 49090 HIDDEN PINES COURT MIDLAND MI 48640	2018 Est TCV 273,371 TCV/TFA: 137.72					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS					
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 17 CLAYTON'S HARBOR.	X		* Factors *					
			GROUP B 1100/FF	65.00	139.00	0.9763	1.0000	1100 100

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Dirt Road	65 Actual Front Feet, 0.21 Total Acres					
			Total Est. Land Value = 69,804					

Comments/Influences	X	Sewer	Rate	CountyMult.	Size	%Good	Cash Value
	X	Shed: Wood Frame	11.53	1.00	96	50	554

Comments/Influences	X	Gas	Rate	CountyMult.	Size	%Good	Cash Value
	X	Curb	2500.00	1.00	1.0	94	2,350

Comments/Influences	X	Street Lights	Total Estimated Land Improvements True Cash Value = 2,904				
			Description	Rate	CountyMult.	Size	%Good
	X	Standard Utilities					

Comments/Influences	X	Underground Utils.	Topography of Site					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Level	Rolling					
			Low					

Comments/Influences	X	High	Rate	CountyMult.	Size	%Good	Cash Value
	X	Landscaped					

Comments/Influences	X	Wooded	Rate	CountyMult.	Size	%Good	Cash Value
	X	Pond					

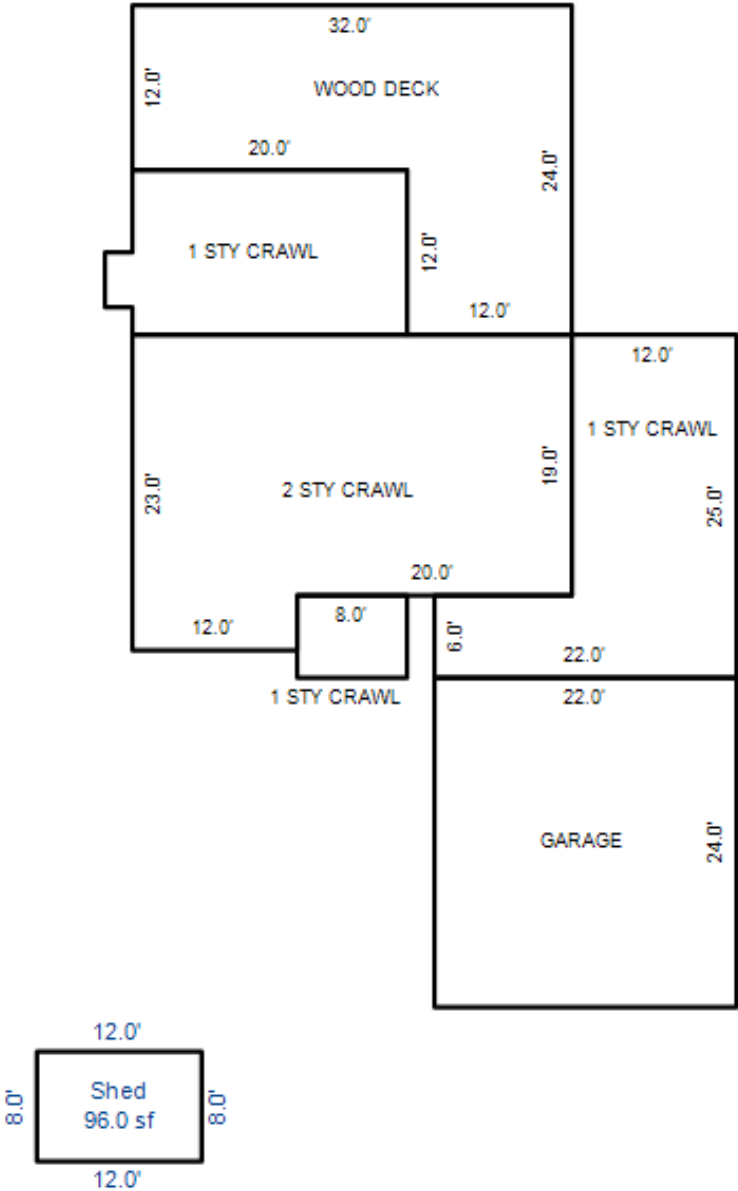
Comments/Influences	X	Ravine	Rate	CountyMult.	Size	%Good	Cash Value
	X	Wetland					

Comments/Influences	X	PRIVATE RD	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
	X		2018	34,900	101,800	136,700			106,128C
			TPC 12/27/2017	INSPECTED	2017	31,700	97,800	129,500	
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			TPC 05/08/2017	INSPECTED	2015	39,000	89,000	128,000	
			2010						
			2010						

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 528	Type Treated Wood	Year Built: 1990 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 528 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling					1									
Building Style: 1S		Trim & Decoration																	
Yr Built 1989	Remodeled 0	Ex	X	Ord		Min	Size of Closets												
Condition: Average		Lg	X	Ord		Small	Doors			Solid	X	H.C.							
Room List		(5) Floors		Central Air Wood Furnace															
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric															
		200		Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	2 Story Siding			Crawl Space			101.15 -9.07		0.00 656 60,404		
				No. of Elec. Outlets			1 Story Siding			Crawl Space			63.98 -9.07		0.00 250 13,728				
				Many			X	Ave.		1 Story Siding			Crawl Space			63.98 -9.07		0.00 48 2,636	
				Few			1 Story Siding			Crawl Space			63.98 -9.07		0.00 375 20,591				
(2) Windows		(7) Excavation		(13) Plumbing			Other Additions/Adjustments			Rate					Size Cost				
		Basement: 0 S.F. Crawl: 1329 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath			Average Fixture(s) 2 Fixture Bath			760.00 1600.00					1 760 1 1,600				
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(14) Water/Sewer			Public Sewer Well, 100 Feet			1162.00 2700.00		1 1,162 1 2,700				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			Appliance Allowance Fireplace: Exterior 2 Story			1915.00 4650.00		1 1,915 1 4,650				
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		(14) Water/Sewer			(16) Deck/Balcony			Treated Wood,Standard			6.22		528 3,284				
		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer			(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Automatic Doors			20.00 375.00		528 10,560 1 375				
(3) Roof		(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 79/100/100/100/79.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =								135,583 200,663				
X	Gable Hip Flat	Gambrel Mansard Shed	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:														
X	Asphalt Shingle																		
Chimney: Metal																			

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
JENKINS JOANNE E	JENKINS MARK A	1	09/18/2013	QC	RELATED PARTY	2013-03595 QD		0.0
		110,000	02/01/2003	WD	Download	03-0:1022		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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S MARK TRL	School: LAKE CITY - 57020					
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	P.R.E. 0%					
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Owner's Name/Address	MAP #:					
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JENKINS MARK A 473 DELAWARE CIRCLE BOLINGBROOK IL 60440	2018 Est TCV 73,520					
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Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS			
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Public Improvements	* Factors *				Rate %Adj.	Reason	Value
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	Description	Frontage	Depth	Front	Depth	1100	100	73,520
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	GROUP B 1100/FF 70.00 148.00 0.9548 1.0000				70 Actual Front Feet, 0.24 Total Acres		Total Est. Land Value =	73,520
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Tax Description	X	Dirt Road						
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. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W	X	Gravel Road						
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LOT 18 CLAYTON'S HARBOR.	X	Paved Road						
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Comments/Influences	X	Storm Sewer						
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	X	Sidewalk						
--	---	----------	--	--	--	--	--	--

	X	Water						
--	---	-------	--	--	--	--	--	--

	X	Sewer						
--	---	-------	--	--	--	--	--	--

	X	Electric						
--	---	----------	--	--	--	--	--	--

	X	Gas						
--	---	-----	--	--	--	--	--	--

		Curb						
--	--	------	--	--	--	--	--	--

		Street Lights						
--	--	---------------	--	--	--	--	--	--

		Standard Utilities						
--	--	--------------------	--	--	--	--	--	--

		Underground Utils.						
--	--	--------------------	--	--	--	--	--	--

		Topography of Site						
--	--	--------------------	--	--	--	--	--	--

		Level						
--	--	-------	--	--	--	--	--	--

		Rolling						
--	--	---------	--	--	--	--	--	--

		Low						
--	--	-----	--	--	--	--	--	--

	X	High						
--	---	------	--	--	--	--	--	--

		Landscaped						
--	--	------------	--	--	--	--	--	--

		Swamp						
--	--	-------	--	--	--	--	--	--

		Wooded						
--	--	--------	--	--	--	--	--	--

		Pond						
--	--	------	--	--	--	--	--	--

	X	Waterfront						
--	---	------------	--	--	--	--	--	--

		Ravine						
--	--	--------	--	--	--	--	--	--

		Wetland						
--	--	---------	--	--	--	--	--	--

	X	Flood Plain						
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	X	PRIVATE RD						
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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			2018	36,800	0	36,800			34,101C
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		TPC 12/27/2017 INSPECTED	2017	33,400	0	33,400			33,400S
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		TPC 05/08/2017 INSPECTED	2016	40,400	0	40,400			40,400S
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		TPC 02/07/2012 INSPECTED	2015	42,000	0	42,000			42,000S
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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GRILL DONALD L & CATHY A	DONOFRIO DAVID & JENNIFER	262,500	07/21/2017	WD	Arms Length	2017-02259	PTA	100.0
WYNGARDEN KAREN L	GRILL DONALD L & CATHY A	230,000	04/27/2015	WD	WARRANTY DEED	2015-01583	PTA	100.0
WYNGARDEN JAMES F & KAREN	WYNGARDEN KAREN L	0	09/09/2014	DC	CERTIFICATE OF DEATH	2014-03291		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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125 S MARK TRL	School: LAKE CITY - 57020					
	P.R.E. 0%					

Owner's Name/Address	MAP #:
DONOFRIO DAVID & JENNIFER 1186 EAGLE NEST CT MILFORD MI 48381	2018 Est TCV 242,109 TCV/TFA: 136.32

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
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Public Improvements	* Factors *	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road X Gravel Road X Paved Road X Storm Sewer X Sidewalk X Water X Sewer X Electric X Gas X Curb X Street Lights X Standard Utilities X Underground Utils.		GROUP B 1100/FF	65.00	141.00	0.9763	1.0000	1100	100		69,804
		65 Actual Front Feet, 0.21 Total Acres Total Est. Land Value =								69,804

Tax Description	Land Improvement Cost Estimates
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. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 19 CLAYTON'S HARBOR.	Description	Rate	CountyMult.	Size	%Good	Cash Value
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Comments/Influences	Residential Local Cost Land Improvements
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Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVE 1000	1000.00	1.00	1.0	94	940
Total Estimated Land Improvements True Cash Value =					940



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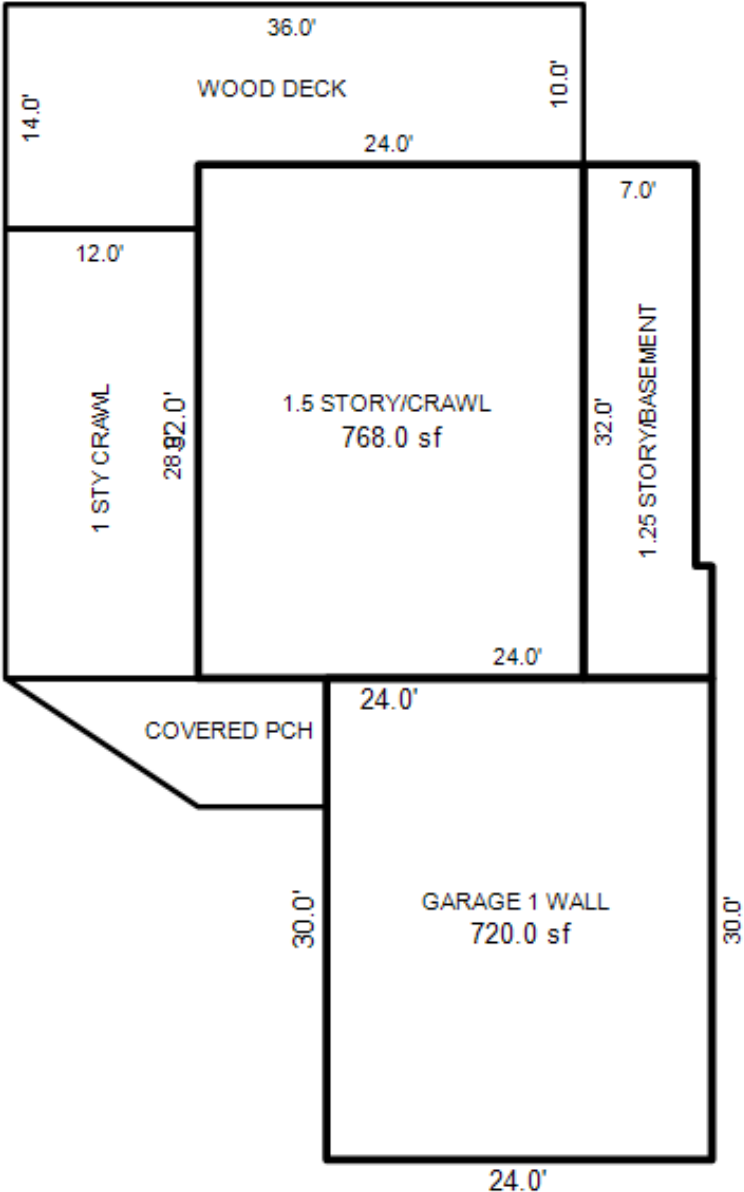
Topography of Site
X Level
Rolling
Low
X High
Landscaped
Swamp
Wooded
Pond
X Waterfront
Ravine
Wetland
Flood Plain
X PRIVATE RD

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	34,900	86,200	121,100			121,100S
2017	31,700	78,800	110,500			110,500S
2016	38,200	82,100	120,300			120,300S
2015	39,000	77,700	116,700			98,683C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove 1 Direct-Vented Ga		Area 112 408	Type CCP (1 Story) Treated Wood	Year Built: 1993 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 720 % Good: 0 Storage Area: 0 No Conc. Floor: 0						
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																
Building Style: 1.25S		Trim & Decoration																			
Yr Built 1984	Remodeled 2000	Ex	X	Ord		Min	Size of Closets														
Condition: Average		Lg	X	Ord		Small	Doors														
Room List		(5) Floors																			
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:					(12) Electric 200 Amps Service														
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost				
X	Wood/Shingle Aluminum/Vinyl Brick						Ex.	X	Ord.		Min	1.5 Story Siding			Crawl Space			85.51 -9.51 3.01 768 60,680			
	Insulation	Basement: 230 S.F. Crawl: 1104 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			1.25 Story Siding			Crawl Space			67.14 -9.51 2.01 336 20,039		2.25 Story Siding		Basement			77.21 0.00 2.55 230 18,345	
(2) Windows		(7) Excavation		(13) Plumbing			Other Additions/Adjustments			Rate			Rate		Rate		Size Cost				
X	Many Avg. Few	X	Large Avg. Small	Basement: 230 S.F. Crawl: 1104 S.F. Slab: 0 S.F. Height to Joists: 0.0			Average Fixture(s)			760.00			2400.00		1		760				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		1 Average Fixture(s) 3 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			1162.00			1575.00		1		1,162				
(3) Roof		(9) Basement Finish		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			1915.00			1200.00		1		1,915				
X	Gable Hip Flat	X	Gambrel Mansard Shed	Recreation SF Living SF Walkout Doors No Floor SF			Lump Sum Items:			1575.00			28.24		112		3,163				
X	Asphalt Shingle	(10) Floor Support		Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)			17.28			6.44		408		2,628				
Chimney: Metal										375.00			375.00		1		375				
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,			Depr.Cost =		115,787						
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =					171,365						

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ZIMMERMAN MELVIN D & MARC	UTECH KEITH & MEGHAN	320,000	08/03/2017	WD	Arms Length	2017-02419	PTA	100.0
		85,000	04/01/2001	WD	Download	01-0:1240		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
121 S MARK TRL			New House	10/30/2003	20030424	Complete

Owner's Name/Address	MAP #:
UTECH KEITH & MEGHAN 121 S MARK TRAIL Lake City MI 49651	2018 Est TCV 305,208 TCV/TFA: 158.96

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 20 CLAYTON'S HARBOR.	X		GROUP B 1100/FF	70.00	134.00	0.9548	1.0000	1100	100	73,520
			70 Actual Front Feet, 0.22 Total Acres Total Est. Land Value = 73,520							

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Dirt Road						
	X	Gravel Road						
	X	Paved Road						
	X	Storm Sewer						
	X	Sidewalk						
	X	Water						
	X	Sewer						
	X	Electric	LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350
	X	Gas	Total Estimated Land Improvements True Cash Value = 2,350					

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X Waterfront	Ravine	Wetland	Flood Plain	X PRIVATE RD	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value



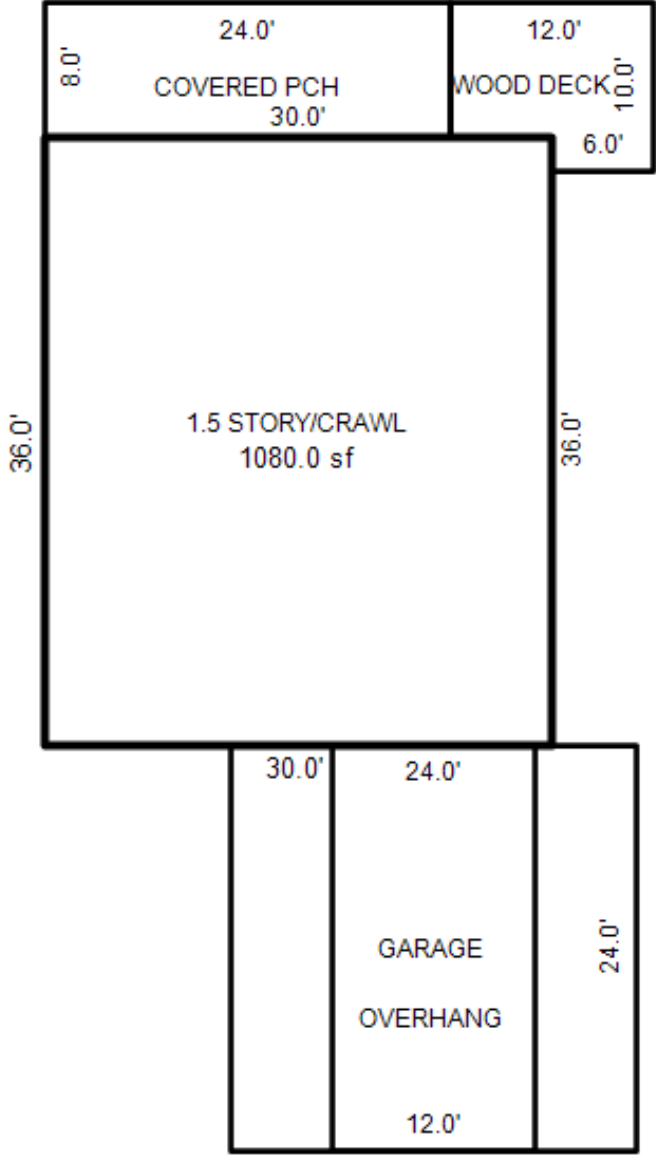
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															2017	33,400	100,100	133,500			126,367C
															2016	40,400	92,400	132,800			125,240C
															2015	42,000	91,000	133,000			124,866C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove 1 Direct-Vented Ga	Area 192 60	Type WCP (1 Story) Treated Wood	Year Built: 2004 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1/2 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 10 Floor Area: 1920 Total Base Cost: 127,346 Total Base New : 175,738 Total Depr Cost: 158,164 Estimated T.C.V: 229,338		CntyMult X 1.380 E.C.F. X 1.450		Bsmnt Garage: Carport Area: Roof:				
Building Style: 1.5S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Foundation Rate		Bsmnt-Adj		Heat-Adj		Size Cost	
Yr Built 2004	Remodeled 0	Ex	X	Ord		Min	No./Qual. of Fixtures			1.5	Story Siding	88.62	-10.06	3.01	1080	88,096	
Condition: Average		Lg	X	Ord		Small	No. of Elec. Outlets			1	Story Siding	38.48	0.00	0.00	300	11,544	
Room List		(5) Floors		Kitchen: Other: Other:			(13) Plumbing			Other Additions/Adjustments		Rate		Size Cost			
	Basement 1st Floor 2nd Floor 3 Bedrooms	(6) Ceilings		No. of Elec. Outlets			(13) Plumbing			Rate		Size Cost		Size Cost			
(1) Exterior	X	Drywall					Average Fixture(s)			760.00		1		760			
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		Basement: 0 S.F. Crawl: 1080 S.F. Slab: 0 S.F. Height to Joists: 0.0			Average Fixture(s)			2400.00		1		2,400			
(2) Windows	Many Avg. Few	X	Large Avg. Small	(8) Basement			Average Fixture(s)			1162.00		1		1,162			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Average Fixture(s)			2700.00		1		2,700			
(3) Roof	X	Many Avg. Few	X	Large Avg. Small	Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			1915.00		1		1,915		
X	Gable Hip Flat	(10) Floor Support		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			1200.00		1		1,200			
X	Asphalt Shingle	Gambrel Mansard Shed		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			21.95		192		4,214			
Chimney:		Joists: Unsupported Len: Cntr.Sup:		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			9.73		60		584			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			22.65		576		13,046			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			-650.00		1		-650			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			375.00		1		375			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0,		Depr.Cost =		158,164			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =				229,338			
		1		Recreation SF Living SF Walkout Doors No Floor SF			Average Fixture(s)			Lump Sum Items:							

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
117 S MARK TRL		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 04/11/2002										
WOODISON RICHARD G & JOYCE E TRUSTEES 117 S MARK TRAIL LAKE CITY MI 49651		MAP #:		2018 Est TCV 271,420 TCV/TFA: 145.22								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 21 CLAYTON'S HARBOR.		Public Improvements		* Factors *								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP B 1100/FF	65.00	143.00	0.9763	1.0000	1100	100		69,804
		Paved Road		65 Actual Front Feet, 0.21 Total Acres					Total Est. Land Value =		69,804	
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		Residential Local Cost Land Improvements								
		Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Electric		LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350			
		Gas		Total Estimated Land Improvements True Cash Value =					2,350			
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		X PRIVATE RD		2018	34,900	100,800	135,700			126,081C		
		TPC 12/27/2017 INSPECTED		2017	31,700	97,400	129,100			123,488C		
		TPC 10/10/2011 INSPECTED		2016	38,200	89,900	128,100			122,387C		
				2015	39,000	88,600	127,600			122,021C		

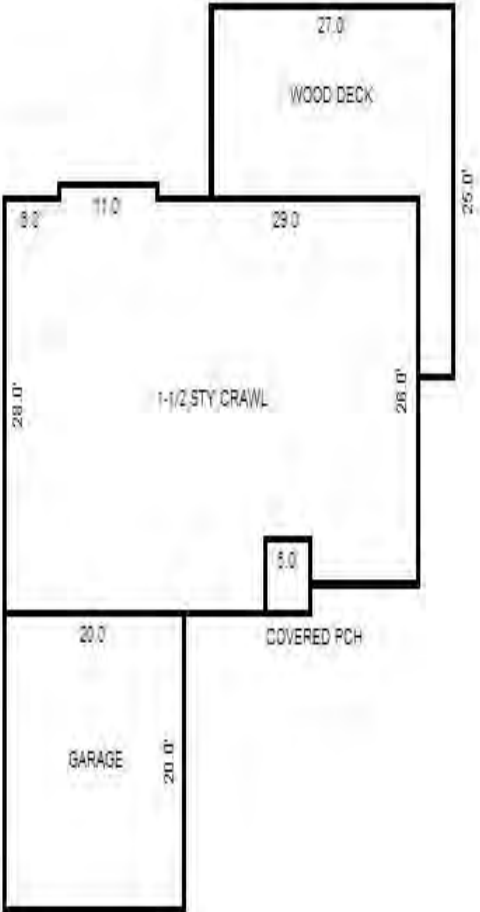


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 25 433	Type CCP (1 Story) Treated Wood	Year Built: 1989 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 400 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1.5S		Trim & Decoration														
Yr Built 1989	Remodeled 0	Ex	X Ord		Min											
Condition: Average		Lg	X Ord		Small											
Room List		(5) Floors		Central Air Wood Furnace												
5	Basement	Kitchen:		(12) Electric												
	1st Floor	Other:		200 Amps Service												
	2nd Floor	Other:														
3	Bedrooms	(6) Ceilings		No./Qual. of Fixtures												
(1) Exterior		X	Drywall	Ex.	X Ord.		Min									
X	Wood/Shingle Aluminum/Vinyl Brick	No. of Elec. Outlets		Many	X Ave.		Few									
Insulation		(7) Excavation		(13) Plumbing												
(2) Windows		Basement: 0 S.F. Crawl: 1246 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan												
X	Many Avg. Few	X	Large Avg. Small	(8) Basement		(14) Water/Sewer										
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor														
(3) Roof		(9) Basement Finish														
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF														
X	Asphalt Shingle	(10) Floor Support		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic												
Chimney: Metal		Lump Sum Items:														

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
NENNINGER KENNETH R & TRU	NENNINGER KENNETH & TRUDY	0	06/27/2017	QC	RELATED PARTY	2017-02156		0.0
		178,000	05/01/2002	WD	Download	02-0:2473		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
113 S MARK TRL			Reroof	10/10/2013	2013-0515	100%

Owner's Name/Address	MAP #:	2018 Est TCV 190,020 TCV/TFA: 183.42
NENNINGER KENNETH & TRUDY TRUST 54510 JEFFREY MACOMB MI 48042		

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 22 CLAYTON'S HARBOR.			* Factors *								
			Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
			GROUP B 1100/FF	70.00	161.00	0.9548	1.0000	1100	100		73,520
			70 Actual Front Feet, 0.26 Total Acres Total Est. Land Value =								73,520

Comments/Influences	X	Public Improvements	Description	Rate	CountyMult.	Size	%Good	Cash Value		
		Dirt Road								
		Gravel Road								
		Paved Road								
		Storm Sewer								
		Sidewalk								
		Water								
	X	Sewer								
	X	Electric	LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350		
	X	Gas								
		Curb								
		Street Lights								
		Standard Utilities								
		Underground Utils.								
			Total Estimated Land Improvements True Cash Value = 2,350							

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain	X	PRIVATE RD



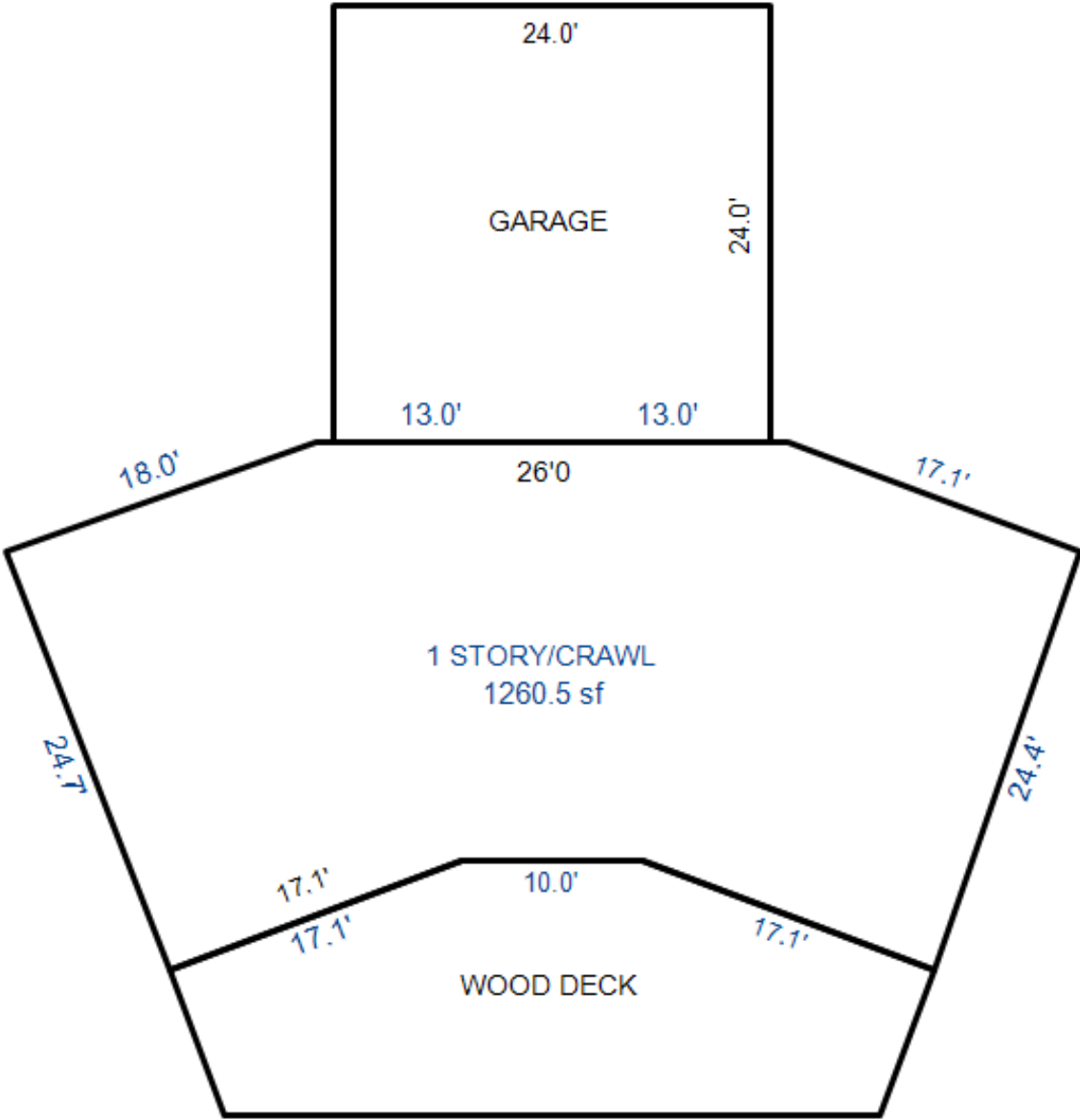
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	36,800	58,200	95,000			90,460C
2017	33,400	55,200	88,600			88,600S
2016	40,400	52,900	93,300			91,408C
2015	42,000	50,200	92,200			91,135C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 366	Type Treated Wood	Year Built: 1989 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: 1S		Trim & Decoration														
Yr Built 1989	Remodeled 0	Ex	X	Ord		Min	Size of Closets									
Condition: Average		Lg	X	Ord		Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace												
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200 Amps Service							Bsmnt Garage: Carport Area: Roof:		
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall	Ex.	X	Ord.		Min	1	Story Siding	Crawl Space	63.44	-9.21	0.00	1036	56,182
Insulation		(7) Excavation		No. of Elec. Outlets			Other Additions/Adjustments			Rate		Rate		Size Cost		
(2) Windows		Basement: 0 S.F. Crawl: 1036 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X	Ave.		Few	(13) Plumbing					
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Public Sewer Well, 100 Feet			760.00 2400.00		1 1 1	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			(14) Water/Sewer			(15) Built-Ins & Fireplaces						
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF					1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Appliance Allowance Deck/Balcony Treated Wood,Standard Garages			1915.00 6.48		1 366	
(3) Roof		(10) Floor Support		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors			19.20 -1300.00 375.00		576 1 1		11,059 -1,300 375		
X	Gable Hip Flat	Gambrel Mansard Shed		Lump Sum Items:			Phy/Ab.Phy/Func/Econ/Comb.%Good= 72/100/100/100/72.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =			77,128		77,128		114,150		
X	Asphalt Shingle															
Chimney: Metal																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LUDDEN GERALD D & VIRGINI	LUDDEN GERALD D & VIRGINI	0	07/21/2008	WD	Not Qualified	2008/2740		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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109 S MARK TRL	School: LAKE CITY - 57020					
	P.R.E. 0%					

Owner's Name/Address	MAP #:
----------------------	--------

LUDDEN GERALD D & VIRGINIA L TTEE LUDDEN GERALD D & VIRGINIA TRUST 1316 WOODINGHAM EAST LANSING MI 48823	2018 Est TCV 222,658 TCV/TFA: 163.72
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X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP B 1100/FF	75.00	166.00	0.9352	1.0000	1100	100		77,158
75 Actual Front Feet, 0.29 Total Acres								Total Est. Land Value = 77,158

Tax Description	X	Land Improvement Cost Estimates
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Description	Rate	CountyMult.	Size	%Good	Cash Value
-------------	------	-------------	------	-------	------------

Shed: Wood Frame	11.53	1.00	96	94	1,041
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Description	Rate	CountyMult.	Size	%Good	Cash Value
-------------	------	-------------	------	-------	------------

LAND IMPROVE 2500	2500.00	1.00	1.0	94	2,350
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Total Estimated Land Improvements True Cash Value =					3,391
---	--	--	--	--	-------

Comments/Influences	X	Topography of Site
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		Level
		Rolling
		Low
	X	High
	X	Landscaped
		Swamp
		Wooded
		Pond
	X	Waterfront
		Ravine
		Wetland
		Flood Plain
	X	PRIVATE RD

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	38,600	72,700	111,300			94,851C
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2017	35,100	70,200	105,300			92,901C
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2016	42,600	69,800	112,400			92,073C
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2015	45,000	68,800	113,800			91,798C
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Who	When	What
TPC	12/27/2017	INSPECTED
TPC	10/10/2011	INSPECTED

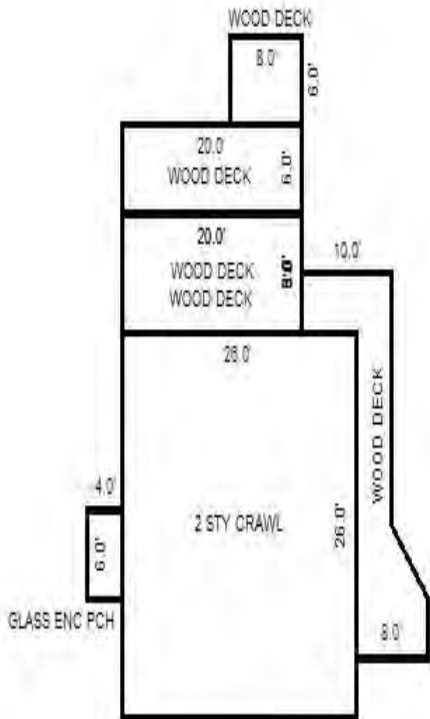
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*** Information herein deemed reliable but not guaranteed***



Building Type		(3) Roof (cont.)		(11) Heating/Cooling				(15) Built-ins				(15) Fireplaces				(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	Gas Wood		Oil Coal	X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 24 WGEF (1 Story) 160 WPP 48 WPP 160 WPP 120 WPP 154 WPP	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished ?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:										
X	Wood Frame	X	Drywall Paneled	Plaster Wood T&G	X				Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling	1															
Building Style: 2S		Trim & Decoration		Ex X Ord Min				Central Air Wood Furnace				Class: C +5 Effec. Age: 25 Floor Area: 1360 Total Base Cost: 98,074 Total Base New : 135,342 Total Depr Cost: 101,506 Estimated T.C.V: 142,109		CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage:									
Yr Built 1988	Remodeled 0	Size of Closets		Lg X Ord Small				(12) Electric 200 Amps Service				Total Base Cost: 98,074 Total Base New : 135,342 Total Depr Cost: 101,506 Estimated T.C.V: 142,109		X 1.400		Carpport Area: Roof:									
Condition: Average		Doors		Solid X H.C.				No Heating/Cooling				Floor Area: 1360 Total Base Cost: 98,074 Total Base New : 135,342 Total Depr Cost: 101,506 Estimated T.C.V: 142,109		CntyMult X 1.380 E.C.F. X 1.400											
Room List		(5) Floors		Kitchen: Other: Other:				Central Air Wood Furnace				Rate		Bsmnt-Adj		Heat-Adj		Size		Cost					
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service				No./Qual. of Fixtures				Stories Exterior		Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
(1) Exterior		X	Drywall	Ex. X Ord. Min				2 Story Siding				Crawl Space		121.38		-11.39		-0.57		676		73,968			
X	Wood/Shingle Aluminum/Vinyl Brick	No. of Elec. Outlets		Many X Ave. Few				1 Story Siding				Overhang		42.41		0.00		0.00		8		339			
	Insulation	(7) Excavation		(13) Plumbing				Other Additions/Adjustments				Rate		Rate		Rate		Size		Cost					
(2) Windows		Basement: 0 S.F. Crawl: 676 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan				(14) Water/Sewer				Average Fixture(s) 3 Fixture Bath		760.00 2400.00						1 1		760 2,400			
X	Many Avg. Few	X	Large Avg. Small	(8) Basement				(15) Built-Ins & Fireplaces				Public Sewer Well, 100 Feet		1162.00 2700.00						1 1		1,162 2,700			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish				(16) Porches				Appliance Allowance Fireplace: Exterior 2 Story		1915.00 4650.00						1 1		1,915 4,650			
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer				WGEF (1 Story), Standard WPP, Standard WPP, Standard WPP, Standard WPP, Standard WPP, Standard				86.22 11.72 19.51 11.72 13.27 11.89						24 160 48 160 120 154		2,069 1,875 936 1,875 1,592 1,831					
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer				Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.400 => TCV of Bldg: 1 =				Depr.Cost = 101,506						142,109							
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support				Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic																	
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:																					
Chimney: Metal																									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BOLDA ROBERT ALAN	KUNKEL BRIAN & JAMIE	90,000	07/07/2017	WD	Arms Length	2017-02145	PTA	100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
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S MARK TRL	School: LAKE CITY - 57020					
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	P.R.E. 100% 07/24/2017					
--	------------------------	--	--	--	--	--

Owner's Name/Address	MAP #:
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KUNKEL BRIAN & JAMIE 101 S MARK TRL LAKE CITY MI 49651	2018 Est TCV 73,520
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Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS				
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Public Improvements	* Factors *					
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Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
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GROUP B 1100/FF	70.00	150.00	0.9548	1.0000	1100	100	73,520
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75 Actual Front Feet, 0.23 Total Acres							Total Est. Land Value =	73,520
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Tax Description	X	Dirt Road	Gravel Road	Paved Road	Storm Sewer	Sidewalk	Water	X	Sewer	X	Electric	X	Gas	Curb	Street Lights	Standard Utilities	Underground Utils.
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SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 24 CLAYTON'S HARBOR.																	
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Comments/Influences

--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--



Topography of Site

X Level

Rolling

Low

X High

Landscaped

Swamp

Wooded

Pond

X Waterfront

Ravine

Wetland

Flood Plain

X PRIVATE RD

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	36,800	0	36,800			36,800S
2017	33,400	0	33,400		33,400W	33,400S
2016	40,400	0	40,400			38,203C
2015	42,000	0	42,000			38,089C

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BOUZA LARRY A	KUNKEL BRIAN P	107,000	07/31/2015	WD	Arms Length	2015-02599	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
S MARK TRL	School: LAKE CITY - 57020		New House	04/19/2016	2016-0105	100%
Owner's Name/Address	P.R.E. 100% 05/16/2017					
KUNKEL BRIAN P PO BOX 677 LAKE CITY MI 49651	MAP #:					
	2018 Est TCV 197,935 TCV/TFA: 253.76					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
			* Factors *							
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 25 CLAYTON'S HARBOR.	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water	Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
			GROUP B 1100/FF 63.80 149.00 0.9817 1.0000 1100 100 68,899 60 Actual Front Feet, 0.23 Total Acres Total Est. Land Value = 68,899							
Comments/Influences			Land Improvement Cost Estimates							
			Description	Rate	CountyMult.	Size	%Good	Cash Value		
			Shed: Wood Frame	11.43	1.00	99	50	566		
			Total Estimated Land Improvements True Cash Value = 566							



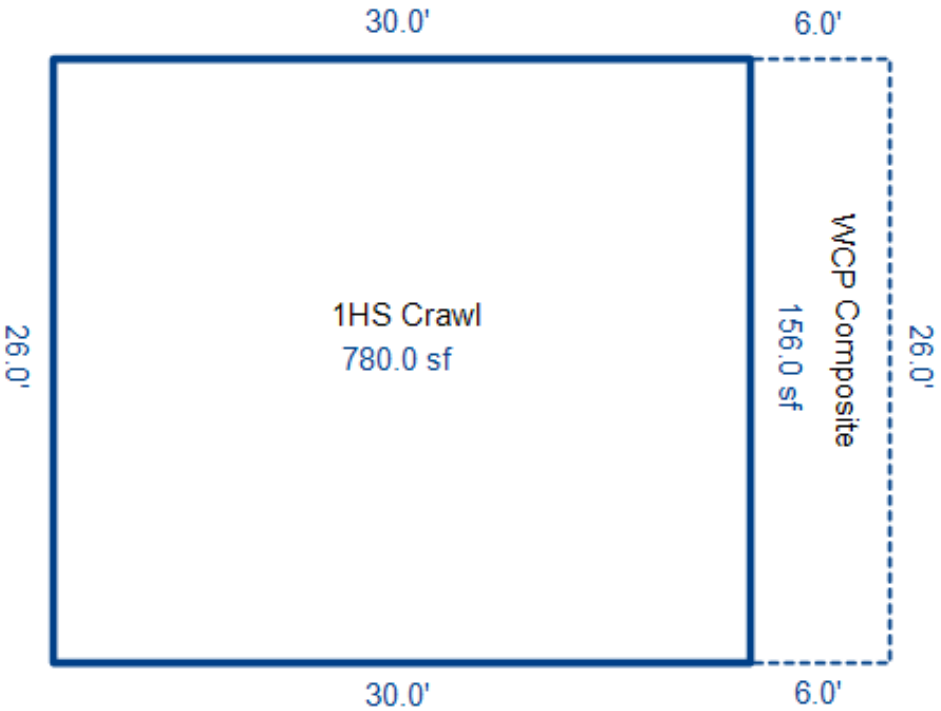
X Sewer									
X Electric									
X Gas									
Curb									
Street Lights									
Standard Utilities									
Underground Utils.									
Topography of Site									
X Level									
Rolling									
Low									
X High									
Landscaped									
Swamp									
Wooded									
Pond									
X Waterfront									
Ravine									
Wetland									
Flood Plain									
X Private Road									
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	34,400	64,600	99,000			96,054C
JWV	12/24/2017	INSPECTED	2017	31,300	33,200	64,500			64,500S
JWV	12/24/2016	INSPECTED	2016	37,700	0	37,700			37,700S
JWV	10/01/2016	INSPECTED	2015	38,300	0	38,300			30,537C

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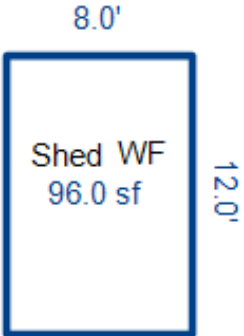
*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family	Eavestrough		Gas	Oil	Elec.	1	Appliance Allow.	Interior 1 Story		156	WCP (1 Story)	Year Built:		
	Mobile Home	Insulation		Wood	Coal	Steam		Cook Top	Interior 2 Story				Car Capacity:		
	Town Home	0	Front Overhang					Dishwasher	2nd/Same Stack				Class:		
	Duplex	0	Other Overhang	X			Garbage Disposal	Two Sided		Exterior:					
	A-Frame	(4) Interior		Forced Air w/o Ducts			Bath Heater	Exterior 1 Story		Brick Ven.:					
	Wood Frame	Drywall	Plaster	Forced Air w/ Ducts			Vent Fan	Exterior 2 Story		Stone Ven.:					
	Panelled		Wood T&G	Forced Hot Water			Hot Tub	Prefab 1 Story		Common Wall:					
Building Style:		Trim & Decoration		Electric Baseboard			Unvented Hood	Prefab 2 Story		Foundation:					
1.5S		Ex	Ord	Min	Elec. Ceil. Radiant			Vented Hood	Heat Circulator		Finished ?:				
Yr Built	Remodeled	Size of Closets		Radiant (in-floor)			Intercom	Raised Hearth		Auto. Doors:					
2017	0	Lg	Ord	Small	Electric Wall Heat			Wood Stove		Mech. Doors:					
Condition: Average		Doors		Solid	Space Heater			Direct-Vented Ga		Area:					
				H.C.	Wall/Floor Furnace			Class: C +5		% Good:					
Room List		(5) Floors		Central Air			Microwave		Effec. Age: 1		Storage Area:				
	Basement	Kitchen:		Wood Furnace			Standard Range		Floor Area: 780		No Conc. Floor:				
	1st Floor	Other:		(12) Electric			Self Clean Range		Total Base Cost: 64,851		Bsmnt Garage:				
	2nd Floor	Other:		0			Sauna		Total Base New : 89,495		Carport Area:				
	3 Bedrooms	(6) Ceilings		No./Qual. of Fixtures			Trash Compactor		Total Depr Cost: 88,600		Roof:				
(1) Exterior				Ex.			Central Vacuum		Estimated T.C.V: 128,470						
Wood/Shingle				Ord.			Security System								
Aluminum/Vinyl				Min											
Brick				No. of Elec. Outlets											
Insulation		(7) Excavation		Many											
		Basement: 0 S.F.		Ave.											
		Crawl: 780 S.F.		Few											
(2) Windows		Slab: 0 S.F.		(13) Plumbing											
Many		Height to Joists: 0.0		1											
Avg.				2											
Large		(8) Basement		Average Fixture(s)											
Avg.		Conc. Block		3 Fixture Bath											
Few		Poured Conc.		2 Fixture Bath											
Small		Stone		Softener, Auto											
		Treated Wood		Softener, Manual											
		Concrete Floor		Solar Water Heat											
(3) Roof		(9) Basement Finish		No Plumbing											
Wood Sash		Recreation SF		Extra Toilet											
Metal Sash		Living SF		Extra Sink											
Vinyl Sash		Walkout Doors		Separate Shower											
Double Hung		No Floor SF		Ceramic Tile Floor											
Horiz. Slide				Ceramic Tile Wains											
Casement				Ceramic Tub Alcove											
Double Glass				Vent Fan											
Patio Doors				(14) Water/Sewer											
Storms & Screens				Public Water											
				Public Sewer											
				Water Well											
				1000 Gal Septic											
				2000 Gal Septic											
				Lump Sum Items:											
Chimney:															

*** Information herein deemed reliable but not guaranteed***



50% Complete



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KEINATH JAMES P & GWEN L	WHITE SEYMOUR BENJAMIN J	265,000	09/22/2017	WD	Arms Length	2017-02929	PTA	100.0
		162,500	05/01/1998	WD	Download	319:319		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6945 W REDMAN DR			Addition	05/02/2007	20070220	Complete
Owner's Name/Address	P.R.E. 0%		MAP #:			
WHITE SEYMOUR BENJAMIN J & JENNIFER 122 COCORANE DR CADILLAC MI 49601	2018 Est TCV 263,906 TCV/TFA: 187.43					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
		Public Improvements		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 26 CLAYTON'S HARBOR.	X	Dirt Road		GROUP B 1100/FF	66.40	163.00	0.9701	1.0000	1100	100		70,853
Comments/Influences		Gravel Road		70 Actual Front Feet, 0.24 Total Acres Total Est. Land Value = 70,853								
		Paved Road		Land Improvement Cost Estimates								
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sidewalk		D/W/P: Patio Blocks	8.13	1.00	150	0	0			
	X	Water		D/W/P: 4in Ren. Conc.	4.21	1.00	288	0	0			
	X	Sewer		D/W/P: Asphalt Paving	1.61	1.00	288	0	0			
	X	Electric		D/W/P: Patio Blocks	8.13	1.00	200	0	0			
	X	Gas		Shed: Wood Frame	11.53	1.00	96	50	554			
		Curb		Residential Local Cost Land Improvements								
		Street Lights		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Standard Utilities		LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375			
		Underground Utils.		Total Estimated Land Improvements True Cash Value = 2,929								



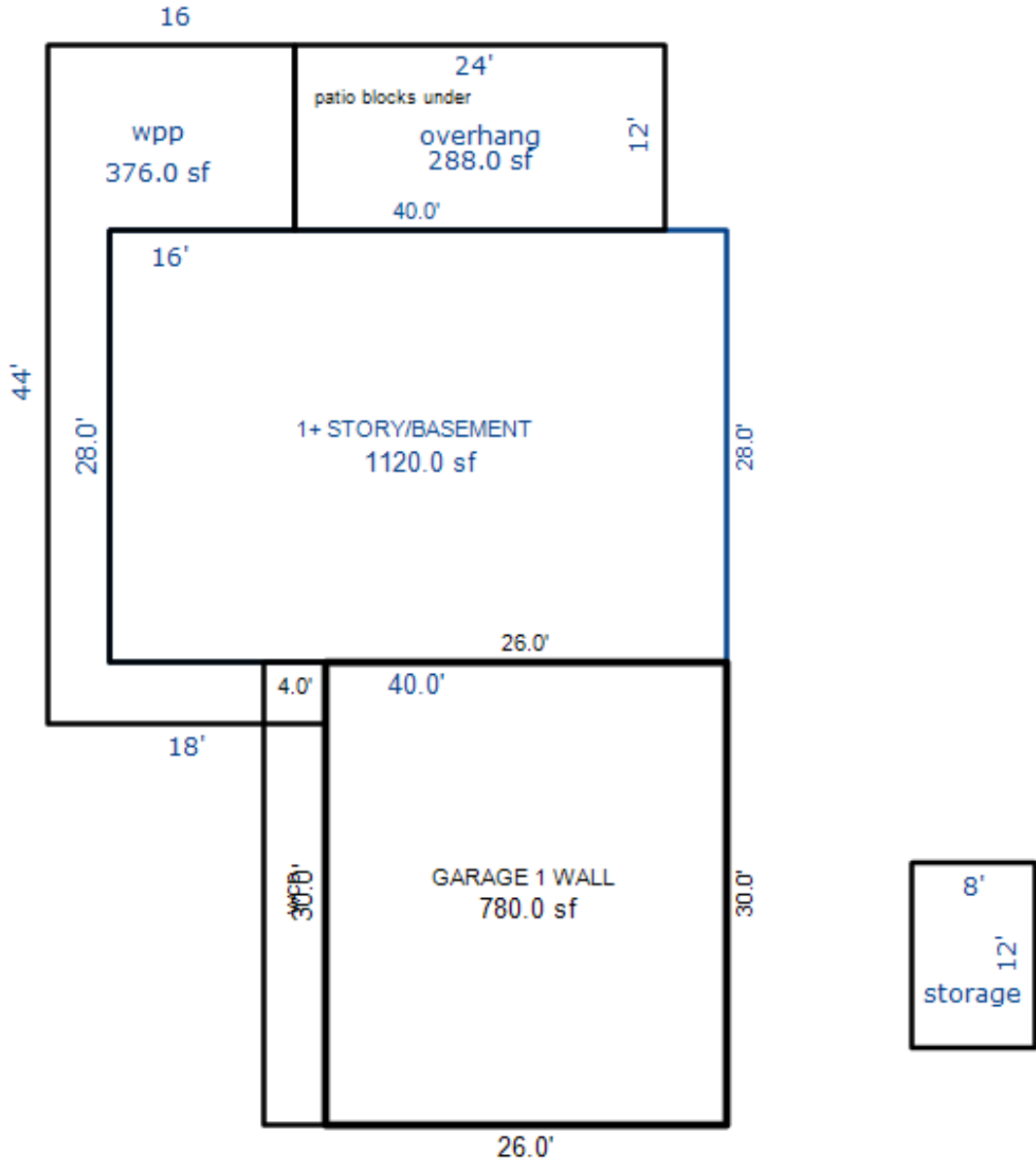
Topography of Site			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X	Level		2018	35,400	96,600	132,000			132,000S
	Rolling								
	Low								
X	High		2017	32,200	96,500	128,700			119,169C
	Landscaped								
	Swamp								
	Wooded		2016	38,800	87,200	126,000			118,107C
	Pond								
X	Waterfront		2015	39,800	82,800	122,600			117,754C
	Ravine								
	Wetland								
	Flood Plain								
Who	When	What							
TPC	12/27/2017	INSPECTED							
TPC	02/07/2012	INSPECTED							
TPC	10/10/2011	INSPECTED							

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga	Area 120 376	Type CCP (1 Story) WPP	Year Built: 1983 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 2 Mech. Doors: 0 Area: 780 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +10 Effec. Age: 30 Floor Area: 1408 Total Base Cost: 132,984 Total Base New : 183,518 Total Depr Cost: 128,462 Estimated T.C.V: 190,124			CntyMult X 1.380 E.C.F. X 1.480		Bsmnt Garage: Carport Area: Roof:			
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost				
Yr Built 1983	Remodeled 0	Ex	X Ord	Min	200 Amps Service			1 Story Siding Basement 72.44 0.00 1.22			1120 82,499						
Condition: Average		Lg	X Ord	Small	No./Qual. of Fixtures			1 Story Siding Overhang 38.24 0.00 0.00			288 11,013						
Room List		(5) Floors		No. of Elec. Outlets			Other Additions/Adjustments			Rate			Size Cost				
Basement	1st Floor	Kitchen:		Ex. X Ord. Min			(9) Basement Finish			Rate			Size Cost				
2nd Floor	3 Bedrooms	Other:		Many X Ave. Few			Basement Recreation Finish			11.45			560 6,412				
		Other:		(13) Plumbing			Walk out Basement Door(s)			775.00			1 775				
				(14) Water/Sewer			Average Fixture(s)			760.00			1 760				
				(15) Built-Ins & Fireplaces			3 Fixture Bath			2400.00			1 2,400				
				(16) Porches			2 Fixture Bath			775.00			1 775				
				(17) Garages			Softener, Auto			1162.00			1 1,162				
				Class:C Exterior: Siding Foundation: 42 Inch (Finished)			Softener, Manual			2700.00			1 2,700				
				Base Cost			Solar Water Heat			1915.00			1 1,915				
				Common Wall: 1 Wall			No Plumbing			1350.00			1 1,350				
				Automatic Doors			Extra Toilet			27.17			120 3,260				
				Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,			Extra Sink			8.72			376 3,279				
				Depr.Cost = 128,462			Extra Shower										
				ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 = 190,124			Separate Shower										
							Ceramic Tile Floor										
							Ceramic Tile Wains										
							Ceramic Tub Alcove										
							Vent Fan										
							(14) Water/Sewer										
							Public Water										
							Public Sewer										
							Water Well										
							1000 Gal Septic										
							2000 Gal Septic										
							Lump Sum Items:										

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
6939 W REDMAN DR		School: LAKE CITY - 57020		P.R.E. 100% 04/14/2009								
Owner's Name/Address		MAP #:		2018 Est TCV 244,686 TCV/TFA: 182.06								
SCULLY ANDREW J TRUST 6939 W REDMAN DR LAKE CITY MI 49651		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
Tax Description		Public Improvements		* Factors *								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 27 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP B 1100/FF 60.00 159.00 1.0000 1.0000 1100 100 66,000								
		Paved Road		60 Actual Front Feet, 0.22 Total Acres Total Est. Land Value = 66,000								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 4in Concrete 3.61 1.00 1100 0 0								
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 2500 2500.00 1.00 1.0 94 2,350								
		Curb		Total Estimated Land Improvements True Cash Value = 2,350								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Rolling		2018	33,000	89,300	122,300			91,453C		
		Low										
		X High		2017	30,000	82,900	112,900			89,572C		
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront		2016	36,000	76,500	112,500			88,774C		
		Ravine										
		Wetland										
		Flood Plain		2015	36,000	75,400	111,400			88,509C		
		Who	When	What								
		TPC	12/27/2017	INSPECTED								
		TPC	05/01/2017	INSPECTED								
		TPC	02/07/2012	INSPECTED								

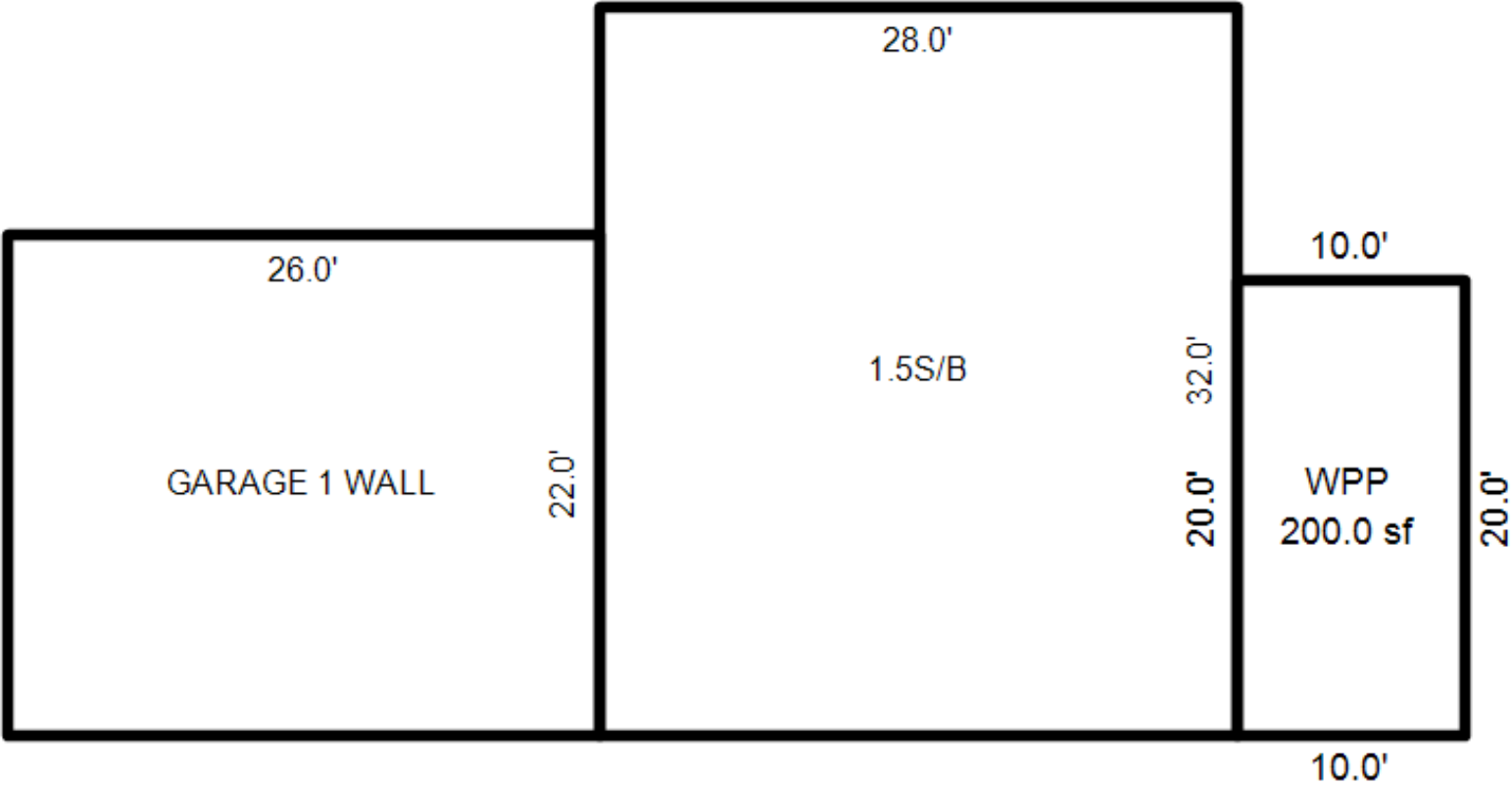


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*** Information herein deemed reliable but not guaranteed***

Building Type	(3) Roof (cont.)	(11) Heating/Cooling	(15) Built-ins	(15) Fireplaces	(16) Porches/Decks	(17) Garage
X Single Family Mobile Home Town Home Duplex A-Frame	Eavestrough Insulation 0 Front Overhang 0 Other Overhang (4) Interior	X Gas Wood Oil Coal Elec. Steam Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling	1 Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area Type 200 WPP	Year Built: 1991 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 572 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X Wood Frame	X Drywall Paneled Plaster Wood T&G	X				
Building Style: 1.5S	Trim & Decoration Ex X Ord Min					
Yr Built 1991	Remodeled 0	Size of Closets Lg X Ord Small				
Condition: Average	Doors Solid X H.C.					
Room List	(5) Floors	Central Air Wood Furnace				
Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:	(12) Electric 200 Amps Service				
(1) Exterior	(6) Ceilings	No./Qual. of Fixtures Ex. X Ord. Min	Stories Exterior 1.5 Story Siding	Foundation Basement	Rate 87.43	Bsmnt-Adj 0.00 Heat-Adj 2.87 Size 896 Cost 80,909
X Wood/Shingle Aluminum/Vinyl Brick	X Drywall		Other Additions/Adjustments (9) Basement Finish Basement Recreation Finish		Rate 11.45	Size 180 Cost 2,061
Insulation	(7) Excavation	Basement: 896 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0	(13) Plumbing Walk out Basement Door(s)		775.00	1 775
(2) Windows		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan	(13) Plumbing Average Fixture(s)		760.00	1 760
X Many Avg. Few	X Large Avg. Small		(14) Water/Sewer Public Sewer		2400.00	1 2,400
X Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(14) Water/Sewer Well, 100 Feet		1162.00 2700.00	1 1,162 1 2,700
(3) Roof	(8) Basement	(15) Built-Ins & Fireplaces Appliance Allowance	(15) Built-Ins & Fireplaces Appliance Allowance		1915.00	1 1,915
X Gable Hip Flat	X Gambrel Mansard Shed		(16) Porches WPP, Standard		10.65	200 2,130
X Asphalt Shingle	(9) Basement Finish	(14) Water/Sewer Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic Lump Sum Items:	(17) Garages Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors		19.27 -1300.00 375.00	572 -1,300 375 11,022 -1,300 375
Chimney:	(10) Floor Support		Phy/Ab.Phy/Func/Econ/Comb.%Good= 84/100/100/100/84.0, ECF (4520 NORTHSHORE LAKE MISSSAUKEE AREA)1.450 => TCV of Bldg: 1 =			121,611 176,336

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
EMERY NATHAN F & SHARON K	EMERY SHARON K	0	02/20/2012	DC	CERTIFICATE OF DEATH	2016-02131		0.0

Property Address: 6929 W REDMAN DR
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: EMERY NATHAN F & SHARON K TRUST
 1571 S MERRITT RD
 MERRITT MI 49667
 2018 Est TCV 169,351 TCV/TFA: 147.01

Tax Description: . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 28 EXC N 10 FT THOF. CLAYTON'S HARBOR.

Comments/Influences:

X Improved Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

Public Improvements * Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP B 1100/FF	80.00	140.00	0.9173	1.0000	1100	100		80,724
80 Actual Front Feet, 0.26 Total Acres Total Est. Land Value =								80,724

Land Improvement Cost Estimates

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVE 1000	1000.00	1.00	1.0	94	940
Total Estimated Land Improvements True Cash Value =					940

Topography of Site

- X Level
- X Rolling
- Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	40,400	44,300	84,700			82,701C
2017	36,700	44,300	81,000			81,000S
2016	44,700	48,900	93,600			92,476C
2015	48,000	44,200	92,200			92,200S



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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame	Eavestrough Insulation 0 Front Overhang 0 Other Overhang		X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 280	Type Treated Wood	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:				
X	Wood Frame	X Drywall X Paneled	Plaster Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: CD Effec. Age: 20 Floor Area: 1152 Total Base Cost: 66,189 Total Base New : 91,341 Total Depr Cost: 73,073 Estimated T.C.V: 87,687		CntyMult X 1.380 E.C.F. X 1.200		Bsmnt Garage: Carport Area: Roof:					
Building Style: BOCA/STATE		Trim & Decoration		Central Air Wood Furnace			(12) Electric		Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj		Size Cost						
Yr Built 1996	Remodeled 0	Ex	X Ord	Min	200 Amps Service			1 Story Siding Crawl Space 57.75 -8.45 0.00		Rate		Size Cost					
Condition: Average		Lg	X Ord	Small	No./Qual. of Fixtures			Other Additions/Adjustments		Rate		Size Cost					
Room List		(5) Floors		(6) Ceilings			No. of Elec. Outlets			Rate		Size Cost					
Basement 1st Floor 2nd Floor 3 Bedrooms		Kitchen: Other: Other:		X Drywall			Many X Ave. Few			Average Fixture(s) 3 Fixture Bath		630.00 1975.00		1 1		630 1,975	
(1) Exterior		(7) Excavation		Basement: 0 S.F. Crawl: 1152 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			Public Sewer Well, 100 Feet		1025.00 2550.00		1 1		1,025 2,550	
X	Wood/Shingle Aluminum/Vinyl Brick	(8) Basement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces		1415.00		1		1,415	
(2) Windows		Many Avg. X Large Avg. Small		(9) Basement Finish			(14) Water/Sewer			Treated Wood,Standard 6.43		280		1,800			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Recreation SF Living SF Walkout Doors No Floor SF		(10) Floor Support			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			(16) Deck/Balcony		Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.200 => TCV of Bldg:		Depr.Cost = 1 =		73,073 87,687	
(3) Roof		Gable Hip Flat		Chimney: Metal			Lump Sum Items:										

*** Information herein deemed reliable but not guaranteed***



Sketch by Ages IVTV

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
INMAN JOHN C JR	DEHAVEN JAMES G & THERESA	162,000	08/25/2017	WD	Arms Length	2017-02653	PTA	100.0
INMAN JOHN C JR	INMAN JOHN C JR	0	07/30/2013	AFF	AFFIXTURE MANUFACTUR	2013-03120 AFF		0.0
INMAN GEORGENA MAE	INMAN JOHN C JR	0	07/02/2012	DC	CERTIFICATE OF DEATH	2013-03119 DC		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6919 W REDMAN DR						
	School: LAKE CITY - 57020					
	P.R.E. 100% 09/19/2017					

Owner's Name/Address	MAP #:
DEHAVEN JAMES G & THERESA D 6919 W REDMAN DR LAKE CITY MI 49651	2018 Est TCV 162,963 TCV/TFA: 132.28

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS																																				
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 29 & N 10 FT OF LOT 28 CLAYTON'S HARBOR.	X		<table border="1"> <thead> <tr> <th>Description</th> <th>Frontage</th> <th>Depth</th> <th>Front</th> <th>Depth</th> <th>Rate</th> <th>%Adj.</th> <th>Reason</th> <th>Value</th> </tr> </thead> <tbody> <tr> <td>GRADE D 950/FF</td> <td>40.00</td> <td>129.00</td> <td>0.8396</td> <td>0.9374</td> <td>950</td> <td>100</td> <td></td> <td>29,908</td> </tr> <tr> <td>GROUP J 450/FF</td> <td>80.75</td> <td>65.92</td> <td>1.0000</td> <td>1.0000</td> <td>450</td> <td>100</td> <td></td> <td>36,338</td> </tr> <tr> <td colspan="8">121 Actual Front Feet, 0.24 Total Acres</td> <td>Total Est. Land Value = 66,246</td> </tr> </tbody> </table>	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	GRADE D 950/FF	40.00	129.00	0.8396	0.9374	950	100		29,908	GROUP J 450/FF	80.75	65.92	1.0000	1.0000	450	100		36,338	121 Actual Front Feet, 0.24 Total Acres								Total Est. Land Value = 66,246
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value																															
GRADE D 950/FF	40.00	129.00	0.8396	0.9374	950	100		29,908																															
GROUP J 450/FF	80.75	65.92	1.0000	1.0000	450	100		36,338																															
121 Actual Front Feet, 0.24 Total Acres								Total Est. Land Value = 66,246																															

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates																														
2016 MLS COMMENTS FOR 6919 W REDMAN DRIVE LAKE CITY, MI 49651 WELL MAINTAINED 2 BEDROOM/2 BATH ON A 130 FT. OF FRONTAGE WITH 50 FT. DOCK ON BEAUTIFUL LAKE MISSAUKEE. ENJOY LAKE LIVING AT AN AFFORDABLE COST, THIS HOUSE IS LISTED \$30,000 BELOW APPRAISED VALUE!! THIS UNIQUE HALF LOG CEDAR-SIDED HOME HAS	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water Sewer Electric Gas Curb Street Lights Standard Utilities Underground Utils.	<table border="1"> <thead> <tr> <th>Description</th> <th>Rate</th> <th>CountyMult.</th> <th>Size</th> <th>%Good</th> <th>Cash Value</th> </tr> </thead> <tbody> <tr> <td>Residential Local Cost Land Improvements</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <th>Description</th> <th>Rate</th> <th>CountyMult.</th> <th>Size</th> <th>%Good</th> <th>Cash Value</th> </tr> <tr> <td>LAND IMPROVE 1000</td> <td>1000.00</td> <td>1.00</td> <td>1.0</td> <td>94</td> <td>940</td> </tr> <tr> <td colspan="5">Total Estimated Land Improvements True Cash Value =</td> <td>940</td> </tr> </tbody> </table>	Description	Rate	CountyMult.	Size	%Good	Cash Value	Residential Local Cost Land Improvements						Description	Rate	CountyMult.	Size	%Good	Cash Value	LAND IMPROVE 1000	1000.00	1.00	1.0	94	940	Total Estimated Land Improvements True Cash Value =					940
Description	Rate	CountyMult.	Size	%Good	Cash Value																												
Residential Local Cost Land Improvements																																	
Description	Rate	CountyMult.	Size	%Good	Cash Value																												
LAND IMPROVE 1000	1000.00	1.00	1.0	94	940																												
Total Estimated Land Improvements True Cash Value =					940																												



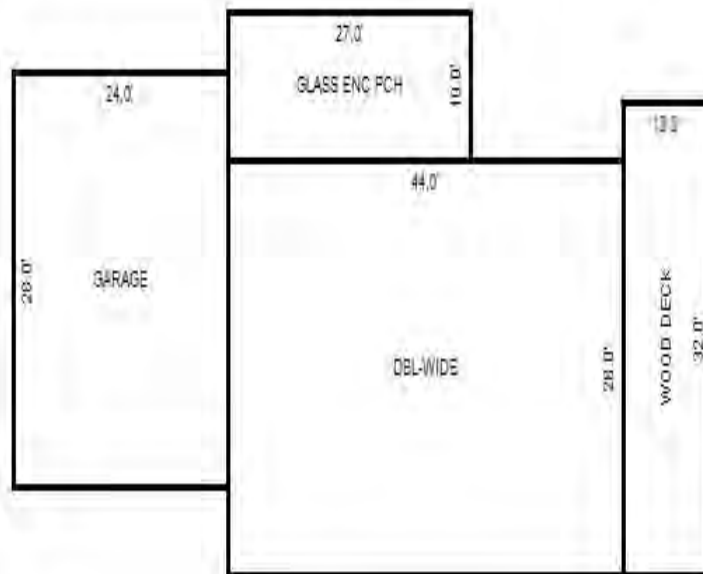
Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
	X									X					2018	33,100	48,400	81,500			81,500S
	X									X					2017	33,100	48,400	81,500			63,977C
	X									X					2016	32,300	50,900	83,200			63,407C
	X									X					2015	36,200	45,900	82,100			63,218C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 270 320	Type CGEP (1 Story) Treated Wood	Year Built: 1991 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G											
Building Style: BOCA/STATE		Trim & Decoration		X			Central Air Wood Furnace			Class: D Effec. Age: 25 Floor Area: 1232 Total Base Cost: 77,115 Total Base New : 106,419 Total Depr Cost: 79,814 Estimated T.C.V: 95,777			CntyMult X 1.380 E.C.F. X 1.200		Bsmnt Garage: Carport Area: Roof:	
Yr Built 1991	Remodeled 0	Ex	X	Ord		Min	No. Heating/Cooling			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost			
Condition: Average		Lg	X	Ord		Small	No. of Elec. Outlets			Rate			Size Cost			
Room List		Doors		Solid	X	H.C.	No. of Elec. Outlets			Rate			Size Cost			
Basement 1st Floor 2nd Floor 2 Bedrooms		(5) Floors		Kitchen: Other: Other:			(12) Electric			Rate			Size Cost			
(1) Exterior		X Drywall		Ex. X Ord. Min			No. of Elec. Outlets			Rate			Size Cost			
X Wood/Shingle Aluminum/Vinyl Brick		(7) Excavation		Basement: 0 S.F. Crawl: 1232 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			Rate			Size Cost			
Insulation		(8) Basement		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Rate			Size Cost			
(2) Windows		Many	X	Large			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Rate			Size Cost			
X Many Avg. Few	X Large Avg. Small	(9) Basement Finish		Recreation SF Living SF Walkout Doors No Floor SF			Lump Sum Items:			Rate			Size Cost			
X Wood Sash X Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		(10) Floor Support		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.200 => TCV of Bldg: 1 =			Rate			Size Cost			
X Double Glass X Patio Doors X Storms & Screens		Chimney: Metal								Rate			Size Cost			
(3) Roof		Gable Hip Flat		Gambrel Mansard Shed							Rate			Size Cost		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SMITH JOHN R & JUDITH	HOYLE WAYNE L & KATHERINE	238,000	05/06/2014	WD	WARRANTY DEED	2014-01678	PTA	100.0
		63,000	09/01/1999	WD	Download	330:1203		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6911 W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 254,289 TCV/TFA: 169.53					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
		Public Improvements		Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value		
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 30 CLAYTON'S HARBOR.	X			GROUP C 1100/FF	60.00	126.00	1.0000	0.9723	1100	100	64,172	
Comments/Influences				60 Actual Front Feet, 0.17 Total Acres Total Est. Land Value = 64,172								
NEW HOUSE ETC FOR 02	X			Land Improvement Cost Estimates								
	X			Description	Rate	CountyMult.	Size	%Good	Cash Value			
	X			Residential Local Cost Land Improvements								
	X			Description	Rate	CountyMult.	Size	%Good	Cash Value			
	X			LAND IMPROVE 1000	1000.00	1.00	1.0	97	970			
	X			Total Estimated Land Improvements True Cash Value =						970		



Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level	2018	32,100	95,000	127,100			124,446C
X Rolling	2017	33,000	89,900	122,900			121,887C
X High	2016	33,000	87,800	120,800			120,800S
X Landscaped	2015	36,000	86,500	122,500			122,500S
X Swamp							
X Wooded							
X Pond							
X Waterfront							
X Ravine							
X Wetland							
X Flood Plain							

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story 1 Prefab 1 Story 1 Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 320 WCP (1 Story) 36 WCP (1 Story) 64 Treated Wood	Year Built: 2001 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 840 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1.25S		Trim & Decoration															
Yr Built 2001		Remodeled 0		Ex	X	Ord		Min									
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:					(12) Electric										
		200 Amps Service															
		(6) Ceilings															
(1) Exterior	X	Drywall					Ex.	X	Ord.		Min						
X	Wood/Shingle Aluminum/Vinyl Brick																
Insulation																	
(2) Windows	Many Avg. Few	X	Large Avg. Small														
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor														
		(9) Basement Finish															
		Recreation	SF														
		Living	SF														
		Walkout Doors	SF														
		No Floor	SF														
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed														
X	Asphalt Shingle	(10) Floor Support															
		Joists: Unsupported Len: Cntr.Sup:															
		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic															
		Lump Sum Items:															
Chimney:																	
										Class: C -5 Effec. Age: 15 Floor Area: 1500 Total Base Cost: 108,953 Total Base New : 150,355 Total Depr Cost: 127,802 Estimated T.C.V: 189,147		CntyMult X 1.380 E.C.F. X 1.480					
										Stories Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
										1.25 Story Siding	Crawl Space	71.04	-8.85	0.00	1200	74,628	
										Other Additions/Adjustments		Rate		Size		Cost	
										(13) Plumbing		Average Fixture(s)		1		760	
										3 Fixture Bath		2400.00		2		4,800	
										(14) Water/Sewer		Public Sewer		1162.00		1,162	
										Well, 100 Feet		2700.00		1		2,700	
										(15) Built-Ins & Fireplaces		Appliance Allowance		1915.00		1,915	
										Fireplace: Prefab 1 Story		2200.00		1		2,200	
										(16) Porches		WCP (1 Story), Standard		18.75		320, 6,000	
										WCP (1 Story), Standard		45.75		36		1,647	
										(16) Deck/Balcony		Treated Wood,Standard		9.52		64, 609	
										(17) Garages		Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)					
										Base Cost		16.02		840		13,457	
										Common Wall: 1 Wall		-1300.00		1		-1,300	
										Automatic Doors		375.00		1		375	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,		Depr.Cost =		127,802			
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =				189,147			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
ELENBAAS LYNN & LUANNE	ELENBAAS LYNN J & LUANNE	0	02/19/2016	QC	RELATED PARTY	2016-00511		0.0
MILLER DOUGLAS H (TRUST)	ELENBAAS LYNN & LUANNE	194,900	07/31/2015	WD	Arms Length	2015-02597	PTA	100.0
MILLER DOUGLAS H TRUSTEE	MILLER DOUGLAS H (TRUST)	0	05/21/2004	QC	Not Qualified	04-0/3179		0.0
		95,000	05/01/1998	WD	Download	319:176		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6899 W REDMAN DR				05/06/2009	20090154	100%

Owner's Name/Address	MAP #:
ELENBAAS LYNN J & LUANNE TRUST 4635 ABIGAIL CT HOLLAND MI 49423	2018 Est TCV 193,692 TCV/TFA: 162.36

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
		* Factors *
		Description Frontage Depth Front Depth Rate %Adj. Reason Value
		GROUP C 1100/FF 60.00 137.00 1.0000 0.9887 1100 100 65,255
		60 Actual Front Feet, 0.19 Total Acres Total Est. Land Value = 65,255

Tax Description	X	Public Improvements	Land Improvement Cost Estimates
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 31 CLAYTON'S HARBOR.		Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk	
	X	Water	Description Rate CountyMult. Size %Good Cash Value
	X	Sewer	D/W/P: 4in Ren. Conc. 4.21 1.00 660 0 0
	X	Electric	Dock: Light posts 21.31 1.00 64 0 0
	X	Gas	Residential Local Cost Land Improvements
	X	Curb	Description Rate CountyMult. Size %Good Cash Value
		Street Lights	LAND IMPROVE 2500 2500.00 1.00 1.0 95 2,375
		Standard Utilities	Total Estimated Land Improvements True Cash Value = 2,375
		Underground Utils.	

Comments/Influences	Topography of Site
	X Level Rolling Low X High Landscaped Swamp Wooded Pond X Waterfront Ravine Wetland Flood Plain

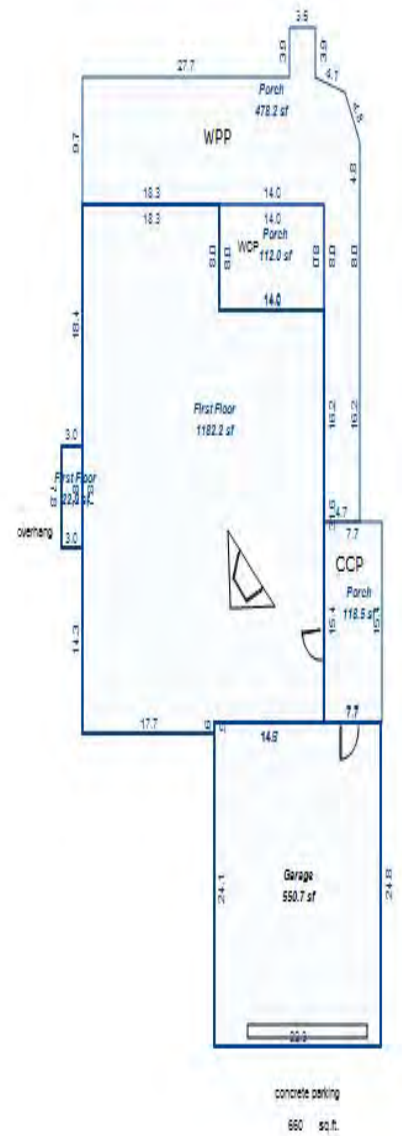


Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	32,600	64,200	96,800			96,800S
		TPC 12/27/2017 INSPECTED	2017	33,000	62,300	95,300			95,300S
		TPC 12/20/2010 INSPECTED	2016	33,000	67,300	100,300			100,300S
			2015	36,000	73,800	109,800			94,323C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 2003 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 550 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G														
Building Style: 1S		Trim & Decoration																	
Yr Built 1978	Remodeled 0	Ex	X	Ord		Min	Size of Closets												
Condition: Average		Lg	X	Ord		Small	Doors												
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			Class: C Effec. Age: 40 Floor Area: 1193 Total Base Cost: 101,283 Total Base New : 139,771 Total Depr Cost: 85,177 Estimated T.C.V: 126,062			CntyMult X 1.380 E.C.F. X 1.480		Bsmnt Garage: Carport Area: Roof:				
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost		
(1) Exterior							Ex. X Ord. Min			1	Story Siding	Crawl Space	65.20	-9.36	0.00	1182	66,003		
X	Wood/Shingle Aluminum/Vinyl Brick						No. of Elec. Outlets			0.5	Story Siding	Overhang	17.82	0.00	0.00	22	392		
	Insulation						Many X Ave. Few			Other Additions/Adjustments			Rate		Size Cost				
(2) Windows							(7) Excavation			(13) Plumbing	Average Fixture(s)			760.00		1 760			
X	Many Avg. X Few	Large Avg. X Small		Basement: 0 S.F. Crawl: 1182 S.F. Slab: 0 S.F. Height to Joists: 0.0						1	Average Fixture(s)	2 Fixture Bath			1600.00		1 1,600		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement			(8) Basement						1	Water/Sewer	Public Sewer			1162.00		1 1,162		
X	Double Glass Patio Doors Storms & Screens									1	Well, 50 Feet	(15) Built-Ins & Fireplaces			1575.00		1 1,575		
(3) Roof										Appliance Allowance			1915.00		1 1,915				
X	Gable Hip Flat	Gambrel Mansard Shed		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor						Fireplace: Interior 1 Story			3250.00		1 3,250				
X	Asphalt Shingle			(9) Basement Finish						(16) Porches			7.93		478		3,791		
Chimney:				Recreation SF Living SF Walkout Doors No Floor SF						WCP (1 Story), Standard			27.44		112		3,073		
										CCP (1 Story), Standard			27.44		118		3,238		
										(16) Deck/Balcony			7.13		192		1,369		
										(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)						
										Base Cost			19.63		550		10,797		
										Common Wall: 1 Wall			-1300.00		1		-1,300		
										Automatic Doors			375.00		1		375		
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,			Depr.Cost =		81,143				
										Separately Depreciated Items:									
										(16) Deck/Balcony			6.22		528		3,284		
										Treated Wood,Standard									
										Lump Sum Items:									
										County Multiplier = 1.38 =>			Cost New =		4,532				
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 89/100/100/100/89.0,			Depr.Cost =		4,034				
										<<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SADOWSKI JOHN A	COONA ROBERTO L & KATHLEE	198,999	07/31/2017	WD	Arms Length	2017-02386	PTA	100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6889 W REDMAN DR	School: LAKE CITY - 57020		Addition	05/04/2004	20040106	Complete

Owner's Name/Address	MAP #:
COONA ROBERTO L & KATHLEEN 1856 PENBROKE DR TRAVERSE CITY MI 49696	2018 Est TCV 197,011 TCV/TFA: 115.89

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

Tax Description	Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 32 CLAYTON'S HARBOR.	X Dirt Road	GROUP C 1100/FF	60.00	118.00	1.0000	0.9596	1100	100		63,335	
Comments/Influences	X Gravel Road	60 Actual Front Feet, 0.16 Total Acres								Total Est. Land Value =	63,335

Land Improvement Cost Estimates	Description	Rate	CountyMult.	Size	%Good	Cash Value
	D/W/P: 3.5 Concrete	3.20	1.00	774	0	0

Residential Local Cost Land Improvements	Description	Rate	CountyMult.	Size	%Good	Cash Value
	LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375
Total Estimated Land Improvements True Cash Value =						2,375

Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level	2018	31,700	66,800	98,500			98,500S

X Rolling	2017	33,000	63,900	96,900			73,560C
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X Low	2016	33,000	67,600	100,600			72,904C
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X High	2015	36,000	63,500	99,500			72,686C
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X Landscaped							
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X Swamp							
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X Wooded							
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X Pond							
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X Waterfront							
--------------	--	--	--	--	--	--	--

X Ravine							
----------	--	--	--	--	--	--	--

X Wetland							
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X Flood Plain							
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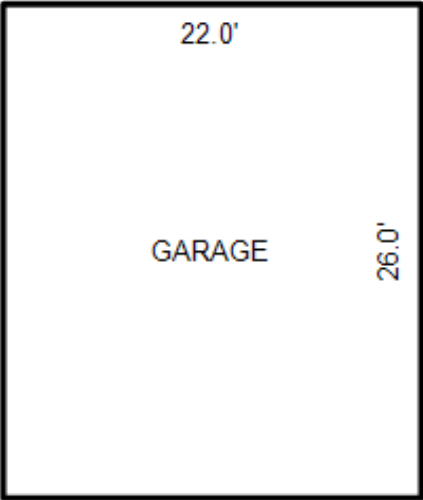
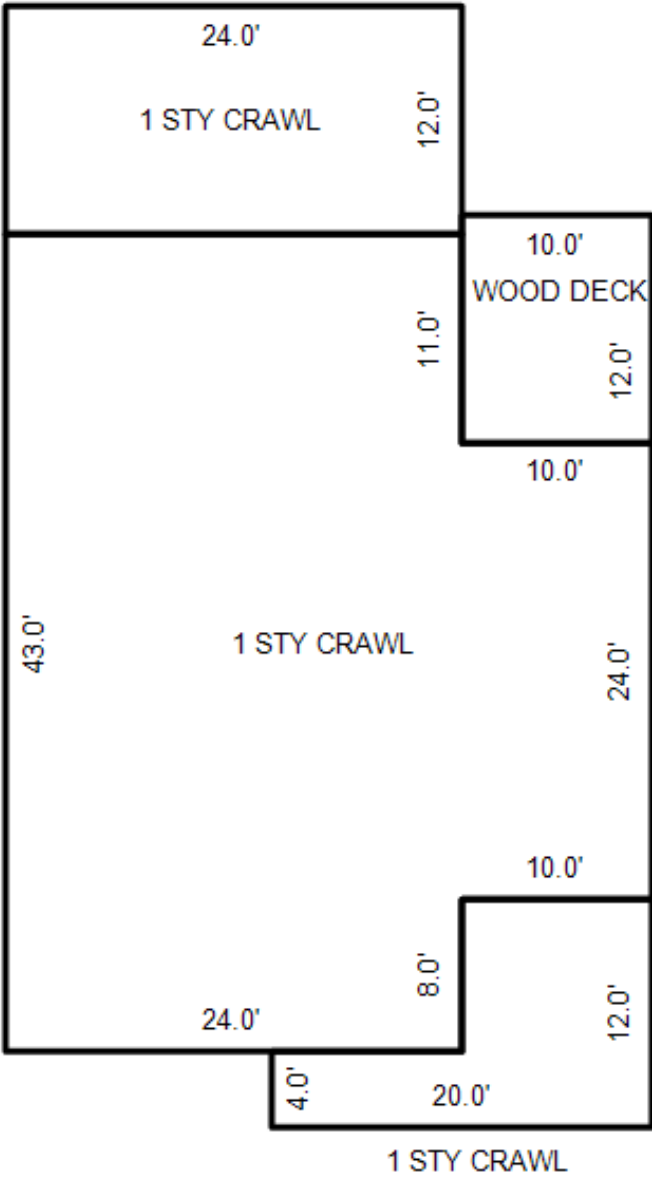


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 80 120	Type WPP Treated Wood	Year Built: 1989 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 572 % Good: 0 Storage Area: 0 No Conc. Floor: 0									
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling																	
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Class: CD Effec. Age: 45 Floor Area: 1700 Total Base Cost: 102,340 Total Base New : 142,729 Total Depr Cost: 88,717 Estimated T.C.V: 131,301			CntyMult X 1.380 E.C.F. X 1.480		Bsmnt Garage: Carport Area: Roof:							
Yr Built 1975	Remodeled 0	Ex	X	Ord		Min	200 Amps Service			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Condition: Average		Lg	X	Ord		Small	No./Qual. of Fixtures			Foundation			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Room List	(5) Floors	Kitchen: Other: Other:		No. of Elec. Outlets			Stories Exterior			Rate			Bsmnt-Adj		Heat-Adj		Size		Cost			
Basement 1st Floor 2nd Floor 3 Bedrooms		X	Drywall		Ex.	X	Ord.		1	1	1	54.18	-7.62	1.87	1272	61,603						
(1) Exterior		(6) Ceilings		Many			X	Ave.		Few	Other Additions/Adjustments			Rate		Size		Cost				
Wood/Shingle Aluminum/Vinyl Brick		Basement: 0 S.F. Crawl: 1700 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing			Average Fixture(s)			630.00			1		630							
Insulation		(7) Excavation		1			3 Fixture Bath			1325.00			1		1,325							
(2) Windows		Basement		1			2 Fixture Bath			1025.00			1		1,025							
Many Avg. Few	X	Large Avg. Small		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Public Water Public Sewer Water Well			1			2,550						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor	(8) Basement			(14) Water/Sewer			Public Water Public Sewer Water Well			1			1,415						
X	Double Glass Patio Doors Storms & Screens		(9) Basement Finish	Recreation SF Living SF Walkout Doors No Floor SF			Public Water Public Sewer Water Well			Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0,			Depr.Cost =		77,676							
X	Asphalt Shingle		(10) Floor Support	1			1000 Gal Septic 2000 Gal Septic			Separately Depreciated Items: Square footage # 2 is depreciated at 86 %Good... Base Cost Was = 13,948 County Multiplier = 1.38 => Cost New = 19,248 Phy/Ab.+hy/Func/Econ/Comb.%Good= 31/100/100/100/31.0, Depr.Cost = 5,967 Square footage # 3 is depreciated at 94 %Good... Base Cost Was = 6,780 County Multiplier = 1.38 => Cost New = 9,357 Phy/Ab.+hy/Func/Econ/Comb.%Good= 39/100/100/100/39.0, Depr.Cost = 3,649 Local Cost Items: <<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>			1			10,588						
Chimney: Block				Lump Sum Items:																		

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
STRONG MICHAEL R & CATHER	STRONG MICHAEL & CATHERIN	0	01/24/2017	WD	RELATED PARTY	2017-00565		0.0
STRONG RAYMOND D & DOLORE	STRONG MICHAEL R & CATHER	70,000	05/26/2004	WD	Not Qualified	04-0/2455		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6879 W REDMAN DR			Addition	03/24/2017	2017-0063	100%
	P.R.E. 0%		New House	10/01/2004	20040389	Complete

Owner's Name/Address	MAP #:
STRONG MICHAEL & CATHERINE TRUST 4305 WOODLAWN ST MIDLAND MI 48640	2018 Est TCV 335,955 TCV/TFA: 140.45

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
Public Improvements		* Factors *								
		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		GROUP C 1100/FF	60.00	105.00	1.0000	0.9375	1100	100		61,874
		60 Actual Front Feet, 0.14 Total Acres							Total Est. Land Value =	61,874

Tax Description	X	Land Improvement Cost Estimates						
		Description	Rate	CountyMult.	Size	%Good	Cash Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 33 CLAYTON'S HARBOR.	X	Dirt Road						
		Gravel Road						
		Paved Road						
		Storm Sewer						
		Sidewalk						
		Water						
	X	Sewer						
	X	Electric						
	X	Gas						
		Curb						
		Street Lights						
		Standard Utilities						
		Underground Utils.						
		Residential Local Cost Land Improvements						
		LAND IMPROVE 2500	2500.00	1.00	1.0	100	2,500	
		Total Estimated Land Improvements True Cash Value = 2,500						

Comments/Influences	X	Topography of Site
	X	Level
		Rolling
		Low
		High
		Landscaped
		Swamp
		Wooded
		Pond
	X	Waterfront
		Ravine
		Wetland
		Flood Plain

	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Who	2018	30,900	137,100	168,000			148,997C
When	2017	33,000	105,400	138,400			127,030C
What	2016	33,000	103,100	136,100			125,897C
	2015	36,000	101,600	137,600			125,521C

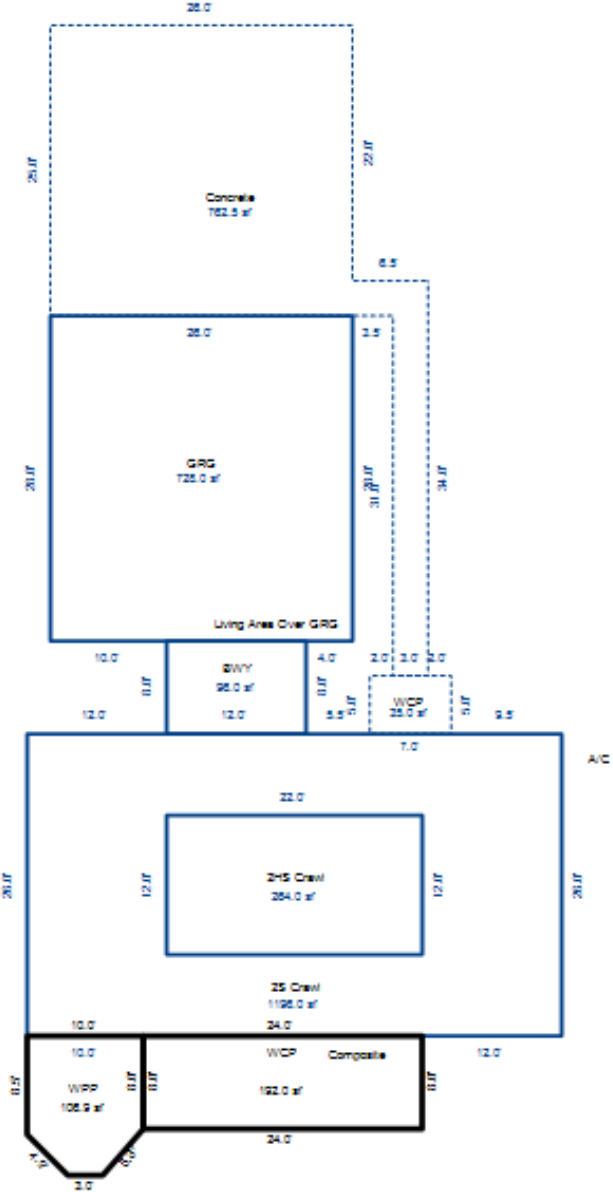


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	192 WCP (1 Story) 106 WPP 35 WCP (1 Story) 96 Brzwy, FW		Year Built: 2017 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 2 Mech. Doors: 0 Area: 728 % Good: 0 Storage Area: 728 No Conc. Floor: 0			
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 12 Floor Area: 2392 Total Base Cost: 159,739 Total Base New : 220,439 Total Depr Cost: 193,987 Estimated T.C.V: 271,581			CntyMult X 1.380 E.C.F. X 1.400		Bsmnt Garage: Carport Area: Roof:				
Building Style: 2S		Trim & Decoration			(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost							
Yr Built	Remodeled	Ex	X	Ord		Min	No./Qual. of Fixtures			Rate			Size Cost					
2005	0	Size of Closets			0 Amps Service			2 Story Siding			1196 122,243							
Condition: Average		Lg	X	Ord		Small	(13) Plumbing			Rate			Size Cost					
Room List		Doors			Solid X H.C.			Average Fixture(s)			Rate			Size Cost				
Basement		Kitchen:			1 Average Fixture(s)			Average Fixture(s)			Rate			Size Cost				
1st Floor		Other:			3 3 Fixture Bath			3 Fixture Bath			Rate			Size Cost				
2nd Floor		Other:			2 Fixture Bath			2 Fixture Bath			Rate			Size Cost				
4 Bedrooms		(6) Ceilings			Softener, Auto			Softener, Manual			Rate			Size Cost				
(1) Exterior		X Drywall			Solar Water Heat			Solar Water Heat			Rate			Size Cost				
Wood/Shingle		No. of Elec. Outlets			No Plumbing			No Plumbing			Rate			Size Cost				
Aluminum/Vinyl		Many			X Ave.			Extra Toilet			Rate			Size Cost				
Brick		Excavation			Extra Sink			Extra Sink			Rate			Size Cost				
Insulation		Basement: 0 S.F.			Separate Shower			Separate Shower			Rate			Size Cost				
(2) Windows		Crawl: 1196 S.F.			Ceramic Tile Floor			Ceramic Tile Floor			Rate			Size Cost				
Many		Slab: 0 S.F.			Ceramic Tile Wains			Ceramic Tile Wains			Rate			Size Cost				
Avg.		Height to Joists: 0.0			Ceramic Tub Alcove			Ceramic Tub Alcove			Rate			Size Cost				
X Avg.		(8) Basement			Vent Fan			Vent Fan			Rate			Size Cost				
X Few		Conc. Block			(14) Water/Sewer			(14) Water/Sewer			Rate			Size Cost				
Wood Sash		Poured Conc.			Public Water			Public Water			Rate			Size Cost				
X Metal Sash		Stone			Public Sewer			Public Sewer			Rate			Size Cost				
X Vinyl Sash		Treated Wood			Water Well			Water Well			Rate			Size Cost				
X Double Hung		Concrete Floor			1000 Gal Septic			1000 Gal Septic			Rate			Size Cost				
X Horiz. Slide		(9) Basement Finish			2000 Gal Septic			2000 Gal Septic			Rate			Size Cost				
X Casement		Recreation SF			Lump Sum Items:			Lump Sum Items:			Rate			Size Cost				
X Double Glass		Living SF									Rate			Size Cost				
X Patio Doors		Walkout Doors									Rate			Size Cost				
X Storms & Screens		No Floor SF									Rate			Size Cost				
(3) Roof		(10) Floor Support									Rate			Size Cost				
X Gable		Joists:									Rate			Size Cost				
Hip		Unsupported Len:									Rate			Size Cost				
X Flat		Cntr.Sup:									Rate			Size Cost				
X Asphalt Shingle											Rate			Size Cost				
Chimney:											Rate			Size Cost				

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address Class: 401 RESIDENTIAL-I Zoning: Building Permit(s) Date Number Status

6869 W REDMAN DR School: LAKE CITY - 57020 P.R.E. 100% 07/25/1994

Owner's Name/Address MAP #:

CRISP ROBERT E ETAL 2018 Est TCV 187,821 TCV/TFA: 161.64

6869 W REDMAN DRIVE X Improved Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

LAKE CITY MI 49651 Public Improvements * Factors *

Tax Description Description Frontage Depth Front Depth Rate %Adj. Reason Value

. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W GROUP C 1100/FF 60.00 125.00 1.0000 0.9708 1100 100 64,070

LOT 34 CLAYTON'S HARBOR. 60 Actual Front Feet, 0.17 Total Acres Total Est. Land Value = 64,070

Comments/Influences Land Improvement Cost Estimates

NEW GRG FOR 01 ADD FB LA @75% LA IN GRG FOR 02 Description Rate CountyMult. Size %Good Cash Value

X Sewer D/W/P: 3.5 Concrete 3.44 1.00 60 71 147

X Electric Total Estimated Land Improvements True Cash Value = 147

X Gas Topography of Site

X Curb Level

Street Lights X Rolling

Standard Utilities Low

Underground Utils. High

Topography of Site Landscaped

X Waterfront Swamp

Ravine Wooded

Wetland Pond

Flood Plain Year Land Value Building Value Assessed Value Board of Review Tribunal/Other Taxable Value

Who When What 2018 32,000 61,900 93,900 87,196C

TPC 12/27/2017 INSPECTED 2017 33,000 56,400 89,400 85,403C

TPC 10/31/2011 INSPECTED 2016 33,000 60,700 93,700 84,642C

RJG 08/04/2008 INSPECTED 2015 36,000 65,600 101,600 84,389C

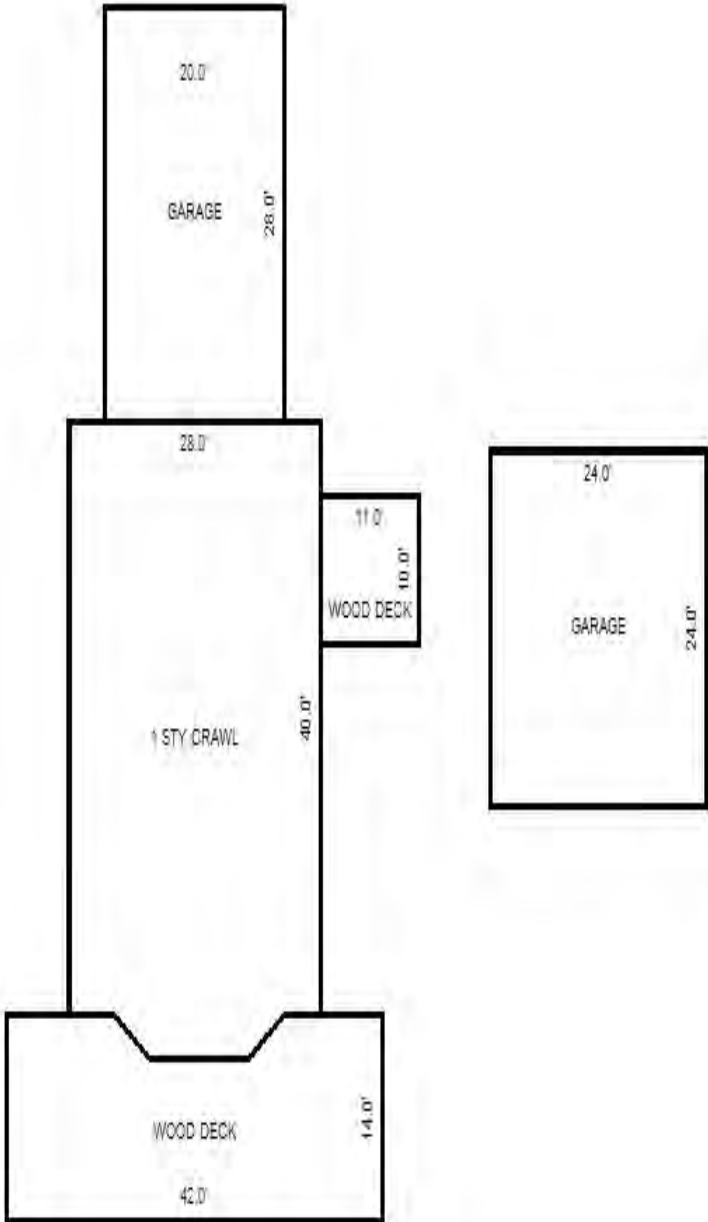


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*** Information herein deemed reliable but not guaranteed***


Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood Oil Coal X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth 1 Wood Stove Direct-Vented Ga		Area 546 110	Type Treated Wood Treated Wood	Year Built: 1970 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling										
Building Style: 1S		Trim & Decoration													
Yr Built 1970	Remodeled 0	Ex	X Ord	Min											
Condition: Average		Lg	X Ord	Small											
Room List		(5) Floors		Central Air Wood Furnace											
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service											
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures		Stories Exterior		Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost			
X	Wood/Shingle Aluminum/Vinyl Brick				Ex.	X Ord.	Min	1	Story Siding	Crawl Space	68.68	-9.87	-0.28	1162	68,012
	Insulation			No. of Elec. Outlets				Other Additions/Adjustments		Rate		Size Cost			
(2) Windows		(7) Excavation		(13) Plumbing				(14) Water/Sewer							
	Many Avg. Few	X	Avg. Large Small	Basement: 0 S.F. Crawl: 1162 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		Average Fixture(s) 760.00		1162.00 2700.00		1 1 1		760 1,162 2,700	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		(9) Basement Finish		(14) Water/Sewer		(15) Built-Ins & Fireplaces							
		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		Recreation SF Living SF Walkout Doors No Floor SF		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic		Appliance Allowance Fireplace: Wood Stove 1915.00 1350.00		1 1		1,915 1,350			
(3) Roof		(10) Floor Support						(16) Deck/Balcony							
X	Gable Hip Flat	Gambrel Mansard Shed	Joists: Unsupported Len: Cntr.Sup:		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic				Treated Wood,Standard Treated Wood,Standard 8.10		546 110		3,363 891		
X	Asphalt Shingle					Lump Sum Items:		(17) Garages							
Chimney: Metal								Class:C Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Common Wall: 1 Wall Mechanical Doors Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Deprr.Cost = ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =		17.55 -1025.00 350.00 19.47 375.00		576 1 1 560 1		10,109 -1,025 350 10,903 375 83,516 123,604	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.			
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status			
W REDMAN DR		School: LAKE CITY - 57020		P.R.E. 100% 01/19/1998							
Owner's Name/Address		MAP #:		2018 Est TCV 66,000							
CRISP ROBERT E ETAL 6869 W REDMAN DRIVE LAKE CITY MI 49651		Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
Tax Description		Public Improvements		* Factors *							
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 35 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
Comments/Influences		X Gravel Road		GROUP C 1100/FF 60.00 145.00 1.0000 1.0000		1100		100		66,000	
		X Paved Road		55 Actual Front Feet, 0.21 Total Acres		Total Est. Land Value =				66,000	
		X Storm Sewer									
		X Sidewalk									
		X Water									
		X Sewer									
		X Electric									
		X Gas									
		Curb									
		Street Lights									
		Standard Utilities									
		Underground Utils.									
		Topography of Site									
		X Level									
		Rolling									
		Low									
		High									
		Landscaped									
		Swamp									
		Wooded									
		Pond									
		X Waterfront									
		Ravine									
		Wetland									
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	
		Who	When	What	2018	33,000	0	33,000		29,687C	
		TPC 12/27/2017 INSPECTED			2017	33,000	0	33,000		29,077C	
		TPC 02/07/2012 INSPECTED			2016	33,000	0	33,000		28,818C	
					2015	33,000	0	33,000		28,732C	

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
PATRICK FLOYD B III & MAR	PATRICK FLOYD B III & MAR	0	06/07/2007	WD	RELATED PARTY	2007/2165		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6849 W REDMAN DR			Garage	09/16/2011	2011-0509	100%

Owner's Name/Address	P.R.E.	MAP #:
PATRICK FLOYD B III & MARY R TRUST 6900 VISTA GRANDE DRIVE ROCKFORD MI 49341	0%	2018 Est TCV 170,795 TCV/TFA: 182.47

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 36 CLAYTON'S HARBOR.			

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road X Gravel Road X Paved Road X Storm Sewer X Sidewalk X Water X Sewer X Electric X Gas X Curb X Street Lights X Standard Utilities X Underground Utils.	GROUP C 1100/FF	60.00	171.00	1.0000	1.0335	1100	100		68,213
	55 Actual Front Feet, 0.25 Total Acres Total Est. Land Value =								68,213
	Land Improvement Cost Estimates								
	Description	Rate	CountyMult.	Size	%Good	Cash Value			
	D/W/P: 4in Ren. Conc.	3.78	1.00	644	94	2,288			
	Total Estimated Land Improvements True Cash Value =								2,288

Comments/Influences	Topography of Site
	X Level Rolling Low High Landscaped Swamp Wooded Pond X Waterfront Ravine Wetland Flood Plain



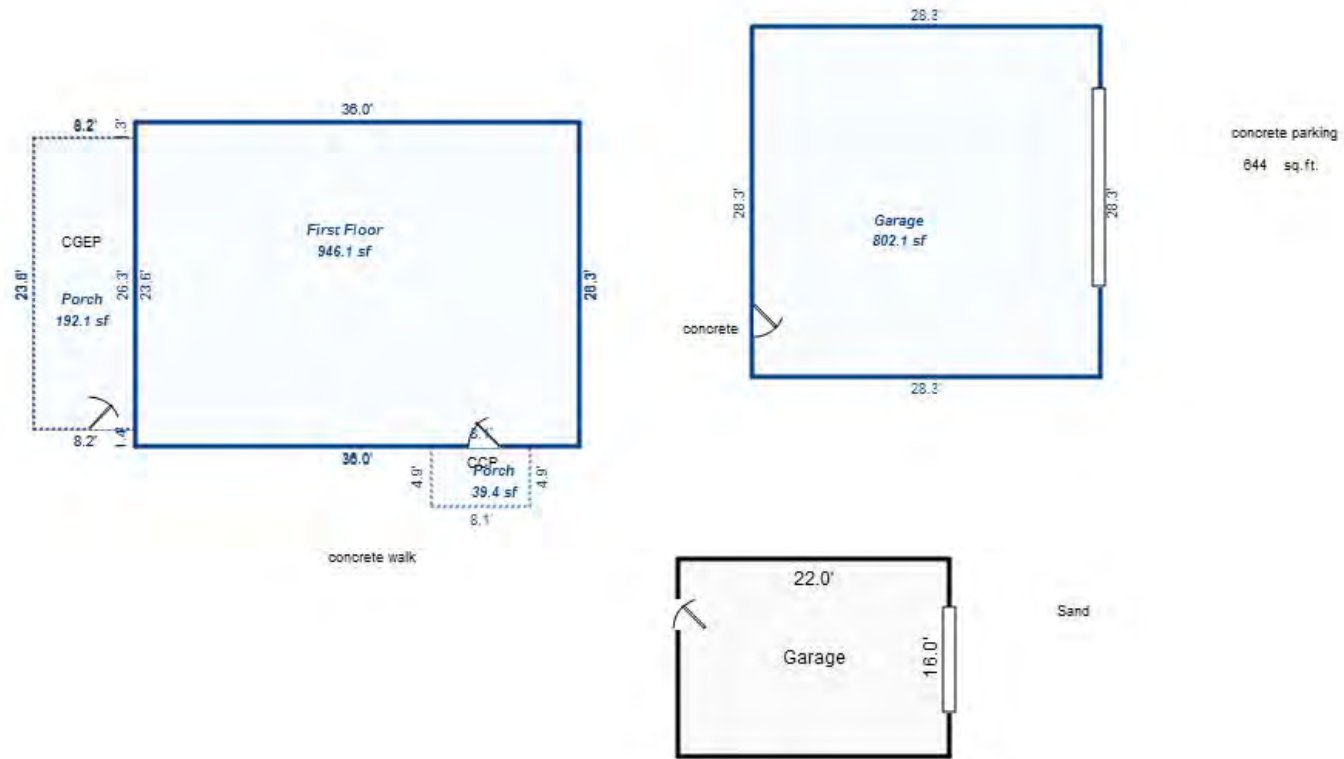
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	34,100	51,300	85,400			72,473C
		TPC 12/27/2017 INSPECTED	2017	33,000	46,900	79,900			70,983C
		TPC 10/31/2011 INSPECTED	2016	33,000	50,300	83,300			70,350C
			2015	33,000	47,800	80,800			70,140C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																							
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood Oil Coal X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area Type		Year Built: 1972 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 352 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																																																																																						
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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		160,000	07/01/2002	WD	Download	02-0:3943		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6839 W REDMAN DR			Addition	08/16/2007	20070557	100%

Owner's Name/Address	MAP #:	P.R.E. 100% 08/08/2005	Garage	10/06/2005	20050349	100%
ZISSLER GAIL M 6839 W REDMAN DR LAKE CITY MI 49651		2018 Est TCV 291,043 TCV/TFA: 118.70				

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS				
		* Factors *				
		Description	Frontage	Depth	Front Depth	Rate %Adj. Reason Value

		GROUP C 1100/FF	60.00	175.00	1.0000 1.0383	1100 100 68,530
		55 Actual Front Feet, 0.25 Total Acres				Total Est. Land Value = 68,530

Taxpayer's Name/Address		Land Improvement Cost Estimates				
		Description	Rate	CountyMult.	Size %Good	Cash Value
		Shed: Wood Frame	11.26	1.00	108 72	876
		Total Estimated Land Improvements True Cash Value =				876

Tax Description	X Electric	X Gas	X Curb	X Street Lights	X Standard Utilities	X Underground Utils.
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 37 CLAYTON'S HARBOR.						



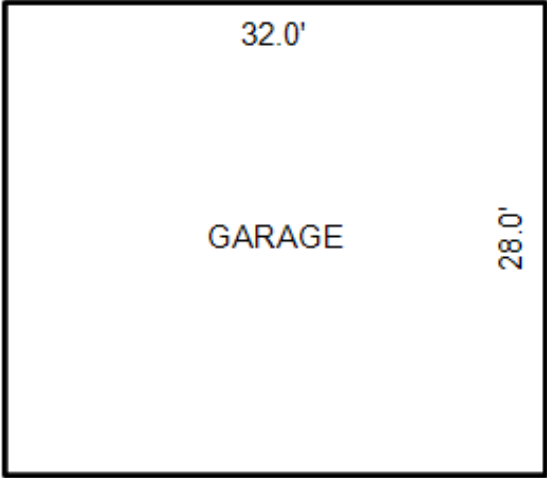
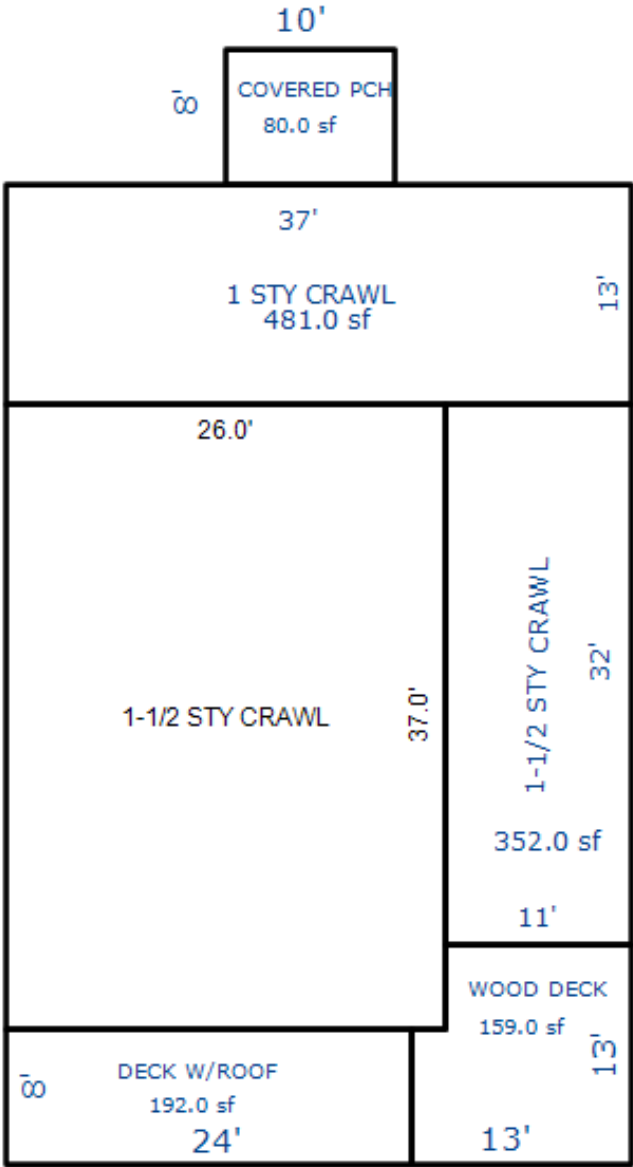
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
Level							
Rolling							
Low							
X High							
Landscaped							
Swamp							
Wooded							
Pond							
X Waterfront							
Ravine							
Wetland							
Flood Plain							
Who When What	2018	34,300	111,200	145,500			136,087C
TPC 12/27/2017 INSPECTED	2017	33,000	107,400	140,400			133,288C
TPC 08/17/2015 INSPECTED	2016	33,000	99,100	132,100			132,100S
TPC 10/31/2011 INSPECTED	2015	33,000	111,600	144,600			134,502C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage										
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 2005 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 896 % Good: 0 Storage Area: 0 No Conc. Floor: 0									
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																				
Building Style: 1.5S		Trim & Decoration																							
Yr Built 1978	Remodeled 2007	Ex	X	Ord		Min	Size of Closets																		
Condition: Average		Lg	X	Ord		Small	Doors																		
Room List		(5) Floors		Central Air Wood Furnace																					
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(12) Electric			200			Amps Service															
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj		Heat-Adj		Size Cost								
X	Wood/Shingle Aluminum/Vinyl Brick						Ex.	X	Ord.		Min	1.5 Story Siding			Crawl Space			77.95 -8.37 0.00 962 66,936							
	Insulation	(7) Excavation		No. of Elec. Outlets			1.5 Story Siding			Crawl Space			77.95 -8.37 0.00		352 24,492										
(2) Windows		Basement: 0 S.F. Crawl: 1795 S.F. Slab: 0 S.F. Height to Joists: 0.0		Many			X			Ave.			Few			1 Story Siding			Crawl Space			61.17 -8.37 0.00		481 25,397	
X	Many Avg. Few	X	Large Avg. Small	(8) Basement			(13) Plumbing			Other Additions/Adjustments			Rate					Size Cost							
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1			Average Fixture(s)			760.00					1		760								
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish		1			3 Fixture Bath			1162.00					1		1,162								
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF		2			2 Fixture Bath			1575.00					1		1,575								
X	Gable Hip Flat	Gambrel Mansard Shed		(14) Water/Sewer			Softener, Auto			1915.00					1		1,915								
X	Asphalt Shingle	(10) Floor Support		1			Softener, Manual			3250.00					1		3,250								
Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:		1			Solar Water Heat			Fireplace: Interior 1 Story					1		3,250								
		1		Public Water			No Plumbing			(16) Porches					80		2,490								
		1		Public Sewer			Extra Toilet			WCP (1 Story), Standard					192		4,214								
		1		Water Well			Extra Sink			WCP (1 Story), Standard					159		1,177								
		1		1000 Gal Septic			Separate Shower			(16) Deck/Balcony															
		1		2000 Gal Septic			Ceramic Tile Floor			Treated Wood,Standard															
		Lump Sum Items:					Ceramic Tile Wains			(17) Garages															
							Ceramic Tub Alcove			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)															
							Vent Fan			Base Cost					896		13,942								
										Automatic Doors					1		375								
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,							Depr.Cost = 152,853								
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =							221,637								

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		83,000	09/01/1995	WD	Download	298:513		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6829 W REDMAN DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 0%	MAP #:				
SCHLICKER GARY A & PAULA J 4368 BECKETT PLACE SAGINAW MI 48603	2018 Est TCV 165,896 TCV/TFA: 184.33					

Taxpayer's Name/Address	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
			* Factors *							
SCHLICKER GARY A & PAULA J 4368 BECKETT PLACE SAGINAW MI 48603	X	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk Water	Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
			GROUP C 1100/FF	60.00	174.00	1.0000	1.0371	1100	100	
			60 Actual Front Feet, 0.24 Total Acres Total Est. Land Value = 68,451							
			Land Improvement Cost Estimates							
			Description	Rate	CountyMult.	Size	%Good	Cash Value		
			D/W/P: 3.5 Concrete	3.20	1.00	90	71	204		
			Total Estimated Land Improvements True Cash Value = 204							

Tax Description
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W
LOT 38 CLAYTON'S HARBOR.
Comments/Influences
NEW 24X28 GRG FOR 04

- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.



- Topography of Site
- Level
- Rolling
- Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain

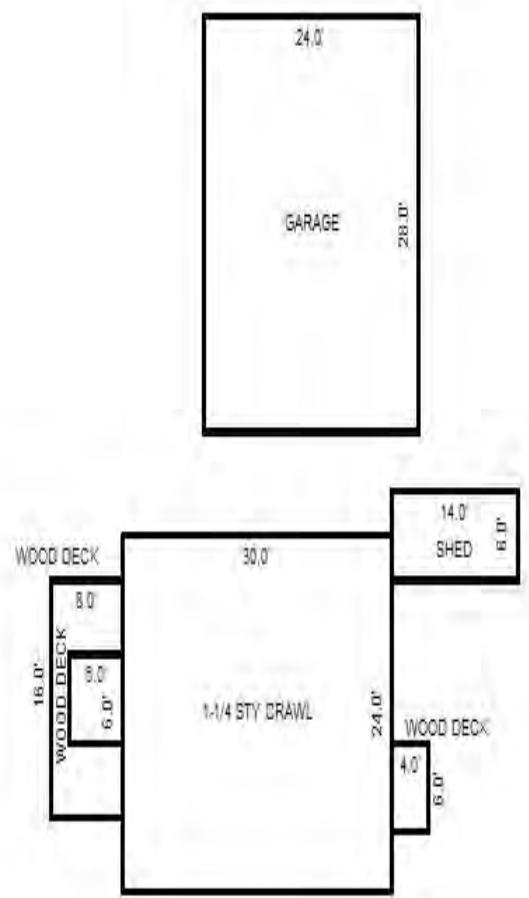
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	34,200	48,700	82,900			74,113C
2017	33,000	46,100	79,100			72,589C
2016	33,000	42,500	75,500			71,942C
2015	36,000	41,900	77,900			71,727C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 128 36 24	Type Treated Wood Treated Wood Wood Balcony	Year Built: 2003 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G												
Building Style: 1.25S		Trim & Decoration															
Yr Built 1973	Remodeled 0	Ex	X	Ord		Min											
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor 4 Bedrooms	Kitchen: Other: Other:					(12) Electric										
		100		Amps Service													
		(6) Ceilings		No./Qual. of Fixtures													
(1) Exterior				Ex. Ord. X Min													
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets													
Insulation				Many Ave. X Few													
(2) Windows				(7) Excavation													
				Basement: 0 S.F. Crawl: 720 S.F. Slab: 0 S.F. Height to Joists: 0.0													
X	Many Avg. X Few	Large Avg. X Small		(8) Basement													
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor													
X	Double Glass Patio Doors Storms & Screens			(9) Basement Finish													
				Recreation SF Living SF Walkout Doors No Floor SF													
(3) Roof				(10) Floor Support													
X	Gable Hip Flat	Gambrel Mansard Shed		Joists: Unsupported Len: Cntr.Sup:													
X	Asphalt Shingle			1 1 1000 Gal Septic 2000 Gal Septic													
Chimney:				Lump Sum Items:													
										Stories Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	
										1.25 Story Siding	Crawl Space	74.11	-9.56	0.00	720	46,476	
										Other Additions/Adjustments		Rate		Size		Cost	
										(13) Plumbing		630.00		1		630	
										Average Fixture(s)		1325.00		1		1,325	
										2 Fixture Bath							
										(14) Water/Sewer		1025.00		1		1,025	
										Public Sewer		2550.00		1		2,550	
										Well, 100 Feet							
										(15) Built-Ins & Fireplaces		1415.00		1		1,415	
										Appliance Allowance							
										(16) Deck/Balcony		7.46		128		955	
										Treated Wood,Standard		11.92		36		429	
										Treated Wood,Standard		15.00		24		360	
										(17) Garages							
										Class:CD Exterior: Siding		Foundation: 42 Inch (Unfinished)					
										Base Cost		17.14		672		11,518	
										Automatic Doors		375.00		1		375	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0,		Depr.Cost =		65,704			
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =		97,241					

*** Information herein deemed reliable but not guaranteed***



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
COYNE RONALD L & RUTH M	COYNE RONALD L & RUTH M T	1	10/13/2016	QC	RELATED PARTY	2016-03674	PTA	0.0
LANGLANDS JANET K & DONAL	COYNE RONALD L & RUTH M	242,500	11/07/2012	WD	WARRANTY DEED	2012-03572 WD	PTA	100.0
LANGLANDS JANET K	LANGLANDS JANET K & DONAL	0	07/08/2005	QC	Not Qualified	05-0/4163		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6819 W REDMAN DR						

Owner's Name/Address	MAP #:
COYNE RONALD L & RUTH M TRUST 6819 W REDMAN DRIVE LAKE CITY MI 49651	2018 Est TCV 276,824 TCV/TFA: 158.37

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 39 CLAYTON'S HARBOR.	X		

Comments/Influences	Public Improvements	* Factors *
	Dirt Road Gravel Road Paved Road Storm Sewer Sidewalk	Description Frontage Depth Front Depth Rate %Adj. Reason Value GROUP C 1100/FF 60.00 164.00 1.0000 1.0249 1100 100 67,646 60 Actual Front Feet, 0.23 Total Acres Total Est. Land Value = 67,646

Comments/Influences	X Sewer	X Electric	X Gas	X Curb	Land Improvement Cost Estimates
					Description Rate CountyMult. Size %Good Cash Value D/W/P: 3.5 Concrete 3.44 1.00 2260 0 0 Dock: Light posts 21.31 1.00 128 0 0 Residential Local Cost Land Improvements Description Rate CountyMult. Size %Good Cash Value LAND IMPROVE 5000 5000.00 1.00 1.0 95 4,750 Total Estimated Land Improvements True Cash Value = 4,750

Comments/Influences	Topography of Site
	X Level Rolling Low X High Landscaped Swamp Wooded Pond X Waterfront Ravine Wetland Flood Plain



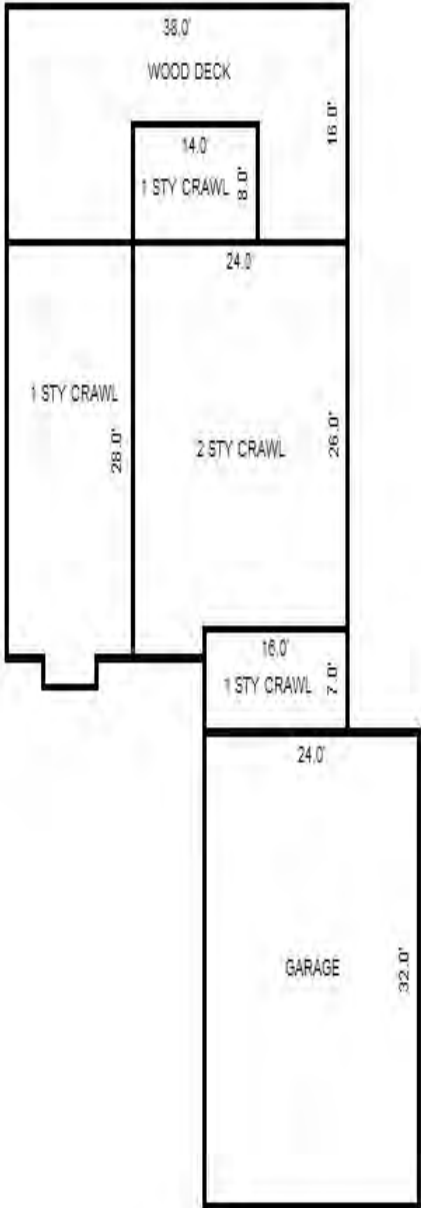
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	33,800	104,600	138,400			125,963C
		TPC 12/27/2017 INSPECTED	2017	33,000	101,100	134,100			123,373C
		TPC 10/10/2011 INSPECTED	2016	33,000	93,400	126,400			122,273C
			2015	36,000	92,000	128,000			121,908C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 496	Type Treated Wood	Year Built: 1995 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 2 Mech. Doors: 0 Area: 768 % Good: 0 Storage Area: 0 No Conc. Floor: 0			
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G														
Building Style: 1.75S		Trim & Decoration		X	Ex		Ord		Min										
Yr Built 1995	Remodeled 0	Size of Closets		X	Lg		Ord		Small										
Condition: Average			Doors		Solid	X	H.C.												
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			200 Amps Service			Class: C +5 Effec. Age: 16 Floor Area: 1748 Total Base Cost: 121,622 Total Base New : 167,839 Total Depr Cost: 140,985 Estimated T.C.V: 204,428		CntyMult X 1.380 E.C.F. X 1.450		Bsmnt Garage: Carport Area: Roof:		
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost		
(1) Exterior	X	Drywall		X	Ex.		Ord.		Min	1.75	Story Siding	Crawl Space	98.25	-9.64	0.00	640	56,710		
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	(7) Excavation		No. of Elec. Outlets			X Many			Ave.			Few			Rate		Size Cost	
(2) Windows	Many Avg. Few	X	Large Avg. Small	Basement: 0 S.F. Crawl: 1268 S.F. Slab: 0 S.F. Height to Joists: 0.0			(13) Plumbing			1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat			Average Fixture(s) 760.00 2400.00 1600.00			1 1 1		760 2,400 1,600	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor	(8) Basement			1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat			(14) Water/Sewer			1162.00 2700.00			1 1		1,162 2,700	
X	Double Glass Patio Doors Storms & Screens		Recreation SF Living SF Walkout Doors No Floor SF	(9) Basement Finish			1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat			(15) Built-Ins & Fireplaces			1915.00 2505.00			1 1		1,915 2,505	
(3) Roof	X	Gable Hip Flat	Gambrel Mansard Shed	(10) Floor Support			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			(16) Deck/Balcony			Treated Wood,Standard 6.31			496		3,130	
X	Asphalt Shingle			Lump Sum Items:			(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Common Wall: 1 Wall Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 84/100/100/100/84.0, ECF (4520 NORTHSHORE LAKE MISSSAUKEE AREA)1.450 => TCV of Bldg: 1 =			16.72 -1300.00 375.00			768 1 2		12,841 -1,300 750	
	Chimney: Metal																	140,985 204,428	

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
TABER JERRY R TRUST	TABER JERRY R & BETTY A T	0	10/13/2017	QC	FAMILY SALE	2017-03225		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6809 W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020					
TABER JERRY R & BETTY A TRUST	P.R.E. 100% 07/25/1994					
6809 W REDMAN DRIVE	MAP #:					
LAKE CITY MI 49651	2018 Est TCV 208,447 TCV/TFA: 162.85					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
			Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W			GROUP C 1100/FF	60.00	149.00	1.0000	1.0055	1100	100		66,360
LOT 40 CLAYTON'S HARBOR.			60 Actual Front Feet, 0.20 Total Acres Total Est. Land Value = 66,360								
Comments/Influences			Land Improvement Cost Estimates								
			Description	Rate	CountyMult.	Size	%Good	Cash Value			
			Residential Local Cost Land Improvements								
			Description	Rate	CountyMult.	Size	%Good	Cash Value			
			LAND IMPROVE 2500	2500.00	1.00	1.0	95	2,375			
			Total Estimated Land Improvements True Cash Value =							2,375	

Public Improvements	X	Residential Local Cost Land Improvements						
		Description	Rate	CountyMult.	Size	%Good	Cash Value	
Dirt Road								
Gravel Road								
Paved Road	X							
Storm Sewer								
Sidewalk								
Water								
Sewer	X							
Electric	X							
Gas	X							
Curb								
Street Lights								
Standard Utilities								
Underground Utils.								

Topography of Site	X	Level	Rolling	Low	High	Landscaped	Swamp	Wooded	Pond	X	Waterfront	Ravine	Wetland	Flood Plain



Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	33,200	71,000	104,200			71,943C
		TPC 12/27/2017 INSPECTED	2017	33,000	67,300	100,300			70,464C
		TPC 02/07/2012 INSPECTED	2016	33,000	62,100	95,100			69,836C
			2015	36,000	61,200	97,200			69,628C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 24 192 56	Type WCP (1 Story) Treated Wood Treated Wood	Year Built: 1984 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 672 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1.25S		Trim & Decoration															
Yr Built 1984	Remodeled 0	Ex	X	Ord		Min											
Condition: Average		Lg	X	Ord		Small											
Room List		(5) Floors															
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:					(12) Electric										
							200 Amps Service										
		(6) Ceilings					No./Qual. of Fixtures										
(1) Exterior							Ex. X Ord. Min										
X	Wood/Shingle Aluminum/Vinyl Brick						No. of Elec. Outlets										
Insulation							Many X Ave. Few										
(2) Windows		(7) Excavation					(13) Plumbing										
		Basement: 0 S.F. Crawl: 1024 S.F. Slab: 0 S.F. Height to Joists: 0.0					1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan										
X	Many Avg. X Few	Large Avg. X Small					(8) Basement										
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens						Conc. Block Poured Conc. Stone Treated Wood Concrete Floor										
(3) Roof		(9) Basement Finish					(14) Water/Sewer										
X	Gable Hip Flat	Gambrel Mansard Shed					Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic										
X	Asphalt Shingle						Lump Sum Items:										
Chimney: Brick																	
										Class: C	Effec. Age: 27	Floor Area: 1280	CntyMult				
										Total Base Cost: 93,707		X 1.380					
										Total Base New : 129,315		E.C.F.					
										Total Depr Cost: 94,400		X 1.480					
										Estimated T.C.V: 139,712							
										Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
										1.25	Story Siding	Crawl Space	76.96	-9.72	0.00	1024	68,854
										Other Additions/Adjustments		Rate		Size		Cost	
										(13) Plumbing		Average Fixture(s)		1		760	
										3 Fixture Bath		2400.00		1		2,400	
										(14) Water/Sewer		Public Sewer		1		1,162	
										Well, 100 Feet		2700.00		1		2,700	
										(15) Built-Ins & Fireplaces		Appliance Allowance		1		1,915	
										(16) Porches		WCP (1 Story), Standard		24		1,302	
										(16) Deck/Balcony		Treated Wood,Standard		192		1,369	
										(17) Garages		Treated Wood,Standard		56		557	
										Class:C Exterior: Siding		Foundation: 42 Inch (Unfinished)					
										Base Cost		17.84		672		11,988	
										Mechanical Doors		350.00		2		700	
										Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0,		Depr.Cost =		94,400			
										ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =				139,712			

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)		Date	Number	Status				
6799 W REDMAN DR		School: LAKE CITY - 57020		Reroof		09/28/2007	20070726	Complete				
Owner's Name/Address		P.R.E. 100% 07/25/1994		MAP #:		2018 Est TCV 165,564 TCV/TFA: 153.30						
PERKINS RAYMOND N TRUSTEE 6799 W REDMAN DRIVE LAKE CITY MI 49651		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
Tax Description		Public Improvements		* Factors *								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 41 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP C 1100/FF 60.00 140.00 1.0000 0.9930 1100 100 65,538								
		Paved Road		60 Actual Front Feet, 0.19 Total Acres Total Est. Land Value = 65,538								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		Residential Local Cost Land Improvements								
		Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Electric		LAND IMPROVE 1000 1000.00 1.00 1.0 95 950								
		Gas		Total Estimated Land Improvements True Cash Value = 950								
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value				
		Who	When	What	2018	32,800	50,000	82,800				63,797C
		TPC 12/27/2017 INSPECTED			2017	33,000	47,300	80,300				62,485C
		TPC 07/08/2016 INSPECTED			2016	33,000	38,800	71,800				61,928C
		TPC 02/07/2012 INSPECTED			2015	36,000	38,800	74,800				61,743C

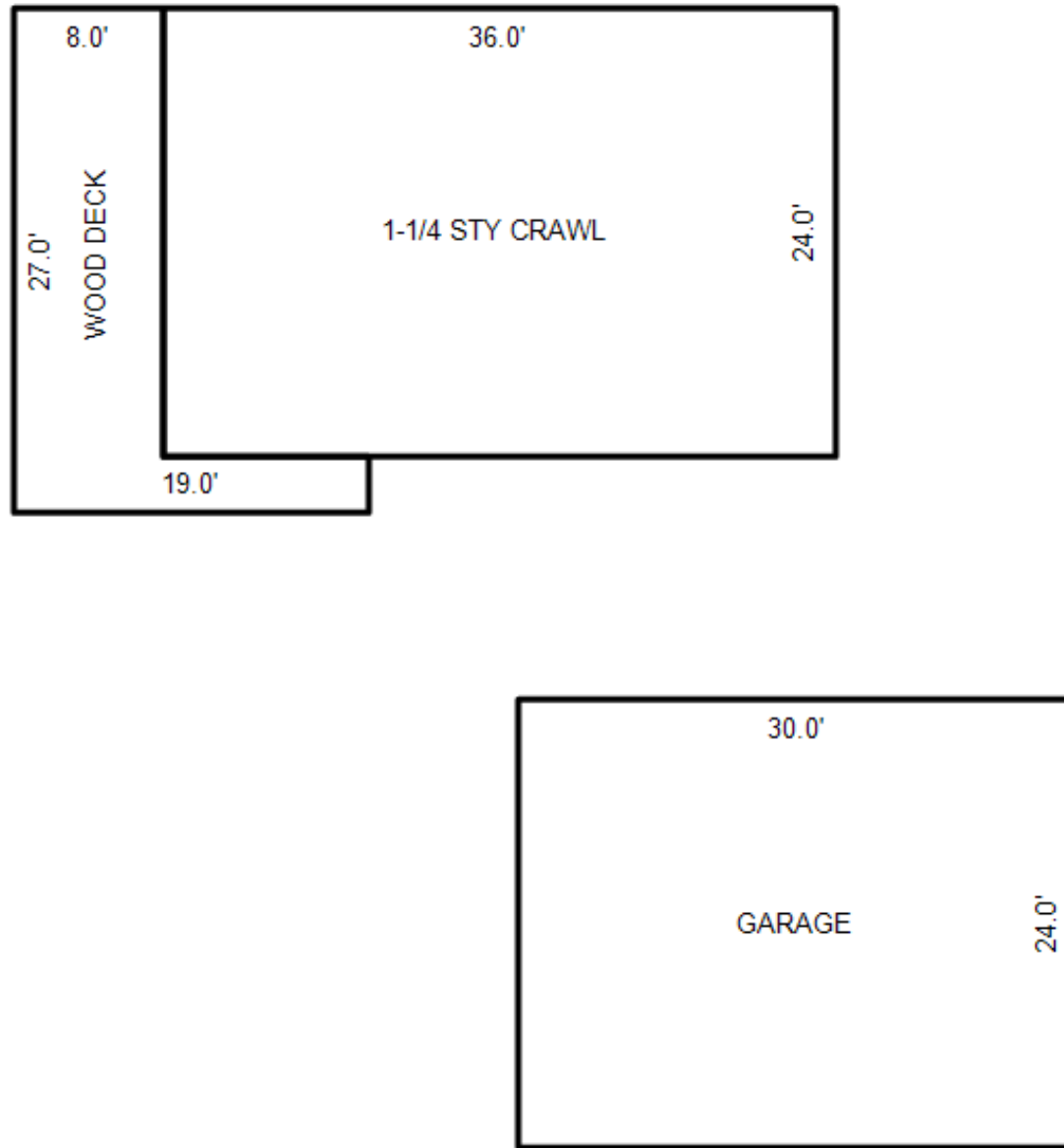


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage			
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 249 60	Type Treated Wood Wood Balcony	Year Built: 1979 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 720 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame		Drywall Paneled		Plaster Wood T&G	X		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling								
Building Style: 1.25S		Trim & Decoration														
Yr Built 1974		Remodeled 0		Ex X Ord Min			Size of Closets									
Condition: Average		Lg X Ord Small		Doors Solid X H.C.			Central Air Wood Furnace									
Room List		(5) Floors		Kitchen: Other: Other:			(12) Electric									
	Basement 1st Floor 2nd Floor Bedrooms						100 Amps Service									
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior		Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost			
X	Wood/Shingle Aluminum/Vinyl Brick			Ex. X Ord. Min			1.25 Story Siding		Crawl Space 70.96		-9.11 0.00		864 53,438			
Insulation				No. of Elec. Outlets			Other Additions/Adjustments				Rate		Size Cost			
(2) Windows		(7) Excavation		Many X Ave. Few			(13) Plumbing									
X	Many Avg. X Few	Large Avg. Small		Basement: 0 S.F. Crawl: 864 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		Average Fixture(s) 2 Fixture Bath Public Sewer Well, 100 Feet		630.00 1325.00 1025.00 2550.00		1 630 1 1,325 1 1,025 1 2,550			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			(8) Basement			(14) Water/Sewer		(15) Built-Ins & Fireplaces							
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic		Appliance Allowance Deck/Balcony Treated Wood,Standard Wood Balcony		1415.00 6.55 15.00		1 1,415 249 1,631 60 900			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			(9) Basement Finish					(16) Deck/Balcony							
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens			Recreation SF Living SF Walkout Doors No Floor SF					Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors		15.30 350.00		720 11,016 2 700			
(3) Roof		(10) Floor Support							Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 66,943 ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 = 99,076							
X	Gable Hip Flat	Gambrel Mansard Shed		Joists: Unsupported Len: Cntr.Sup:			Lump Sum Items:									
X	Asphalt Shingle															
Chimney: Brick																

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MCCRAY BRUCE P TRUSTEE	MCCRAY GAR (SM)	4,000	03/27/2007	WD	RELATED PARTY	2007/1191		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6789 W REDMAN DR			Reroof	09/20/2006	20060310	Complete

Owner's Name/Address	MAP #:
MCCRAY GAR 1100 PINELLAS BAY WAY S UNIT J1 SAINT PETERSBURG FL 33715	2018 Est TCV 178,374 TCV/TFA: 123.87

X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

Public Improvements		* Factors *						
Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP C 1100/FF	60.00	133.00	1.0000	0.9829	1100	100		64,870
60 Actual Front Feet, 0.18 Total Acres								Total Est. Land Value = 64,870

Tax Description		Land Improvement Cost Estimates					
Description	Rate	CountyMult.	Size	%Good	Cash Value		
Dirt Road							
Gravel Road							
Paved Road							
Storm Sewer							
Sidewalk							
Water							
Sewer							
Electric							
Gas							
Curb							
Street Lights							
Standard Utilities							
Underground Utils.							
Total Estimated Land Improvements True Cash Value = 1,758							

Comments/Influences	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
	2018	32,400	56,800	89,200			86,580C
	2017	33,000	51,800	84,800			84,800S
	2016	33,000	53,700	86,700			86,700S
	2015	36,000	56,900	92,900			91,338C

Who	When	What
TPC	12/27/2017	INSPECTED
TPC	07/07/2016	INSPECTED
TPC	02/07/2012	INSPECTED

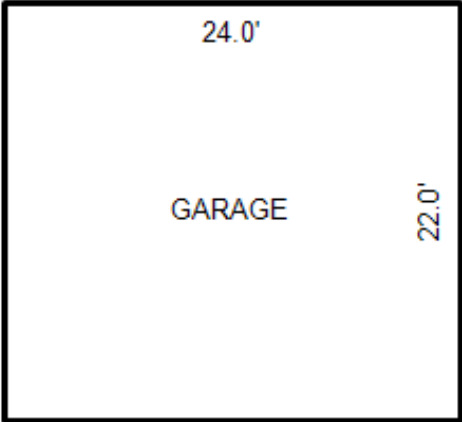
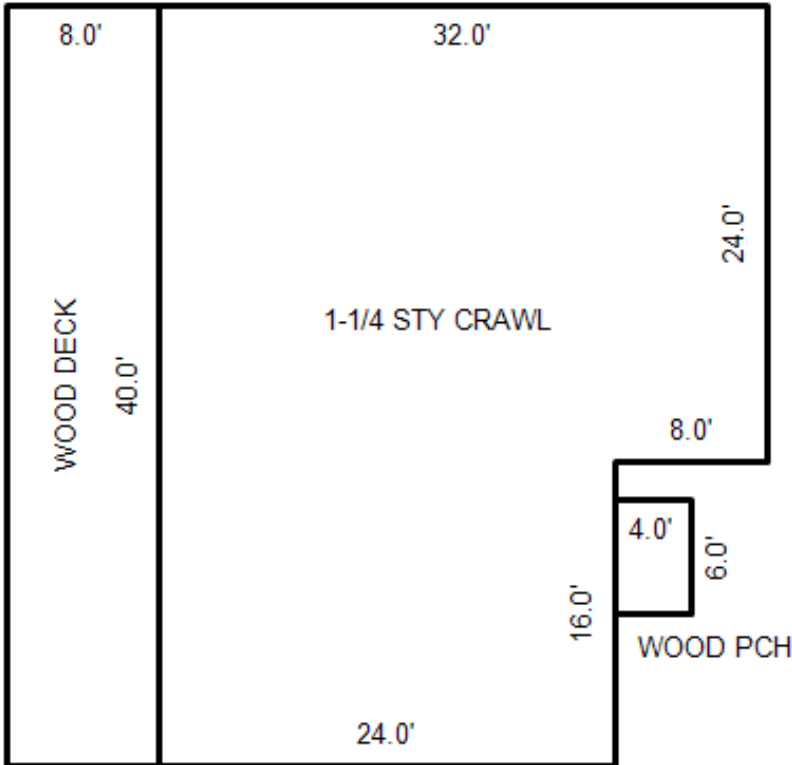


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood Oil Coal X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 24 320	Type WPP Treated Wood	Year Built: 1979 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 528 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling						
Building Style: 1.25S		Trim & Decoration											
Yr Built 1974	Remodeled 0	Ex	X	Ord	Min	Size of Closets							
Condition: Average		Lg	X	Ord	Small	Doors							
Room List		(5) Floors		Central Air Wood Furnace		(12) Electric							
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:		200		Amps Service							
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures		Stories Exterior		Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost	
X	Wood/Shingle Aluminum/Vinyl Brick			Ex. X Ord. Min		1.25 Story Siding		Crawl Space 66.99		-8.45 -0.27		1152 67,127	
	Insulation			No. of Elec. Outlets		Other Additions/Adjustments		Rate		Rate		Size Cost	
(2) Windows		(7) Excavation		(13) Plumbing		(14) Water/Sewer							
X	Many Avg. X Few	Basement: 0 S.F. Crawl: 1152 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath		Average Fixture(s) 3 Fixture Bath 2 Fixture Bath		630.00 1975.00 1325.00				1 630 1 1,975 1 1,325	
X	Large Avg. X Small	(8) Basement		Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan		Well, 100 Feet		2550.00				1 2,550	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(14) Water/Sewer		(15) Built-Ins & Fireplaces		Appliance Allowance Fireplace: Interior 1 Story		1415.00 2900.00		1 1,415 1 2,900	
X	Chimney: Metal	(9) Basement Finish				(16) Porches		WPP, Standard		26.61		24 639	
X	Gable Hip Flat	Recreation SF Living SF Walkout Doors No Floor SF				(16) Deck/Balcony		Treated Wood,Standard		6.29		320 2,013	
X	Gambrel Mansard Shed	(10) Floor Support				(17) Garages		Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Mechanical Doors		17.50 350.00		528 9,240 1 350	
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic		Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =		75,504 111,746					
		Lump Sum Items:											

*** Information herein deemed reliable but not guaranteed***



*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
WILLIAMS YVONNE L	WILLIAMS YVONNE L ESTATE	0	12/04/2017	DC	CERTIFICATE OF DEATH	2018-00068		0.0

Property Address: 6779 W REDMAN DR
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s): Date: Number: Status:

School: LAKE CITY - 57020
 P.R.E. 0%
 MAP #:

Owner's Name/Address: WILLIAMS YVONNE L ESTATE
 301 E MAIN ST
 DURAND MI 48429
 2018 Est TCV 157,265 TCV/TFA: 106.98

2018 Est TCV 157,265 TCV/TFA: 106.98

X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
			* Factors *						
			Description	Frontage	Depth	Front Depth	Rate %Adj. Reason	Value	
			GROUP C 1100/FF	60.00	118.00	1.0000	0.9596	1100 100	63,335
			60 Actual Front Feet, 0.16 Total Acres					Total Est. Land Value =	63,335

Public Improvements: Dirt Road, Gravel Road, Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights, Standard Utilities, Underground Utils.

Tax Description: . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W
 LOT 43 CLAYTON'S HARBOR.

Comments/Influences: 12/31/12 NO IMPROVEMENTS FOR PARKING-TIM

Topography of Site: X Level, X High, X Waterfront, Ravine, Wetland, Flood Plain

Year: 2018, 2017, 2016, 2015

Land Value: 31,700, 33,000, 33,000, 36,000

Building Value: 46,900, 44,400, 41,000, 42,000

Assessed Value: 78,600, 77,400, 74,000, 78,000

Board of Review: Tribunal/Other: Taxable Value: 68,035C, 66,636C, 66,042C, 65,845C

Who: TPC 12/27/2017 INSPECTED, TPC 02/07/2012 INSPECTED

When: 2018, 2017, 2016, 2015

What: 2018, 2017, 2016, 2015

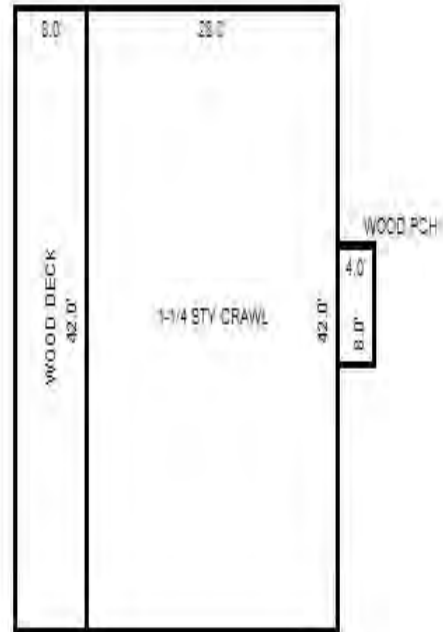


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																																																																																			
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		(6) Ceilings		No./Qual. of Fixtures																																																																																																																																																																																												
(1) Exterior		X	Drywall		Ex.	X	Ord.		Min																																																																																																																																																																																							
X	Wood/Shingle Aluminum/Vinyl Brick Insulation			No. of Elec. Outlets																																																																																																																																																																																												
		(7) Excavation		Many			X	Ave.		Few																																																																																																																																																																																						
		Basement: 0 S.F. Crawl: 1176 S.F. Slab: 0 S.F. Height to Joists: 0.0		(13) Plumbing																																																																																																																																																																																												
(2) Windows				1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																																																																																																												
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(3) Roof				Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic																																																																																																																																																																																												
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<table border="0"> <tr> <td>Stories</td> <td>Exterior</td> <td>Foundation</td> <td>Rate</td> <td>Bsmnt-Adj</td> <td>Heat-Adj</td> <td>Size</td> <td>Cost</td> </tr> <tr> <td>1.25</td> <td>Story Siding</td> <td>Crawl Space</td> <td>54.27</td> <td>-8.06</td> <td>0.83</td> <td>1176</td> <td>55,319</td> </tr> <tr> <td colspan="7">Other Additions/Adjustments</td> <td>Rate</td> <td>Size</td> <td>Cost</td> </tr> <tr> <td colspan="6">(13) Plumbing</td> <td></td> <td></td> </tr> <tr> <td colspan="6">Average Fixture(s)</td> <td>525.00</td> <td>1</td> <td>525</td> </tr> <tr> <td colspan="6">(14) Water/Sewer</td> <td></td> <td></td> </tr> <tr> <td colspan="6">Public Sewer</td> <td>912.00</td> <td>1</td> <td>912</td> </tr> <tr> <td colspan="6">Well, 50 Feet</td> <td>1575.00</td> <td>1</td> <td>1,575</td> </tr> <tr> <td colspan="6">(15) Built-Ins & Fireplaces</td> <td></td> <td></td> </tr> <tr> <td colspan="6">Appliance Allowance</td> <td>1235.00</td> <td>1</td> <td>1,235</td> </tr> <tr> <td colspan="6">Fireplace: Exterior 1 Story</td> <td>3050.00</td> <td>1</td> <td>3,050</td> </tr> <tr> <td colspan="6">(16) Porches</td> <td></td> <td></td> </tr> <tr> <td colspan="6">WPP, Standard</td> <td>22.70</td> <td>32</td> <td>726</td> </tr> <tr> <td colspan="6">Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,</td> <td colspan="3">Depr.Cost = 61,189</td> </tr> <tr> <td colspan="6">Separately Depreciated Items:</td> <td></td> <td></td> </tr> <tr> <td colspan="6">(16) Deck/Balcony</td> <td></td> <td></td> </tr> <tr> <td colspan="6">Treated Wood,Standard</td> <td>5.99</td> <td>336</td> <td>2,013</td> </tr> <tr> <td colspan="6">County Multiplier = 1.38 =></td> <td colspan="3">Cost New = 2,777</td> </tr> <tr> <td colspan="6">Phy/Ab.Phy/Func/Econ/Comb.%Good= 82/100/100/100/82.0,</td> <td colspan="3">Depr.Cost = 2,278</td> </tr> <tr> <td colspan="6">Total Depreciated Cost =</td> <td colspan="3">63,466</td> </tr> <tr> <td colspan="6">ECF (4520 NORTSHORE LAKE MISSAUKEE AREA)1.480 =></td> <td colspan="3">TCV of Bldg: 1 = 93,930</td> </tr> </table>											Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	1.25	Story Siding	Crawl Space	54.27	-8.06	0.83	1176	55,319	Other Additions/Adjustments							Rate	Size	Cost	(13) Plumbing								Average Fixture(s)						525.00	1	525	(14) Water/Sewer								Public Sewer						912.00	1	912	Well, 50 Feet						1575.00	1	1,575	(15) Built-Ins & Fireplaces								Appliance Allowance						1235.00	1	1,235	Fireplace: Exterior 1 Story						3050.00	1	3,050	(16) Porches								WPP, Standard						22.70	32	726	Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0,						Depr.Cost = 61,189			Separately Depreciated Items:								(16) Deck/Balcony								Treated Wood,Standard						5.99	336	2,013	County Multiplier = 1.38 =>						Cost New = 2,777			Phy/Ab.Phy/Func/Econ/Comb.%Good= 82/100/100/100/82.0,						Depr.Cost = 2,278			Total Depreciated Cost =						63,466			ECF (4520 NORTSHORE LAKE MISSAUKEE AREA)1.480 =>						TCV of Bldg: 1 = 93,930		
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*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
SCHWARTZ SHARON (DECEASED)	SCHWARTZ KEVEN E (WIDOWER)	0	06/26/2008	OTH	Not Qualified	2009/4323		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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6769 W REDMAN DR	School: LAKE CITY - 57020					
------------------	---------------------------	--	--	--	--	--

	P.R.E. 0%					
--	-----------	--	--	--	--	--

Owner's Name/Address	MAP #:
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SCHWARTZ KEVEN E 22281 CARLETON SOUTHFIELD MI 48034	2018 Est TCV 203,274 TCV/TFA: 144.78
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X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
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Public Improvements	* Factors *
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Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
-------------	----------	-------	-------	-------	------	-------	--------	-------

GROUP C 1100/FF	62.00	129.00	0.9902	0.9769	1100	100		65,972
-----------------	-------	--------	--------	--------	------	-----	--	--------

62 Actual Front Feet, 0.18 Total Acres								Total Est. Land Value = 65,972
--	--	--	--	--	--	--	--	--------------------------------

Land Improvement Cost Estimates								
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Description	Rate	CountyMult.	Size	%Good	Cash Value
-------------	------	-------------	------	-------	------------

D/W/P: 3.5 Concrete	3.44	1.00	700	73	1,758
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Total Estimated Land Improvements True Cash Value =					1,758
---	--	--	--	--	-------

Tax Description	X Electric
-----------------	------------

. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W	X Gas
---	-------

LOT 44 CLAYTON'S HARBOR.	X Curb
--------------------------	--------

Comments/Influences	X Street Lights
---------------------	-----------------

	X Standard Utilities
--	----------------------

	X Underground Utils.
--	----------------------

Topography of Site

X Level

Rolling

Low

X High

Landscaped

Swamp

Wooded

Pond

X Waterfront

Ravine

Wetland

Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
------	------------	----------------	----------------	-----------------	----------------	---------------

Who	When	What	2018	33,000	68,600	101,600			96,631C
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TPC 12/27/2017 INSPECTED	2017	33,800	65,000	98,800				94,644C
--------------------------	------	--------	--------	--------	--	--	--	---------

TPC 02/07/2012 INSPECTED	2016	33,800	60,000	93,800				93,800S
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	2015	37,200	65,000	102,200				98,958C
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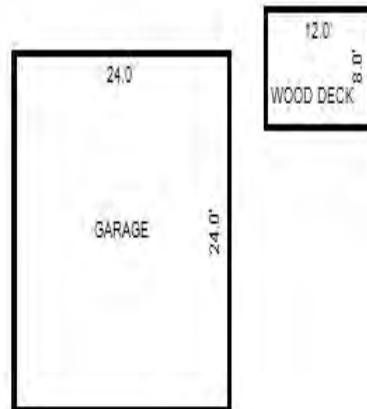
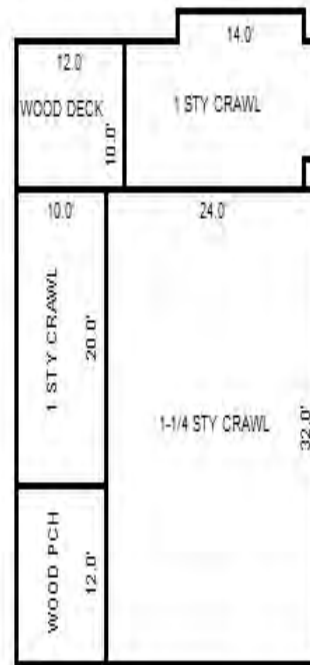
*** Information herein deemed reliable but not guaranteed***



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Building Type		(3) Roof (cont.)			(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 120 96 120	Type WPP Treated Wood Treated Wood	Year Built: 1982 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 576 % Good: 74 Storage Area: 0 No Conc. Floor: 0		
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling											
Building Style: 1.25S		Trim & Decoration															
Yr Built 1974	Remodeled 0	Ex	X	Ord		Min	Size of Closets										
Condition: Average		Lg	X	Ord		Small	Doors			X	Ord		H.C.				
Room List		(5) Floors			Central Air Wood Furnace												
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:			(12) Electric												
					100 Amps Service												
(1) Exterior		(6) Ceilings			No./Qual. of Fixtures			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj		Size Cost	
					Ex. X Ord. Min			1.25 Story Siding			Crawl Space			70.94 -8.83 0.00		768 47,700	
X	Wood/Shingle Aluminum/Vinyl Brick				No. of Elec. Outlets			1 Story Siding			Crawl Space			61.67 -8.83 0.00		244 12,893	
					Many X Ave. Few			1 Story Siding			Crawl Space			61.67 -8.83 0.00		200 10,568	
					(13) Plumbing			Other Additions/Adjustments			Rate			Size Cost			
		(7) Excavation			1 Average Fixture(s)			(13) Plumbing			Average Fixture(s)			760.00		1 760	
		Basement: 0 S.F. Crawl: 1212 S.F. Slab: 0 S.F. Height to Joists: 0.0			1 3 Fixture Bath			(14) Water/Sewer			Public Sewer			1162.00		1 1,162	
X	Many Avg. Few	X	Large Avg. Small	Softener, Auto			Well, 100 Feet			(15) Built-Ins & Fireplaces			2700.00		1 2,700		
(2) Windows		(8) Basement			Softener, Manual			(15) Built-Ins & Fireplaces			Appliance Allowance			1915.00		1 1,915	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower			Fireplace: Exterior 1 Story			3875.00			1 3,875			
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish			Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Porches			WPP, Standard			13.27		120 1,592	
(3) Roof					(14) Water/Sewer			Treated Wood,Standard			8.40			96 806			
X	Gable Hip Flat	Gambrel Mansard Shed			Public Water			Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,			Depr.Cost =			75,323			
Chimney:		(10) Floor Support			1 Public Sewer			Separately Depreciated Items:			Square footage # 2 is depreciated at 84 %Good...			Base Cost Was =		12,893	
		Joists: Unsupported Len: Cntr.Sup:			1 Water Well			County Multiplier = 1.38 =>			Cost New =			17,792			
					1000 Gal Septic			Phy/Ab.+hy/Func/Econ/Comb.%Good= 19/100/100/100/19.0,			Depr.Cost =			3,381			
					2000 Gal Septic			Square footage # 3 is depreciated at 75 %Good...			Base Cost Was =			10,568			
					Lump Sum Items:			County Multiplier = 1.38 =>			Cost New =			14,584			
								Treated Wood,Standard			7.90			120 948			
								County Multiplier = 1.38 =>			Cost New =			1,308			
								Phy/Ab.Phy/Func/Econ/Comb.%Good= 84/100/100/100/84.0,			Depr.Cost =			1,099			
								(16) Deck/Balcony									
								(17) Garages									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
BRUNINK EVART L TRUST	BAAS PATRICIA J & SCHRIPS	1	02/12/2014	TD	RELATED PARTY	2014-00551		0.0				
BRUNINK EVART L & SCHRIPS	BRUNINK EVART LAWRENCE TR	0	02/15/1999	WD	WARRANTY DEED	L326P286	PTA	0.0				
PUTNAM ROBERT F & JEAN M	BRUNINK L & SCHRIPSEMA BO	0	10/21/1992	WD	WARRANTY DEED	L274P452	PTA	100.0				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:		Building Permit(s)		Date	Number	Status		
6770 W REDMAN DR		School: LAKE CITY - 57020		Other		04/25/2005		20050080	Complete			
Owner's Name/Address		P.R.E. 0%		MAP #:								
BAAS PATRICIA J & SCHRIPSEMA BONNIE 6658 W STONEY CORNERS RD MC BAIN MI 49657		2018 Est TCV 251,983 TCV/TFA: 212.11										
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 45 CLAYTON'S HARBOR.		Public Improvements		* Factors * LAKE FRONTAGE								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP A 1800	83.00	143.00	0.9072	1.0000	1800	100		135,542
		Paved Road		83 Actual Front Feet, 0.27 Total Acres Total Est. Land Value = 135,542								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 4in Ren. Conc.	4.21	1.00	187	0	0			
		Sewer		Residential Local Cost Land Improvements								
		Electric		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Gas		LAND IMPROVE 1000	1000.00	1.00	1.0	94	940			
		Curb		Total Estimated Land Improvements True Cash Value = 940								
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	67,800	58,200	126,000		115,687C		
		TPC 12/27/2017	INSPECTED		2017	67,800	56,200	124,000		113,308C		
		TPC 02/07/2012	INSPECTED		2016	68,900	51,900	120,800		112,298C		
		TPC 06/18/2011	INSPECTED		2015	63,500	51,100	114,600		111,963C		

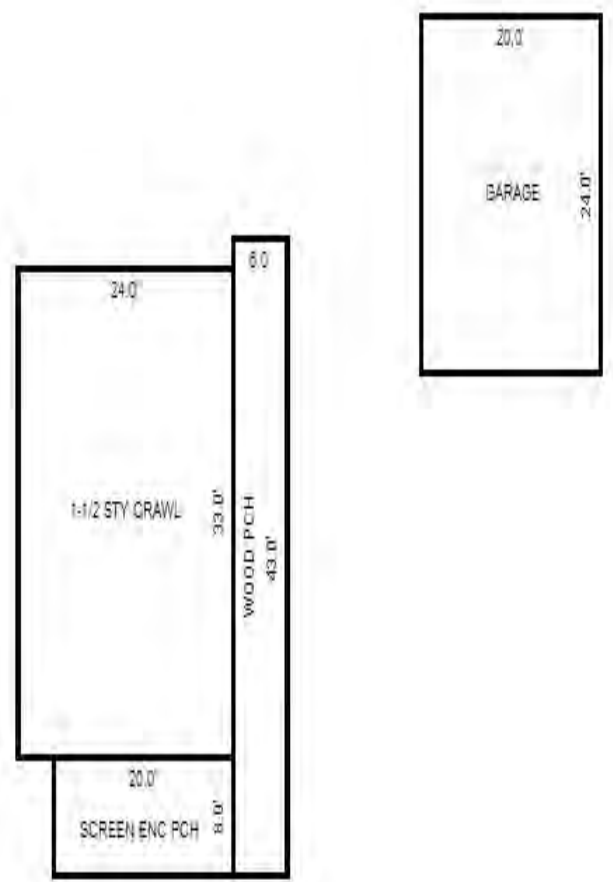


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Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																																																																																																				
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang		Gas Wood Oil Coal X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 258 160	Type WPP WSEP (1 Story)	Year Built: 1973 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 480 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																																																																																																																																																																				
X	Wood Frame	X	Drywall Plaster X Paneled Wood T&G	X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling		Central Air Wood Furnace		Class: C -5 Effec. Age: 29 Floor Area: 1188 Total Base Cost: 81,298 Total Base New : 112,191 Total Depr Cost: 79,656 Estimated T.C.V: 115,501				Bsmnt Garage: Carport Area: Roof:																																																																																																																																																																																																			
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Insulation		(7) Excavation		(13) Plumbing		1		Average Fixture(s)																																																																																																																																																																																																								
(2) Windows		Basement: 0 S.F. Crawl: 792 S.F. Slab: 0 S.F. Height to Joists: 0.0		1		3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan																																																																																																																																																																																																										
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(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF																																																																																																																																																																																																														
X	Gable Hip Flat	Gambrel Mansard Shed		(10) Floor Support																																																																																																																																																																																																												
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:																																																																																																																																																																																																														
Chimney: Brick																																																																																																																																																																																																																
<table border="1"> <thead> <tr> <th>Stories</th> <th>Exterior</th> <th>Foundation</th> <th>Rate</th> <th>Bsmnt-Adj</th> <th>Heat-Adj</th> <th>Size</th> <th>Cost</th> </tr> </thead> <tbody> <tr> <td>1.5</td> <td>Story Siding</td> <td>Crawl Space</td> <td>85.31</td> <td>-9.88</td> <td>-0.38</td> <td>792</td> <td>59,440</td> </tr> <tr> <td colspan="7">Other Additions/Adjustments</td> <td>Rate</td> <td>Size</td> <td>Cost</td> </tr> <tr> <td colspan="7">(13) Plumbing</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Average Fixture(s)</td> <td>760.00</td> <td>1</td> <td>760</td> </tr> <tr> <td colspan="7">(14) Water/Sewer</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Public Sewer</td> <td>1162.00</td> <td>1</td> <td>1,162</td> </tr> <tr> <td colspan="7">Well, 50 Feet</td> <td>1575.00</td> <td>1</td> <td>1,575</td> </tr> <tr> <td colspan="7">(15) Built-Ins & Fireplaces</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Appliance Allowance</td> <td>1915.00</td> <td>1</td> <td>1,915</td> </tr> <tr> <td colspan="7">(16) Porches</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">WPP, Standard</td> <td>9.75</td> <td>258</td> <td>2,516</td> </tr> <tr> <td colspan="7">WSEP (1 Story), Standard</td> <td>28.03</td> <td>160</td> <td>4,485</td> </tr> <tr> <td colspan="7">(17) Garages</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Base Cost</td> <td>18.95</td> <td>480</td> <td>9,096</td> </tr> <tr> <td colspan="7">Mechanical Doors</td> <td>350.00</td> <td>1</td> <td>350</td> </tr> <tr> <td colspan="7">Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0,</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="7">Depr.Cost =</td> <td></td> <td></td> <td>79,656</td> </tr> <tr> <td colspan="7">ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =</td> <td></td> <td></td> <td>115,501</td> </tr> </tbody> </table>													Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost	1.5	Story Siding	Crawl Space	85.31	-9.88	-0.38	792	59,440	Other Additions/Adjustments							Rate	Size	Cost	(13) Plumbing										Average Fixture(s)							760.00	1	760	(14) Water/Sewer										Public Sewer							1162.00	1	1,162	Well, 50 Feet							1575.00	1	1,575	(15) Built-Ins & Fireplaces										Appliance Allowance							1915.00	1	1,915	(16) Porches										WPP, Standard							9.75	258	2,516	WSEP (1 Story), Standard							28.03	160	4,485	(17) Garages										Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)										Base Cost							18.95	480	9,096	Mechanical Doors							350.00	1	350	Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0,										Depr.Cost =									79,656	ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =									115,501
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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
SHEWCHUCK FAMILY LIVING T	THAYER RANDY J TRUST	1	11/10/2015	QC	RELATED PARTY	2015-03781		0.0				
SHEWCHUCK JOHN F & JANICE	SHEWCHUCK FAMILY LIVING T	1	01/12/2013	WD	FAMILY SALE	2013-0141	PTA	0.0				
THAYER RANDY J (SM)	THAYER RANDY J TRUST	0	12/31/2008	QC	RELATED PARTY	2009/124		0.0				
THAYER CYNTHIA M (FORMER	THAYER RANDY J (JT)	0	10/08/2008	QC	Not Qualified	2008/3660		0.0				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:		Building Permit(s)		Date	Number	Status		
6760 W REDMAN DR		School: LAKE CITY - 57020		New House		03/19/2004		20040027	Complete			
Owner's Name/Address		P.R.E. 0%		MAP #:		2018 Est TCV 405,144 TCV/TFA: 232.84						
THAYER RANDY J TRUST 2626 LITTLE HICKORY DR LANSING MI 48911		X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS							
Tax Description		Public Improvements		* Factors * LAKE FRONTAGE								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 46 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP A 1800	79.67	147.00	0.9185	1.0000	1800	100		131,708
8X12 SHED WD FLOOR		Paved Road		83 Actual Front Feet, 0.26 Total Acres								
		Storm Sewer		Total Est. Land Value = 131,708								
		Sidewalk		Land Improvement Cost Estimates								
		Water		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Sewer		Shed: Wood Frame	11.53	1.00	96	25	277			
		Electric		Residential Local Cost Land Improvements								
		Gas		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Curb		LAND IMPROVE 2500	2500.00	1.00	1.0	100	2,500			
		Street Lights		Total Estimated Land Improvements True Cash Value = 2,777								
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X	Level									
			Rolling									
			Low									
			High									
			Landscaped									
			Swamp									
			Wooded									
			Pond									
		X	Waterfront									
			Ravine									
			Wetland									
			Flood Plain									
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value				
		Who	When	What	2018	65,900	136,700	202,600			172,168C	
		TPC 12/27/2017 INSPECTED			2017	65,900	129,400	195,300			168,627C	
		TPC 02/07/2012 INSPECTED			2016	66,800	119,400	186,200			167,123C	
					2015	62,200	117,700	179,900			166,624C	

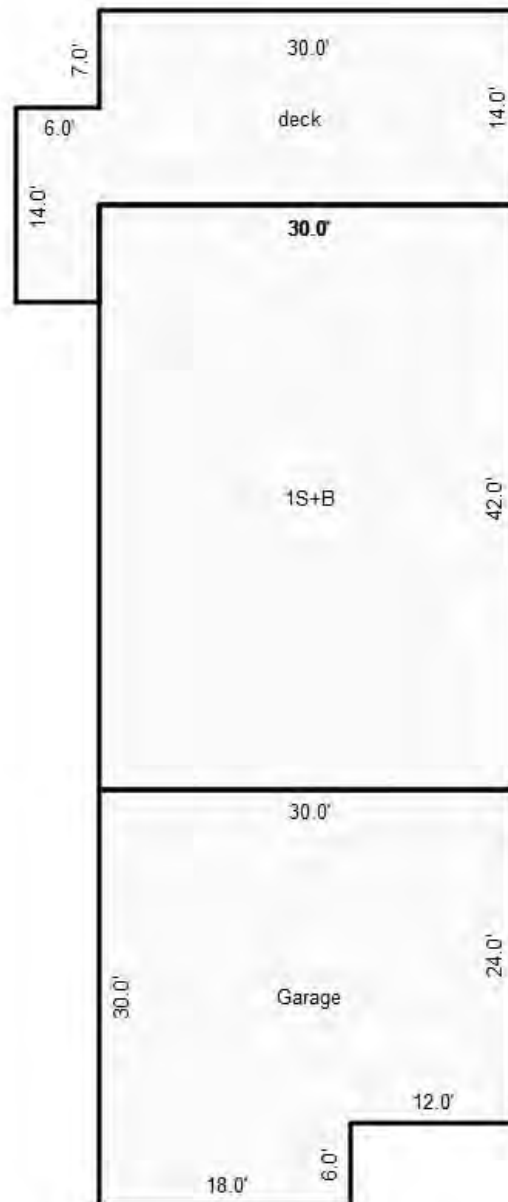


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																																																																																																																																																																															
X	Single Family Mobile Home Town Home Duplex A-Frame	Eavestrough Insulation		X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	2	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided		504	Treated Wood	Year Built: 2004 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Yes Auto. Doors: 0 Mech. Doors: 0 Area: 828 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																																																																																																																																																																													
		0	Front Overhang	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga																																																																																																																																																																																																																					
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G																																																																																																																																																																																																																							
Building Style: 1.25S		Trim & Decoration			Ex	X	Ord																																																																																																																																																																																																																					
Yr Built 2004	Remodeled 0	Size of Closets			Lg	X	Ord																																																																																																																																																																																																																					
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	Basement 1st Floor 2nd Floor 5 Bedrooms		Kitchen: Other: Other:																																																																																																																																																																																																																									
(1) Exterior		X	Drywall																																																																																																																																																																																																																									
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	No./Qual. of Fixtures			Ex.	X	Ord.																																																																																																																																																																																																																					
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(2) Windows			(7) Excavation		Many	X	Ave.																																																																																																																																																																																																																					
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X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Basement: 1260 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0																																																																																																																																																																																																																									
X	Double Glass Patio Doors Storms & Screens		(8) Basement																																																																																																																																																																																																																									
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Sketch by Apex Sketch

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
KLEIN ROGER L	KLEIN ROGER L & SUSANNE M	0	08/28/2012	QC	QUIT CLAIM	2012-02904	PTA	0.0
KLEIN SUSANNE MARIE (DECE	KLEIN ROGER LEE (WIDOWER)	0	09/16/2009	OTH	Not Qualified	2009/3404		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6750 W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020		P.R.E. 100% 07/25/1994		MAP #:	
KLEIN ROGER L & SUSANNE M REV TRUST 6750 W REDMAN DRIVE LAKE CITY MI 49651	2018 Est TCV 240,591 TCV/TFA: 165.24					

Tax Description	X	Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS					
		Public Improvements		Description	Frontage	Depth	* Factors *	LAKE FRONTAGE Value	
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 47 CLAYTON'S HARBOR.	X	Dirt Road		GROUP A 1800	71.00	137.00	0.9508 1.0000	1800 100	121,506
Comments/Influences		Gravel Road		71 Actual Front Feet, 0.22 Total Acres				Total Est. Land Value =	121,506
		Paved Road		Land Improvement Cost Estimates					
		Storm Sewer		Description	Rate	CountyMult.	Size	%Good	Cash Value
		Sidewalk		D/W/P: 3.5 Concrete	2.98	1.00	1268	71	2,683
		Water		Total Estimated Land Improvements True Cash Value =				2,683	



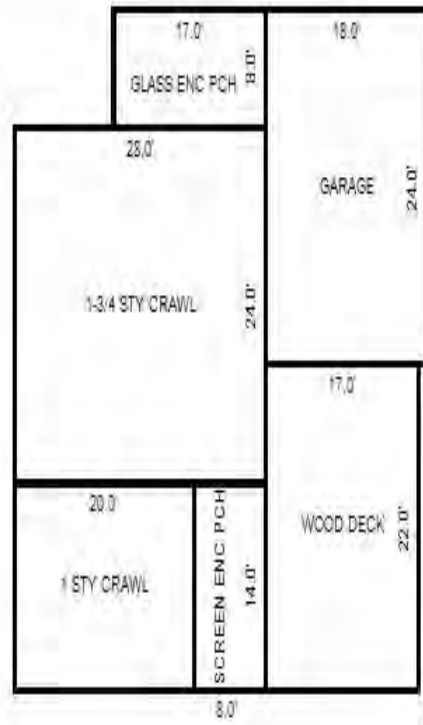
Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
X Level	2018	60,800	59,500	120,300			86,029C
Rolling							
Low							
X High	2017	60,800	57,500	118,300			84,260C
Landscaped							
Swamp							
Wooded							
Pond							
X Waterfront	2016	61,300	53,100	114,400			83,509C
Ravine							
Wetland							
Flood Plain	2015	58,700	52,400	111,100			83,260C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling		(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	Gas Wood	Oil Coal	X	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 112 WSEP (1 Story) 136 WGEP (1 Story) 374 Treated Wood	Type	Year Built: 1977 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1/2 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 432 % Good: 0 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled	Plaster Wood T&G	X		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling	1	Class: D Effec. Age: 29 Floor Area: 1456 Total Base Cost: 81,932 Total Base New : 113,066 Total Depr Cost: 80,277 Estimated T.C.V: 116,402	CntyMult X 1.380 E.C.F. X 1.450	Bsmnt Garage:	Carpport Area:	Roof:				
Building Style: 1.75S		Trim & Decoration		(12) Electric		No./Qual. of Fixtures		Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost		
Yr Built 1977	Remodeled 0	Ex	X	Ord	Min	Ex.	X	Ord.	Min	1.75	Story Siding	Crawl Space	70.36	-8.54	0.84	672	42,108
Condition: Average		Lg	X	Ord	Small	Many	X	Ave.	Few	1	Story Siding	Crawl Space	49.03	-8.54	0.48	280	11,472
Room List		(5) Floors		Kitchen: Other: Other:		(13) Plumbing		Other Additions/Adjustments		Rate		Size		Cost			
4	Basement	Kitchen:		200		Amps Service		(14) Water/Sewer		Average Fixture(s)		525.00		1 525			
4	1st Floor	Other:		1		3 Fixture Bath		(15) Built-Ins & Fireplaces		2 Fixture Bath		1100.00		1 1,100			
4	2nd Floor	Other:		1		2 Fixture Bath		Appliance Allowance		Well, 100 Feet		912.00		1 912			
Bedrooms		(6) Ceilings		No. of Elec. Outlets		(14) Water/Sewer		Fireplace: Exterior 2 Story		2425.00		1 2,425					
(1) Exterior		X	Drywall	Basement: 0 S.F. Crawl: 952 S.F. Slab: 0 S.F. Height to Joists: 0.0		(14) Water/Sewer		(16) Porches		1235.00		1 1,235					
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer		WSEP (1 Story), Standard		3700.00		1 3,700					
X	Insulation	(8) Basement		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		(14) Water/Sewer		WGEP (1 Story), Standard		5.93		374 2,218					
(2) Windows		X	Many Avg. Few	X	Large Avg. Small	(14) Water/Sewer		(16) Deck/Balcony		Treated Wood,Standard							
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Lump Sum Items:		(14) Water/Sewer		(17) Garages		Class:D Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost		432 8,718		-575			
X	Many Avg. Few	X	Large Avg. Small	Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer		Treated Wood,Standard		Common Wall: 1/2 Wall		1 -575		Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 80,277			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(9) Basement Finish		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic		(14) Water/Sewer		(17) Garages		ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 = 116,402							
X	Many Avg. Few	X	Large Avg. Small	Recreation SF Living SF Walkout Doors No Floor SF		(14) Water/Sewer		(17) Garages									
(3) Roof		(10) Floor Support		Lump Sum Items:		(14) Water/Sewer		(17) Garages									
X	Gable Hip Flat	X	Gambrel Mansard Shed	Lump Sum Items:		(14) Water/Sewer		(17) Garages									
X	Asphalt Shingle	(10) Floor Support		Lump Sum Items:		(14) Water/Sewer		(17) Garages									
Chimney: Metal		(10) Floor Support		Lump Sum Items:		(14) Water/Sewer		(17) Garages									

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
		239,900	06/01/2001	WD	Download	01-0:2479		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6740 W REDMAN DR			Reroof	09/20/2006	20060311	Complete

Owner's Name/Address	P.R.E. 0%	MAP #:
IACOVONI DAVID D & ROBERTA J 1401 WHITEHALL STREET MIDLAND MI 48642		2018 Est TCV 257,686 TCV/TFA: 143.80

Taxpayer's Name/Address	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
IACOVONI DAVID D & ROBERTA J 1401 WHITEHALL STREET MIDLAND MI 48642	X		

Public Improvements	* Factors *	LAKE FRONTAGE
Dirt Road	Description Frontage Depth Front Depth Rate %Adj. Reason	Value
Gravel Road	GROUP A 1800 70.00 118.00 0.9548 1.0000 1800 100	120,306
Paved Road	70 Actual Front Feet, 0.19 Total Acres Total Est. Land Value =	120,306

Land Improvement Cost Estimates
Description Rate CountyMult. Size %Good Cash Value
D/W/P: 3.5 Concrete 3.20 1.00 114 73 266
Total Estimated Land Improvements True Cash Value = 266

Tax Description	X Electric	X Gas	X Curb	X Street Lights	X Standard Utilities	X Underground Utils.
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 48 CLAYTON'S HARBOR.						



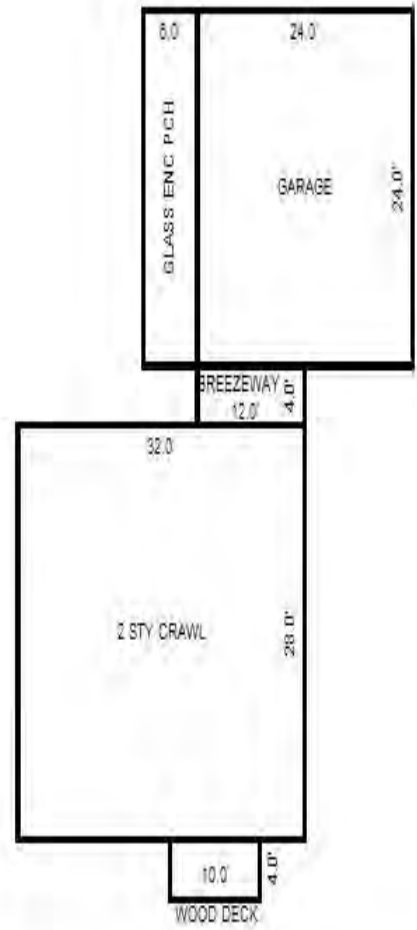
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Topography of Site	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
X Level	2018	60,200	68,600	128,800			116,108C
X Rolling	2017	60,200	66,200	126,400			113,720C
X High	2016	60,600	63,400	124,000			112,706C
Landscaped	2015	58,300	62,400	120,700			112,369C
Swamp							
Wooded							
Pond							
X Waterfront							
Ravine							
Wetland							
Flood Plain							

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	Gas Wood	Oil Coal	X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 144 40 48	Type CGEP (1 Story) Treated Wood Brzwy, FW	Year Built: 1980 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 576 % Good: 74 Storage Area: 0 No Conc. Floor: 0				
X	Wood Frame	X	Drywall Paneled	Plaster Wood T&G	X Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: CD Effec. Age: 30 Floor Area: 1792 Total Base Cost: 100,832 Total Base New : 139,149 Total Depr Cost: 97,938 Estimated T.C.V: 137,114								
Building Style: 2S		Trim & Decoration														
Yr Built 1980	Remodeled 0	Ex	X Ord	Min	Size of Closets											
Condition: Average		Lg	X Ord	Small	Doors											
Room List		(5) Floors		Central Air Wood Furnace												
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric 200 Amps Service												
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost		
X	Wood/Shingle Aluminum/Vinyl Brick	Ex.	X Ord.	Min	No. of Elec. Outlets			2 Story Siding			Crawl Space 95.18		-9.02 -0.43		896 76,814	
	Insulation	Many	X Ave.	Few	(13) Plumbing			Other Additions/Adjustments			Rate		Size Cost			
(2) Windows		(7) Excavation		(14) Water/Sewer			(13) Plumbing									
X	Many Avg. X Few	Large Avg. X Small	Basement: 0 S.F. Crawl: 896 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 3 Fixture Bath Public Sewer Well, 100 Feet			630.00 1975.00 1025.00 2550.00			1 630 1 1,975 1 1,025 1 2,550		
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		(14) Water/Sewer			(15) Built-Ins & Fireplaces			Appliance Allowance			1 1,415			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			(16) Porches			CGEP (1 Story), Standard			144 5,201			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF		(10) Floor Support			(16) Deck/Balcony			Treated Wood, Standard			40 453			
X	Gable Hip Flat	X	Gambrel Mansard Shed	Joists: Unsupported Len: Cntr.Sup:			(16) Breezeways			Frame Wall, Unfinished			48 1,092			
X	Asphalt Shingle	Chimney:		(14) Water/Sewer			(17) Garages			Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost =			88,056			
				1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost			16.80			576 9,677			
				Lump Sum Items:			County Multiplier = 1.38 =>			Cost New =			13,354			
							Phy/Ab.Phy/Func/Econ/Comb.%Good= 74/100/100/100/74.0, Depr.Cost =			9,882						
							Total Depreciated Cost =			97,938						
							ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.400 => TCV of Bldg: 1 =			137,114						

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
6730 W REDMAN DR		School: LAKE CITY - 57020										
Owner's Name/Address		P.R.E. 100% 07/25/1994										
MARKHAM MAYNARD K TRUSTEE PHILLIPS MELINDA 1056 S EDGAR RD MASON MI 48854		MAP #:		2018 Est TCV 259,019 TCV/TFA: 181.39								
Tax Description		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 49 CLAYTON'S HARBOR.		Public Improvements		* Factors * LAKE FRONTAGE								
Comments/Influences		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
		Gravel Road		GROUP A 1800	65.00	113.00	0.9763	1.0000	1800	100		114,224
		Paved Road		65 Actual Front Feet, 0.17 Total Acres Total Est. Land Value = 114,224								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description	Rate	CountyMult.	Size	%Good	Cash Value			
		Water		D/W/P: 3.5 Concrete	3.44	1.00	170	73	427			
		X Sewer		Total Estimated Land Improvements True Cash Value = 427								
		X Electric										
		X Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Rolling		2018	57,100	72,400	129,500			91,796C		
		Low										
		X High		2017	57,100	69,900	127,000			89,908C		
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront		2016	57,300	64,500	121,800			89,107C		
		Ravine										
		Wetland										
		Flood Plain		2015	56,200	63,500	119,700			88,841C		
		Who	When	What								
		TPC	12/27/2017	INSPECTED								
		TPC	02/07/2012	INSPECTED								



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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage																																																		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	Gas Wood	Oil Coal	X Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 48 304	Type Treated Wood Treated Wood	Year Built: 1975 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 384 % Good: 0 Storage Area: 0 No Conc. Floor: 0																																																			
X	Wood Frame		Drywall Paneled	Plaster Wood T&G	X		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling																																																								
Building Style: 1.75S		Trim & Decoration																																																													
Yr Built 1975	Remodeled 0	Ex	X Ord		Min																																																										
Condition: Good		Lg	X Ord		Small																																																										
Room List		(5) Floors					Central Air Wood Furnace																																																								
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:					(12) Electric 200 Amps Service																																																								
(1) Exterior		(6) Ceilings		No./Qual. of Fixtures			Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost																																																	
X	Wood/Shingle Aluminum/Vinyl Brick			Ex.	X Ord.	Min	1.75	Story Siding	Crawl Space	112.01	-11.35	-0.52	816	81,714																																																	
Insulation		Basement: 0 S.F. Crawl: 816 S.F. Slab: 0 S.F. Height to Joists: 0.0		No. of Elec. Outlets			Other Additions/Adjustments		Rate		Rate		Size	Cost																																																	
(2) Windows		(8) Basement		Many			X Ave.	Few																																																							
X	Many Avg. Few	X	Large Avg. Small				(13) Plumbing																																																								
Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement		Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		1 Average Fixture(s) 1 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer																																																								
X	Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF																																																													
(3) Roof		(10) Floor Support																																																													
	Gable Hip Flat	X	Gambrel Mansard Shed	1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic																																																											
X	Asphalt Shingle	Joists: Unsupported Len: Cntr.Sup:		Lump Sum Items:																																																											
Chimney: Block																																																															
<table border="0"> <tr> <td>(13) Plumbing</td> <td>Average Fixture(s)</td> <td>760.00</td> <td>1</td> <td>760</td> </tr> <tr> <td>(14) Water/Sewer</td> <td>Public Sewer</td> <td>1162.00</td> <td>1</td> <td>1,162</td> </tr> <tr> <td></td> <td>Well, 100 Feet</td> <td>2700.00</td> <td>1</td> <td>2,700</td> </tr> <tr> <td>(15) Built-Ins & Fireplaces</td> <td>Appliance Allowance</td> <td>1915.00</td> <td>1</td> <td>1,915</td> </tr> <tr> <td>(16) Deck/Balcony</td> <td>Treated Wood,Standard</td> <td>10.56</td> <td>48</td> <td>507</td> </tr> <tr> <td></td> <td>Treated Wood,Standard</td> <td>6.64</td> <td>304</td> <td>2,019</td> </tr> <tr> <td>(17) Garages</td> <td>Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)</td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td>Base Cost</td> <td>20.98</td> <td>384</td> <td>8,056</td> </tr> <tr> <td></td> <td>Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0,</td> <td>Depr.Cost =</td> <td></td> <td>99,564</td> </tr> <tr> <td></td> <td>ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =</td> <td></td> <td></td> <td>144,368</td> </tr> </table>														(13) Plumbing	Average Fixture(s)	760.00	1	760	(14) Water/Sewer	Public Sewer	1162.00	1	1,162		Well, 100 Feet	2700.00	1	2,700	(15) Built-Ins & Fireplaces	Appliance Allowance	1915.00	1	1,915	(16) Deck/Balcony	Treated Wood,Standard	10.56	48	507		Treated Wood,Standard	6.64	304	2,019	(17) Garages	Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)					Base Cost	20.98	384	8,056		Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0,	Depr.Cost =		99,564		ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =			144,368
(13) Plumbing	Average Fixture(s)	760.00	1	760																																																											
(14) Water/Sewer	Public Sewer	1162.00	1	1,162																																																											
	Well, 100 Feet	2700.00	1	2,700																																																											
(15) Built-Ins & Fireplaces	Appliance Allowance	1915.00	1	1,915																																																											
(16) Deck/Balcony	Treated Wood,Standard	10.56	48	507																																																											
	Treated Wood,Standard	6.64	304	2,019																																																											
(17) Garages	Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)																																																														
	Base Cost	20.98	384	8,056																																																											
	Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0,	Depr.Cost =		99,564																																																											
	ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =			144,368																																																											

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Sketch by Apex IVT

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.				
Property Address		Class: 401 RESIDENTIAL-I		Zoning:	Building Permit(s)	Date	Number	Status				
6720 W REDMAN DR		School: LAKE CITY - 57020		P.R.E. 100% 07/25/1994								
Owner's Name/Address		MAP #:		2018 Est TCV 390,051 TCV/TFA: 206.49								
WEBSTER DALE A & SHARON TRUSTEES 6720 W REDMAN DR LAKE CITY MI 49651		X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
Tax Description		Public Improvements		* Factors * LAKE FRONTAGE								
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 50 & E 1/2 OF LOT 51 CLAYTON'S HARBOR.		Dirt Road		Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
Comments/Influences		Gravel Road		GROUP A 1800 93.00 118.00 0.8768 1.0000 1800 100 146,776								
		Paved Road		93 Actual Front Feet, 0.25 Total Acres Total Est. Land Value = 146,776								
		Storm Sewer		Land Improvement Cost Estimates								
		Sidewalk		Description Rate CountyMult. Size %Good Cash Value								
		Water		D/W/P: 3.5 Concrete 3.44 1.00 840 78 2,254								
		X Sewer		Total Estimated Land Improvements True Cash Value = 2,254								
		X Electric										
		X Gas										
		Curb										
		Street Lights										
		Standard Utilities										
		Underground Utils.										
		Topography of Site										
		X Level										
		Rolling										
		Low										
		X High										
		Landscaped										
		Swamp										
		Wooded										
		Pond										
		X Waterfront										
		Ravine										
		Wetland										
		Flood Plain										
				Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value		
		Who	When	What	2018	73,400	121,600	195,000		145,422C		
		TPC 12/27/2017 INSPECTED			2017	73,400	115,100	188,500		142,431C		
		TPC 02/07/2012 INSPECTED			2016	75,000	110,300	185,300		141,161C		
					2015	67,200	104,700	171,900		140,739C		

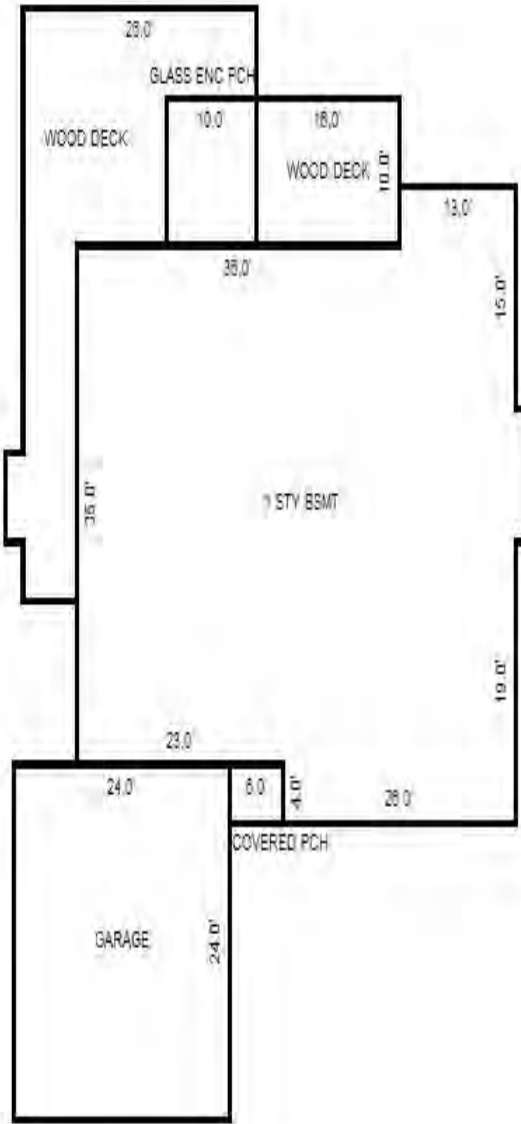


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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 100 CGEP (1 Story) 24 CCP (1 Story) 160 Treated Wood 488 Treated Wood	Type	Year Built: 1988 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: 1 Wall Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 576 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G												
Building Style: 1S		Trim & Decoration															
Yr Built 1988	Remodeled 0	X	Ex		Ord		Min	Size of Closets									
Condition: Average		X	Lg		Ord		Small										
Room List		(5) Floors		Central Air Wood Furnace													
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(12) Electric													
		Doors			Solid	X	H.C.	150 Amps Service									
		(6) Ceilings		No./Qual. of Fixtures													
(1) Exterior		X	Drywall					Ex.	X	Ord.		Min					
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets													
Insulation				Many			X	Ave.		Few							
(2) Windows				(7) Excavation													
				Basement: 1889 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0													
X	Many Avg. Few	X	Large Avg. Small	(8) Basement													
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	8	Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor	1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan													
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish															
		Recreation SF Living SF Walkout Doors No Floor SF															
(3) Roof		(10) Floor Support															
X	Gable Hip Flat		Gambrel Mansard Shed	1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic													
X	Asphalt Shingle			Lump Sum Items:													
Chimney: Brick																	
										Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
										1	Story Siding	Basement	60.78	0.00	0.00	1889	114,813
										Other Additions/Adjustments			Rate		Size	Cost	
										(13) Plumbing			Average Fixture(s)		1	760	
													3 Fixture Bath		1	2,400	
										(14) Water/Sewer			Public Sewer		1	1,162	
													Well, 100 Feet		1	2,700	
										(15) Built-Ins & Fireplaces			Appliance Allowance		1	1,915	
													Fireplace: Exterior 1 Story		1	3,875	
										(16) Porches			CGEP (1 Story), Standard		100	4,540	
													CCP (1 Story), Standard		24	1,320	
										(16) Deck/Balcony			Treated Wood,Standard		160	1,182	
													Treated Wood,Standard		488	3,084	
										(17) Garages			Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)				
													Base Cost		576	11,059	
													Common Wall: 1 Wall		1	-1,300	
													Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost =				
													ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =		162,852 241,021		

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MCFARLAND HOWARD D & THER	MCFARLAND HOWEARD D & THE	1	03/06/2013	QC	QUIT CLAIM	2013-00697		0.0
MCFARLAND HOWARD D & THER	MCFARLAND HOWARD D & THER	1	03/06/2013	QC	QUIT CLAIM	2013-00699		0.0
PARENT CHRYSTAL ESTATE	MCFARLAND HOWARD D & THER	0	04/28/2006	WD	Not Qualified	06-0/1689		100.0

Property Address: 6700 W REDMAN DR
 Class: 401 RESIDENTIAL-I Zoning: Building Permit(s) Date Number Status

School: LAKE CITY - 57020
 P.R.E. 100% 05/25/2016

Owner's Name/Address: MCFARLAND HOWARD D & THERESA TRUST
 8644 HOSPITAL RD
 Freeland MI 48623
 MAP #: 2018 Est TCV 329,365 TCV/TFA: 329.69

X Improved Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

Public Improvements: * Factors * LOT 51 & 1/3 OF EA 52 & 50
 Description Frontage Depth Front Depth Rate %Adj. Reason Value
 GROUP A 1800 124.00 128.00 0.8043 1.0000 1800 100 179,520
 124 Actual Front Feet, 0.36 Total Acres Total Est. Land Value = 179,520

Tax Description: . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W W
 1/2 OF LOT 51, LOT 52 & E 1/2 OF LOT 53.
 CLAYTON'S HARBOR.

Comments/Influences: 12/31/12 NO IMPROVEMENTS FOR PARKING-TIM

- X Sewer
- X Electric
- X Gas
- Curb
- Street Lights
- Standard Utilities
- Underground Utils.

Topography of Site

- X Level
- Rolling
- Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- X Waterfront
- Ravine
- Wetland
- Flood Plain



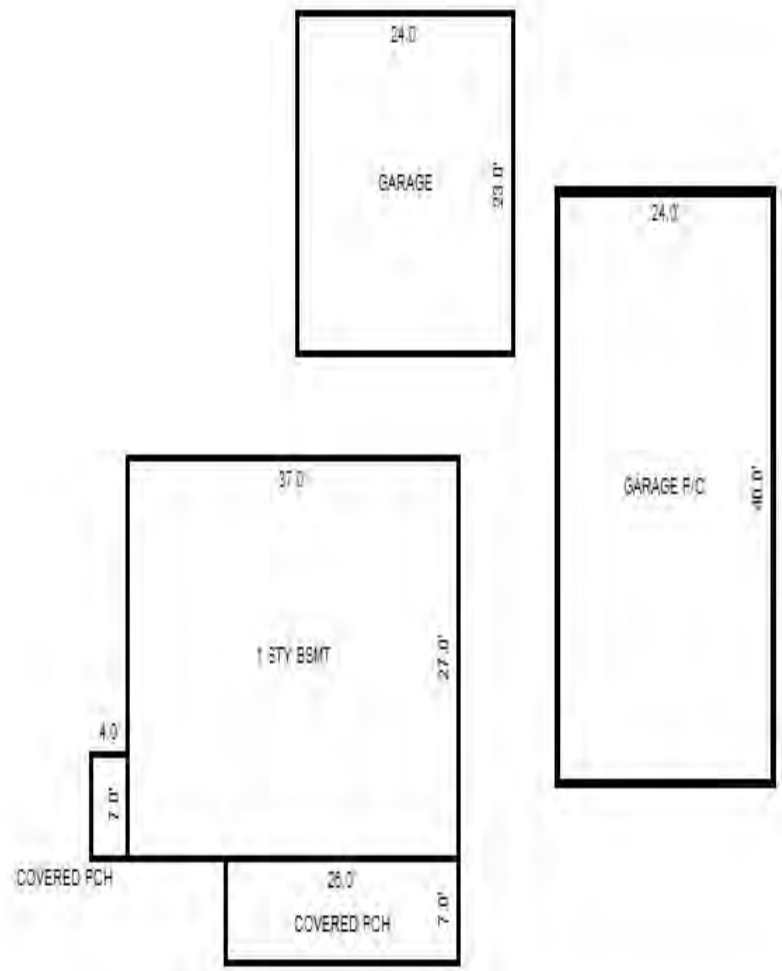
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Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	89,800	74,900	164,700			142,983C
2017	89,800	70,300	160,100			140,043C
2016	93,100	67,800	160,900			138,794C
2015	77,600	64,400	142,000			138,379C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage		
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided 1 Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 28 182	Type WCP (1 Story) WCP (1 Story)	Year Built: 1975 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 2 Area: 552 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
X	Wood Frame		Drywall X Paneled		Plaster Wood T&G	(4) Interior			Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C Effec. Age: 30 Floor Area: 999 Total Base Cost: 104,810 Total Base New : 144,638 Total Depr Cost: 101,247 Estimated T.C.V: 149,845			CntyMult X 1.380 E.C.F. X 1.480		Bsmnt Garage: Carport Area: Roof:	
Building Style: 1S		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost					
Yr Built 1975	Remodeled 0	Ex	X Ord		Min	No./Qual. of Fixtures			1 Story Siding Basement 67.21 0.00 0.00			999 67,143						
Condition: Average		Lg	X Ord		Small	Ex. X Ord. Min			Other Additions/Adjustments			Rate		Size Cost				
Room List		Size of Closets		200 Amps Service			Many X Ave. Few			Walk out Basement Door(s)			775.00		1 775			
Basement 5 1st Floor 2nd Floor 3 Bedrooms		Doors Solid X H.C.		(6) Ceilings			(13) Plumbing			(14) Water/Sewer			Average Fixture(s)		760.00 1 760			
(1) Exterior		X Tile		Kitchen: Other: Other:			1 Average Fixture(s)			Public Sewer			1162.00		1 1,162			
X	Wood/Shingle Aluminum/Vinyl Brick	Insulation		(7) Excavation			1 3 Fixture Bath			Well, 100 Feet			2700.00		1 2,700			
(2) Windows		Basement: 999 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		(8) Basement			2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(15) Built-Ins & Fireplaces			Appliance Allowance		1915.00 1 1,915			
X	Many Avg. X Avg. Few Small	8 Conc. Block Poured Conc. Stone Treated Wood X Concrete Floor		(9) Basement Finish			(14) Water/Sewer			Fireplace: Exterior 1 Story			3875.00		1 3,875			
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors X Storms & Screens	Recreation SF Living SF 1 Walkout Doors No Floor SF		(10) Floor Support			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Porches			WCP (1 Story), Standard		50.80 28 1,422			
(3) Roof		1000 Gal Septic 2000 Gal Septic		Lump Sum Items:			(17) Garages			Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)			Base Cost		17.90 552 9,881			
X	Gable Hip Flat	Gambrel Mansard Shed								Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)			Mechanical Doors		350.00 2 700			
X	Asphalt Shingle									Base Cost			10.46		960 10,042			
Chimney: Block										Mechanical Doors			350.00		1 350			
															Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 101,247		ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 = 149,845	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BORSKE EVERETT & PATRICIA	BORSKE PATRICIA A	1	12/19/2013	WD	WARRANTY DEED	2014-00045	PTA	0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6680 W REDMAN DR			Reroof	10/10/2013	2013-0516	100%

Owner's Name/Address	MAP #:
BORSKE PATRICIA A 1654 RIVIERA ST SAGINAW MI 48604	2018 Est TCV 275,891 TCV/TFA: 269.42

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 54 & W 1/2 OF LOT 53 CLAYTON'S HARBOR.	X		

Public Improvements	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
X Dirt Road X Gravel Road X Paved Road X Storm Sewer X Sidewalk X Water X Sewer X Electric X Gas X Curb X Street Lights X Standard Utilities X Underground Utils.	GROUP A 1800	92.00	128.00	0.8796	1.0000	1800	100		145,670
	92 Actual Front Feet, 0.27 Total Acres Total Est. Land Value =								145,670
	Land Improvement Cost Estimates								
	Description	Rate	CountyMult.	Size	%Good	Cash Value			
	D/W/P: 3.5 Concrete	3.44	1.00	864	71	2,110			
	Total Estimated Land Improvements True Cash Value =								2,110

Comments/Influences	Topography of Site
	X Level Rolling Low X High Landscaped Swamp Wooded Pond X Waterfront Ravine Wetland Flood Plain



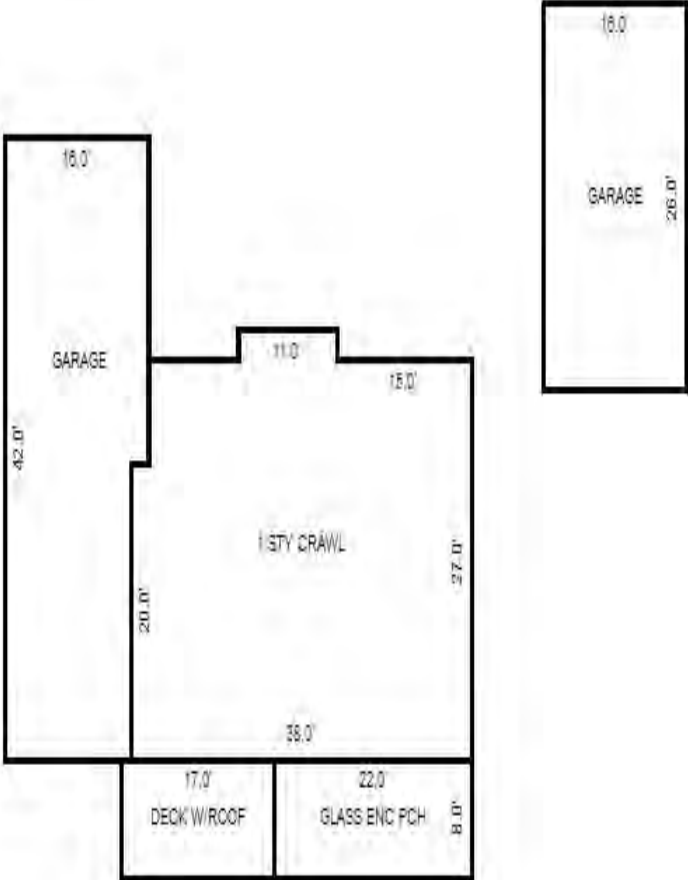
Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	72,800	65,100	137,900			111,927C
2017	72,800	61,300	134,100			109,625C
2016	74,400	59,100	133,500			108,648C
2015	66,900	56,100	123,000			108,324C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage						
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	1	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area 176 136	Type WGEP (1 Story) Pine	Year Built: 1974 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 615 % Good: 0 Storage Area: 0 No Conc. Floor: 0					
X	Wood Frame		Drywall Paneled				Plaster Wood T&G														
Building Style: 1S		Trim & Decoration																			
Yr Built 1974	Remodeled 0	Ex	X	Ord		Min	Size of Closets														
Condition: Average		Lg	X	Ord		Small	Doors														
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			200 Amps Service											
	Basement 1st Floor 2nd Floor 2 Bedrooms	Kitchen: Other: Other:		(6) Ceilings			No./Qual. of Fixtures			Stories Exterior			Foundation Rate		Bsmnt-Adj Heat-Adj		Size Cost				
(1) Exterior	X	Tile					Ex.	X	Ord.		Min	No. of Elec. Outlets									
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		Basement: 0 S.F. Crawl: 1024 S.F. Slab: 0 S.F. Height to Joists: 0.0			Many			X	Ave.		Few	(13) Plumbing							
(2) Windows	Many Avg. Few	X	Large Avg. Small	(8) Basement			1 Average Fixture(s) 1 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor		(9) Basement Finish			Recreation SF Living SF Walkout Doors No Floor SF			(14) Water/Sewer			Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:					
(3) Roof	X	Gable Hip Flat	X	Gambrel Mansard Shed	(10) Floor Support			Joists: Unsupported Len: Cntr.Sup:			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			1 Average Fixture(s) 2 Fixture Bath 2 Fixture Bath Average Fixture(s) 2 Fixture Bath Public Sewer Well, 100 Feet Appliance Allowance Fireplace: Interior 1 Story Garages Class:C Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Mechanical Doors Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished) Base Cost Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Separately Depreciated Items: (16) Porches WGEP (1 Story), Standard County Multiplier = 1.38 => Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0, (16) Deck/Balcony Pine w/Roof,Standard County Multiplier = 1.38 => Phy/Ab.Phy/Func/Econ/Comb.%Good= 73/100/100/100/73.0, ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =			Rate Bsmnt-Adj Heat-Adj 63.57 -9.23 0.00 Rate 760.00 1600.00 1162.00 2700.00 1915.00 3250.00 18.57 350.00 19.41 77,928 34.01 8,260 6,030 19.00 3,566 2,603 86,561 128,111			Size Cost 1024 55,644 Size Cost 1 760 1 1,600 1 1,162 1 2,700 1 1,915 1 3,250 615 11,421 1 350 416 8,075 = = 77,928 176 5,986 = = 8,260 = = 6,030 136 2,584 = = 3,566 = = 2,603 = = 86,561 = = 128,111	

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GRAHAM MARK A & BARBARA R	OUTWATER BENJAMI & KRISTE	265,000	08/30/2013	WD	WARRANTY DEED	213-02993 WD	PTA	100.0
GRAHAM MARK A & BARBARA R	GRAHAM MARK A & BARBARA R	0	12/21/2007	QC	Not Qualified	2008/0087		0.0
BOLDA ROBERT ANTHONY	GRAHAM MARK A & BARBARA R	312,500	07/29/2004	WD	Arms Length	04-0/3300		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
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6670 W REDMAN DR	School: LAKE CITY - 57020					
	P.R.E. 0%					

Owner's Name/Address	MAP #:
OUTWATER BENJAMI & KRISTEN & NOELLERT RAYMOND & PAMELA J/T 2135 HILLTOP DR UNIT 9 DORR MI 49323-9477	2018 Est TCV 291,912 TCV/TFA: 141.98

X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS
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Public Improvements	* Factors *	Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
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X	Dirt Road	GROUP A 1800	61.00	109.00	0.9951	1.0000	1800	100		109,257
	Gravel Road	61 Actual Front Feet, 0.15 Total Acres								Total Est. Land Value =

Land Improvement Cost Estimates										
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Description	Rate	CountyMult.	Size	%Good	Cash Value
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D/W/P: 3.5 Concrete	3.44	1.00	800	0	0
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Residential Local Cost Land Improvements										
--	--	--	--	--	--	--	--	--	--	--

Description	Rate	CountyMult.	Size	%Good	Cash Value
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LAND IMPROVE 1000	1000.00	1.00	2.0	95	1,900
Total Estimated Land Improvements True Cash Value =					1,900

Topography of Site										
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X	Level									
	Rolling									
	Low									
X	High									
	Landscaped									
	Swamp									
	Wooded									
	Pond									
X	Waterfront									
	Ravine									
	Wetland									
	Flood Plain									

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
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2018	54,600	91,400	146,000			125,542C
2017	54,600	88,200	142,800			122,960C
2016	36,400	86,200	122,600			121,864C
2015	36,600	84,900	121,500			121,500S

Who	When	What
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TPC 12/27/2017	INSPECTED	
TPC 10/10/2011	INSPECTED	

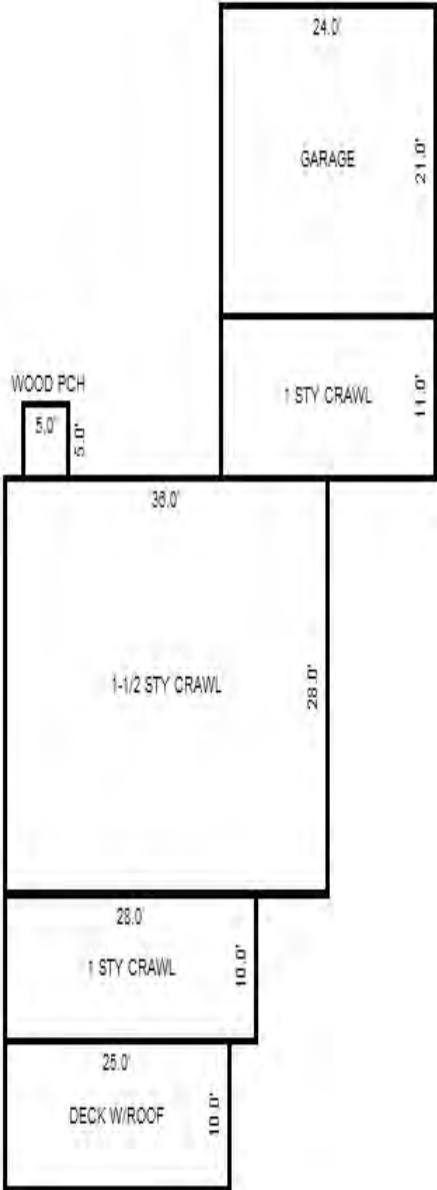
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*** Information herein deemed reliable but not guaranteed***



Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks		(17) Garage											
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: 1995 Car Capacity: Class: C Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 504 % Good: 85 Storage Area: 0 No Conc. Floor: 0												
X	Wood Frame	X	Drywall Paneled	X	Plaster Wood T&G							25 250	WPP Pine													
Building Style: 1.5S		Trim & Decoration		Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 35 Floor Area: 2056 Total Base Cost: 131,212 Total Base New : 181,072 Total Depr Cost: 124,658 Estimated T.C.V: 180,755			CntyMult X 1.380 E.C.F. X 1.450		Bsmnt Garage: Carport Area: Roof:														
Yr Built 1969	Remodeled 1987	Ex	X	Ord		Min	Central Air Wood Furnace			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost								
Condition: Average		Lg	X	Ord		Small	(12) Electric			83.59		-9.13		0.00		1008		75,056								
Room List	(5) Floors	Doors		Solid	X	H.C.	200 Amps Service			65.63		-9.13		0.00		280		15,820								
Basement 1st Floor 2nd Floor 5 Bedrooms	Kitchen: Other: Other:	(6) Ceilings		No./Qual. of Fixtures			Stories Exterior			Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost						
(1) Exterior	X	Drywall					Ex.	X	Ord.		Min	1.5 Story Siding			Crawl Space		83.59		-9.13		0.00		1008		75,056	
X	Wood/Shingle Aluminum/Vinyl Brick Insulation	(7) Excavation		No. of Elec. Outlets			1 Story Siding			Crawl Space		65.63		-9.13		0.00		280		15,820						
(2) Windows	Many Avg. Few	X	Avg.				Many	X	Ave.		Few	1 Story Siding			Crawl Space		65.63		-9.13		0.00		264		14,916	
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	(8) Basement		(13) Plumbing			Other Additions/Adjustments			Rate		Bsmnt-Adj		Heat-Adj		Size		Cost								
(3) Roof			Basement: 0 S.F. Crawl: 1552 S.F. Slab: 0 S.F. Height to Joists: 0.0	1 Average Fixture(s) 2 3 Fixture Bath 1 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Average Fixture(s) 3 Fixture Bath 2 Fixture Bath			760.00 2400.00 1600.00		1 1 1		760 2,400 1,600												
X	Gable Hip Flat	Gambrel Mansard Shed	(9) Basement Finish	(14) Water/Sewer			(15) Built-Ins & Fireplaces			Appliance Allowance		1915.00		1		1,915										
X	Asphalt Shingle		Recreation SF Living SF Walkout Doors No Floor SF	Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			(16) Porches			WPP, Standard		27.05		25		676										
Chimney: Metal			(10) Floor Support	Lump Sum Items:			(16) Deck/Balcony			Pine w/Roof, Standard		15.60		250		3,900										
			Joists: Unsupported Len: Cntr.Sup:	Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Separately Depreciated Items: Square footage # 3 is depreciated at 85 %Good... County Multiplier = 1.38 => Phy/Ab.+hy/Func/Econ/Comb.%Good= 20/100/100/100/20.0,			(17) Garages			Foundation: 42 Inch (Unfinished) Base Cost		20.45		504		10,307										
				ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.450 => TCV of Bldg: 1 =			Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Total Depreciated Cost = 124,658			Depr.Cost = 12,090		Cost New = 14,223		Depr.Cost = 12,090		Total Depreciated Cost = 124,658		TCV of Bldg: 1 = 180,755								

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IV™

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
GREENLEE GERALD E & CHARL	GREENLEE GERALD & CHARLOT	0	01/16/2008	QC	Download	2008/189		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6650 W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020					
GREENLEE GERALD E & CHARLOTTE TRUST	P.R.E. 100% 07/25/1994					
6650 W REDMAN DR	MAP #:					
LAKE CITY MI 49651	2018 Est TCV 304,089 TCV/TFA: 162.01					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS					
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOTS 56 & 57 CLAYTON'S HARBOR.	X		* Factors * LOTS 57 & 58					
			GROUP C 1100/FF	139.00	96.00	0.7772	0.9208	1100 100
Comments/Influences			139 Actual Front Feet, 0.31 Total Acres Total Est. Land Value = 109,428					
			Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
			D/W/P: 3.5 Concrete	3.44	1.00	800	71	1,954
			Total Estimated Land Improvements True Cash Value = 1,954					

Topography of Site	X Sewer	X Electric	X Gas	Curb	Street Lights	Standard Utilities	Underground Utils.
Level							
Rolling							
Low							
High	X						
Landscaped	X						
Swamp							
Wooded							
Pond							
Waterfront	X						
Ravine							
Wetland							
Flood Plain							



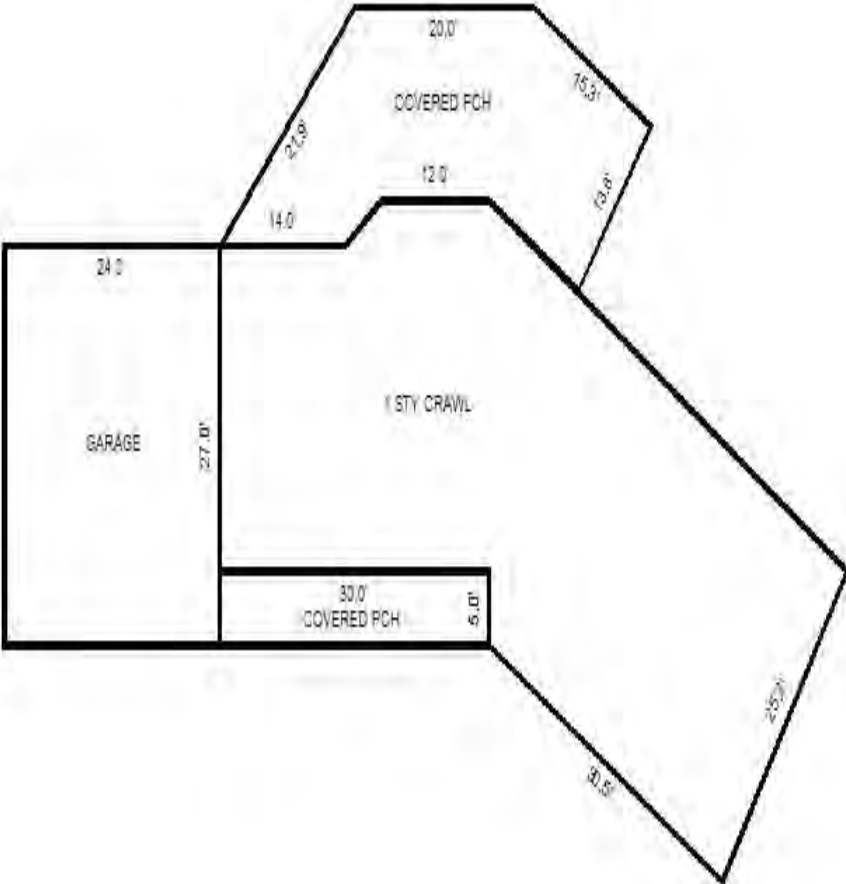
Who	When	What	2018	2017	2016	2015
			54,700	62,000	67,600	83,400
			97,300	91,400	94,900	90,100
			152,000	153,400	162,500	173,500
			141,858C	138,941C	137,702C	137,291C

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*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)			(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage					
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation		X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System			Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga			Area 390 150	Type CCP (1 Story) CCP (1 Story)		Year Built: 1977 Car Capacity: Class: D Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 1 Mech. Doors: 0 Area: 648 % Good: 0 Storage Area: 0 No Conc. Floor: 0	
		0	Front Overhang		X	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			Class: C +5 Effec. Age: 35 Floor Area: 1877 Total Base Cost: 145,159 Total Base New : 200,319 Total Depr Cost: 130,207 Estimated T.C.V: 192,707			CntyMult X 1.380 E.C.F. X 1.480		Bsmnt Garage: Carport Area: Roof:								
		0	Other Overhang			(4) Interior			Central Air Wood Furnace													
X	Wood Frame	X	Drywall Paneled	Plaster Wood T&G	(12) Electric			Stories Exterior			Foundation Rate			Bsmnt-Adj Heat-Adj			Size Cost					
Building Style: 1S		Trim & Decoration			No./Qual. of Fixtures			Ex. X Ord. Min			Rate			Rate			Size Cost					
Yr Built 1977	Remodeled 0	Ex	X	Ord	Min	No. of Elec. Outlets			Rate			Rate			Size Cost							
Condition: Average		Lg	X	Ord	Small	(13) Plumbing			Rate			Rate			Size Cost							
Room List		(5) Floors			200 Amps Service			Average Fixture(s)			Rate			Rate			Size Cost					
	Basement 1st Floor 2nd Floor 3 Bedrooms	Kitchen: Other: Other:			(14) Water/Sewer			1 Average Fixture(s)			Rate			Rate			Size Cost					
(1) Exterior		(6) Ceilings			Public Water			2 3 Fixture Bath			Rate			Rate			Size Cost					
X	Wood/Shingle Aluminum/Vinyl Brick	X	Drywall			1 2 Fixture Bath			Rate			Rate			Size Cost							
(2) Windows		Basement: 0 S.F. Crawl: 1877 S.F. Slab: 0 S.F. Height to Joists: 0.0			2 Softener, Auto			2 Fixture Bath			Rate			Rate			Size Cost					
X	Insulation	(8) Basement			3 Softener, Manual			Solar Water Heat			Rate			Rate			Size Cost					
X	Many Avg. Few	X	Large Avg. Small	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Rate			Rate			Size Cost						
(3) Roof		(9) Basement Finish			(15) Built-Ins & Fireplaces			Rate			Rate			Rate			Size Cost					
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement Double Glass Patio Doors Storms & Screens	Recreation SF Living SF Walkout Doors No Floor SF			Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			Rate			Rate			Rate			Size Cost					
(3) Roof		(10) Floor Support			(16) Porches			Rate			Rate			Rate			Size Cost					
X	Gable Hip Flat	Gambrel Mansard Shed	Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			CCP (1 Story), Standard CCP (1 Story), Standard			Rate			Rate			Size Cost							
X	Asphalt Shingle	Lump Sum Items:			(17) Garages			Rate			Rate			Rate			Size Cost					
Chimney: Brick		Lump Sum Items:			Class:D Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost Automatic Doors Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = ECF (4520 NORTHSHORE LAKE MISSAUKEE AREA)1.480 => TCV of Bldg: 1 =			Rate			Rate			Rate			Size Cost					

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MCCRAY BRUCE P TRUSTEE	MCCRAY GAR BLAKE	1	07/11/2012	QC	FAMILY SALE	2012-02426		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6870 W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 26,707 TCV/TFA: 0.00					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
			Description	Frontage	Depth	Rate %Adj.	Reason	Value	
SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 62 CLAYTON'S HARBOR.	X		<Site Value J> GROUP J SITE 8K			8000	100		8,000
Comments/Influences			60 Actual Front Feet, 0.14 Total Acres Total Est. Land Value = 8,000						

12X40 ADD'N NEW FOR 97

Public Improvements

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water
- X Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- X High
- X Landscaped
- X Swamp
- X Wooded
- X Pond
- X Waterfront
- X Ravine
- X Wetland
- X Flood Plain



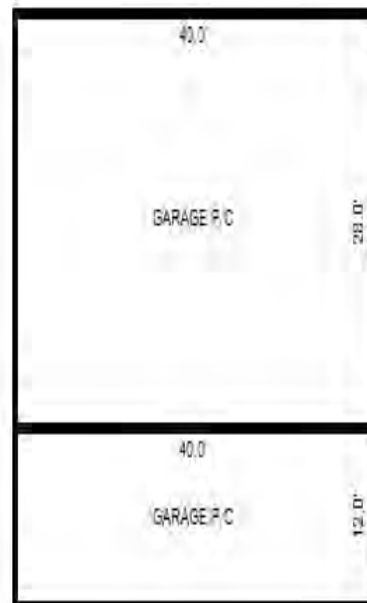
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2018	4,000	9,400	13,400			12,156C
		TPC 12/27/2017 INSPECTED	2017	4,000	8,800	12,800			11,906C
		TPC 02/07/2012 INSPECTED	2016	3,500	8,300	11,800			11,800S
			2015	5,300	7,200	12,500			12,293C

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family	Eavestrough Insulation	0 Front Overhang 0 Other Overhang	Gas	Oil	Elec.	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System	Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story Prefab 1 Story Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: CD Exterior: Pole Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 18 Inch Finished?: Auto. Doors: 0 Mech. Doors: 0 Area: 1120 % Good: 71 Storage Area: 0 No Conc. Floor: 0	Bsmnt Garage:	Carport Area: Roof:		
	Mobile Home			Wood Frame	Drywall Paneled	Plaster Wood T&G								Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump	Class: CD Effec. Age: 10 Floor Area: 0 Total Base Cost: 17,427 Total Base New : 24,050 Total Depr Cost: 18,522 Estimated T.C.V: 18,707
	Town Home	(4) Interior		X No Heating/Cooling			Central Air Wood Furnace								
	Duplex	Trim & Decoration		(12) Electric			(12) Electric								
	A-Frame	Ex Ord Min		0 Amps Service			No./Qual. of Fixtures								
	Building Style: GRG	Size of Closets		Ex. Ord. Min			No. of Elec. Outlets								
	Yr Built 0	Lg Ord Small		Many Ave. Few			(13) Plumbing								
	Remodeled 0	Doors Solid H.C.		1 Average Fixture(s) 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer								
	Condition: Average	(5) Floors		Public Water Public Sewer Water Well 1000 Gal Septic 2000 Gal Septic			Lump Sum Items:								
	Room List	Kitchen: Other: Other:		Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost			Other Additions/Adjustments Rate Size Cost								
	Basement	(6) Ceilings		Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 0			Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 10,656								
	1st Floor	No. of Elec. Outlets		Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost 9.71 1120 10,875			County Multiplier = 1.38 => Cost New = 15,008								
	2nd Floor	(7) Excavation		Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished) Base Cost 13.65 480 6,552			County Multiplier = 1.38 => Cost New = 9,042								
	Bedrooms	Basement: 0 S.F. Crawl: 0 S.F. Slab: 0 S.F. Height to Joists: 0.0		Phy/Ab.Phy/Func/Econ/Comb.%Good= 87/100/100/100/87.0, Depr.Cost = 7,866			Total Depreciated Cost = 18,522								
	(1) Exterior	(8) Basement		ECF (409 - RURAL SUBS) 1.010 => TCV of Bldg: 1 = 18,707											
	Wood/Shingle	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor													
	Aluminum/Vinyl	(9) Basement Finish													
	Brick	Recreation SF Living SF Walkout Doors No Floor SF													
	Insulation	(10) Floor Support													
	(2) Windows	Joists: Unsupported Len: Cntr.Sup:													
	Many Avg. Few	Gable Hip Flat													
	Large Avg. Small	Gambrel Mansard Shed													
	Wood Sash	Asphalt Shingle													
	Metal Sash	Chimney:													
	Vinyl Sash														
	Double Hung														
	Horiz. Slide														
	Casement														
	Double Glass														
	Patio Doors														
	Storms & Screens														
	(3) Roof														
	Gable														
	Hip														
	Flat														
	Asphalt Shingle														
	Chimney:														

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Sketch by Apex IVT

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
MCCRAY BRUCE P TRUSTEE	MCCRAY GAR BLAKE	1	07/11/2012	QC	FAMILY SALE	2012-02426		100.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W REDMAN DR						
Owner's Name/Address	School: LAKE CITY - 57020					
	P.R.E. 0%					
	MAP #:					
	2018 Est TCV 8,000					

Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
			* Factors *						
			Description	Frontage	Depth	Front	Rate %Adj. Reason	Value	
			<Site Value J> GROUP J SITE 8K				8000 100	8,000	
			60 Actual Front Feet, 0.14 Total Acres					Total Est. Land Value =	8,000

Tax Description
 . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W
 LOT 63 CLAYTON'S HARBOR.
 Comments/Influences

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water
- X Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.



- Topography of Site
- Level
- X Rolling
- X Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- Waterfront
- Ravine
- Wetland
- Flood Plain

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	4,000	0	4,000			3,605C
2017	4,000	0	4,000			3,531C
2016	3,500	0	3,500			3,500S
2015	5,100	0	5,100			5,100S

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*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
OLSEN DANIEL L	SCHRAM SUE	45,000	01/06/2016	WD	Arms Length	2016-00034	PTA	100.0
OLSEN DIANE	OLSEN DANIEL L	1	06/12/2011	QC	QUIT CLAIM	2011-02459		100.0
PUSTELAK RONALD J (DECEAS	OLSON DIANE	0	08/29/2006	OTH	Not Qualified	06-0/3168		100.0
PUSTELAK RONALD J	PUSTELAK RONALD J & OLSEN	0	09/29/2004	QC	Not Qualified	04-0/4082		0.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6844 W REDMAN DR						
	School: LAKE CITY - 57020					
	P.R.E. 100% 01/10/2016					

Owner's Name/Address	MAP #:
SCHRAM SUE 6844 W REDMAN DR LAKE CITY MI 49651-8517	2018 Est TCV 79,759 TCV/TFA: 40.36

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS					
			Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 64 CLAYTON'S HARBOR.	X		* Factors * 60X104 IRR M/L					
			<Site Value J> GROUP J SITE 8K 8000 100 8,000					
			60 Actual Front Feet, 0.14 Total Acres Total Est. Land Value = 8,000					

Comments/Influences	X	Public Improvements	Land Improvement Cost Estimates					
			Description	Rate	CountyMult.	Size	%Good	Cash Value
	X	Dirt Road						
	X	Gravel Road						
	X	Paved Road						
	X	Storm Sewer						
	X	Sidewalk						
	X	Water	D/W/P: 3.5 Concrete	2.98	1.00	2000	0	0
	X	Sewer	Shed: Wood Frame	9.59	1.00	80	77	591
	X	Electric	Residential Local Cost Land Improvements					
	X	Gas	Description	Rate	CountyMult.	Size	%Good	Cash Value
		Curb	LAND IMPROVE 1000	1000.00	1.00	1.5	94	1,410
		Street Lights	Total Estimated Land Improvements True Cash Value = 2,001					
		Standard Utilities						
		Underground Utils.						

Topography of Site	X	Level	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
	X	Low	2018	4,000	35,900	39,900			39,716C
	X	High	2017	4,000	34,900	38,900			38,900S
	X	Landscaped	2016	3,500	32,100	35,600			35,600S
	X	Swamp	2015	5,000	41,900	46,900			40,774C
	X	Wooded							
		Pond							
		Waterfront							
		Ravine							
		Wetland							
		Flood Plain							



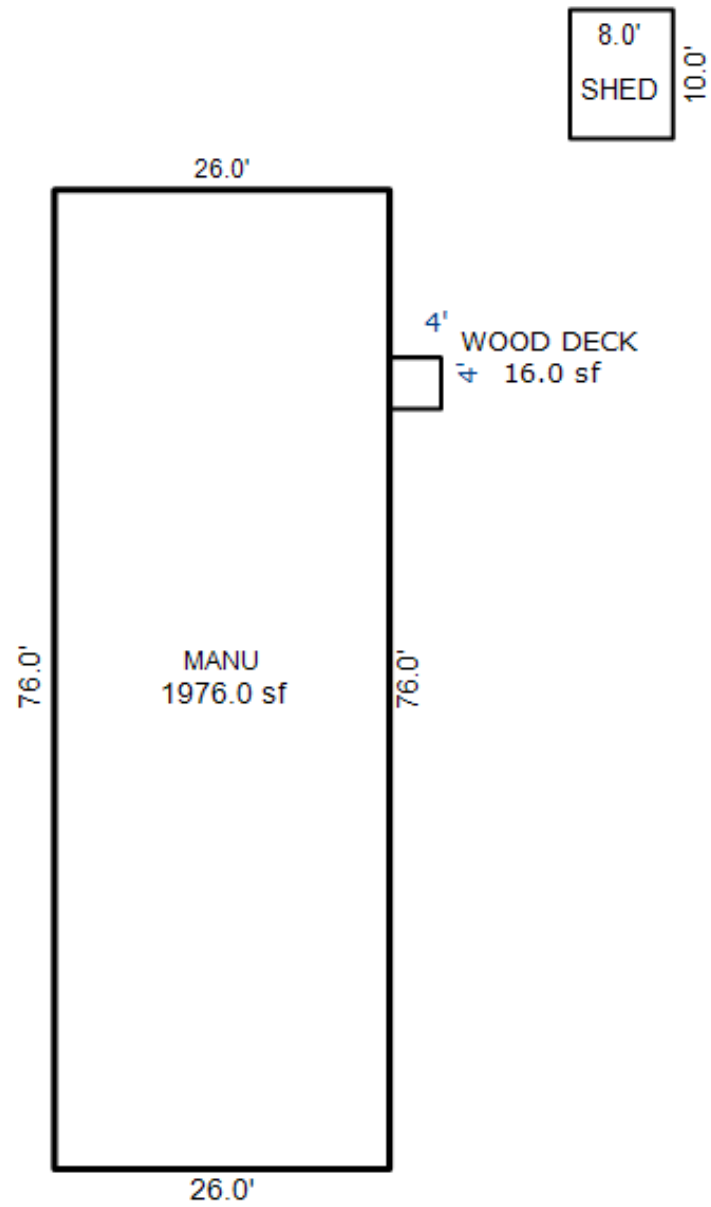
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Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
TPC	12/27/2017	INSPECTED	2017	4,000	34,900	38,900			38,900S
TPC	09/12/2017	INSPECTED	2016	3,500	32,100	35,600			35,600S
TPC	02/07/2012	INSPECTED	2015	5,000	41,900	46,900			40,774C

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces		(16) Porches/Decks		(17) Garage									
X	Single Family Mobile Home Town Home Duplex A-Frame		Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood	Oil Coal	Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story 1 Prefab 1 Story 1 Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga	Area	Type	Year Built: Car Capacity: Class: Exterior: Brick Ven.: Stone Ven.: Common Wall: Foundation: Finished?: Auto. Doors: Mech. Doors: Area: % Good: Storage Area: No Conc. Floor:									
X	Wood Frame	X	Drywall Paneled		Plaster Wood T&G	Forced Air w/o Ducts Forced Air w/ Ducts Forced Hot Water Electric Baseboard Elec. Ceil. Radiant Radiant (in-floor) Electric Wall Heat Space Heater Wall/Floor Furnace Forced Heat & Cool Heat Pump No Heating/Cooling			1		16	Treated Wood	Class: D Effec. Age: 15 Floor Area: 1976 Total Base Cost: 84,956 Total Base New : 117,240 Total Depr Cost: 99,654 Estimated T.C.V: 69,758		CntyMult X 1.380 E.C.F. X 0.700	Bsmnt Garage: Carport Area: Roof:							
Building Style: BOCA/STATE		Trim & Decoration		Central Air Wood Furnace			(12) Electric			Stories Exterior		Foundation		Rate		Bsmnt-Adj		Heat-Adj		Size		Cost	
Yr Built 2000	Remodeled 0	Ex	X	Ord	Min	200 Amps Service			1 Story Siding		Crawl Space		42.88		-7.00		2.59		1976		76,017		
Condition: Average		Lg	X	Ord	Small	No./Qual. of Fixtures			Other Additions/Adjustments														
Room List		(5) Floors		Kitchen: Other: Other:			No. of Elec. Outlets			(13) Plumbing		Average Fixture(s)		525.00		1		525					
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:		(6) Ceilings			Ex. X Ord. Min			Average Fixture(s)		3 Fixture Bath		1650.00		1		1,650					
(1) Exterior		X	Drywall	Basement: 0 S.F. Crawl: 1976 S.F. Slab: 0 S.F. Height to Joists: 0.0			Many X Ave. Few			Separate Shower		580.00		1		580							
X	Wood/Shingle Aluminum/Vinyl Brick	(7) Excavation		(8) Basement			1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink 1 Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(14) Water/Sewer		Public Sewer		912.00		1		912					
(2) Windows		Many Avg.	X	Large Avg.	Small	(9) Basement Finish			Public Water		Well, 100 Feet		2425.00		1		2,425						
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Recreation SF Living SF Walkout Doors No Floor SF		(10) Floor Support			1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic			Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,		Appliance Allowance		1235.00		1		1,235					
X	Double Glass Patio Doors Storms & Screens	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor			Lump Sum Items:			(15) Built-Ins & Fireplaces		Fireplace: Prefab 1 Story		1330.00		1		1,330							
(3) Roof		Gable Hip Flat		Gambrel Mansard Shed		1 Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan			(16) Deck/Balcony		Treated Wood,Standard		17.66		16		283						
X	Asphalt Shingle	Chimney: Metal		Joists: Unsupported Len: Cntr.Sup:			Lump Sum Items:			ECF (409 - RURAL SUBS)		0.700 => TCV of Bldg: 1 =										Depr.Cost = 99,654	

*** Information herein deemed reliable but not guaranteed***



Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
LANGLANDS JANET K (WIDOW)	LANGLANDS JANET K TRUST	0	07/08/2005	QC	Not Qualified	05-0/4165		0.0

Property Address	Class: 402 RESIDENTIAL-V	Zoning:	Building Permit(s)	Date	Number	Status
W REDMAN DR	School: LAKE CITY - 57020					
Owner's Name/Address	P.R.E. 0%					
LANGLANDS JANET K TRUST 7296 CARDINAL ALGONAC MI 48001	MAP #:					
	2018 Est TCV 8,000					

	Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS						
	Public Improvements			* Factors *						
				Description	Frontage	Depth	Front Depth	Rate %Adj.	Reason	Value
				<Site Value J> GROUP J SITE 8K				8000	100	8,000
				57 Actual Front Feet, 0.17 Total Acres				Total Est. Land Value =		8,000

Tax Description
 . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W
 LOT 65 CLAYTON'S HARBOR.
 Comments/Influences

- X Dirt Road
- X Gravel Road
- X Paved Road
- X Storm Sewer
- X Sidewalk
- X Water
- X Sewer
- X Electric
- X Gas
- X Curb
- X Street Lights
- X Standard Utilities
- X Underground Utils.

Topography of Site

- X Level
- X Rolling
- X Low
- X High
- Landscaped
- Swamp
- Wooded
- Pond
- Waterfront
- Ravine
- Wetland
- Flood Plain



Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	4,000	0	4,000			2,131C
2017	4,000	0	4,000			2,088C
2016	3,500	0	3,500			2,070C
2015	6,500	0	6,500			2,064C

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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
RUDY CLARK & SYLVIA	SCHLICKER GARY A & PAULA	15,000	08/17/2007	WD	Split Vacant	2007/3037		100.0
HUD	RUDY CLARK & SYLVIA (H/W)	78,900	07/26/2007	WD	Not Qualified	2007/2741		100.0
AMERIHOM MORTGAGE CORP	HUD	0	02/06/2007	WD	Not Qualified	2007/615		0.0
TISDALE MICHAEL H & KAMI	AMERIHOM MORTGAGE CORP	103,993	01/28/2007	SD	Not Qualified	2006/2908		0.0
Property Address		Class: 402 RESIDENTIAL-V		Zoning:	Building Permit(s)	Date	Number	Status
W REDMAN DR		School: LAKE CITY - 57020						
Owner's Name/Address		P.R.E. 0%						
SCHLICKER GARY A & PAULA J 4368 BECKETT ST Saginaw MI 48603		MAP #:						
		2018 Est TCV 8,000						
Tax Description		Improved	X	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS			
. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOT 66, CLAYTON'S HARBOR.		Public Improvements		* Factors * 57X 111.7 IRR				
Comments/Influences		Dirt Road		Description Frontage Depth Front Depth Rate %Adj. Reason Value				
LOT 66 57X111.74 LOT 67 60X85.75 LOT 68 66X54.96		Gravel Road		<Site Value J> GROUP J SITE 8K 8000 100 8,000				
Split/Comb. on 10/09/2007 completed 10/09/2007 RAY ;		Paved Road		57 Actual Front Feet, 0.18 Total Acres Total Est. Land Value = 8,000				
Parent Parcel(s): 009-260-066-00;		Storm Sewer						
Child Parcel(s): 009-260-067-00;		Sidewalk						
-----		Water						
		Sewer						
		Electric						
		Gas						
		Curb						
		Street Lights						
		Standard Utilities						
		Underground Utils.						
		Topography of Site						
		Level						
		Rolling						
		Low						
		High						
		Landscaped						
		Swamp						
		Wooded						
		Pond						
		Waterfront						
		Ravine						
		Wetland						
		Flood Plain						
		Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
		2018	4,000	0	4,000			3,605C
		2017	4,000	0	4,000			3,531C
		2016	3,500	0	3,500			3,500S
		2015	5,500	0	5,500			4,341C



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Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
RUDY SYLVIA M REVOCABLE T	BEDELL NEIL V & KAREN V	84,000	07/11/2013	WD	WARRANTY DEED	2013-05253 WD	PTA	100.0
KLINE JEANNE M	RUDY SYLVIA M REVOCABLE T	1	08/06/2012	QC	LAND CONTRACT	2012-02669	PTA	0.0
RUDY CLARK & SYLVIA	KLINE JEANNE M	113,000	08/06/2009	LC	Arms Length	2009/2905		100.0
HUD	RUDY CLARK & SYLVIA (H/W)	78,900	07/26/2007	WD	Not Qualified	2007/2741		100.0

Property Address	Class: 401 RESIDENTIAL-I	Zoning:	Building Permit(s)	Date	Number	Status
6810 W REDMAN DR		School: LAKE CITY - 57020				
		P.R.E. 0%				
Owner's Name/Address	MAP #:					
BEDELL NEIL V & KAREN V 11346 NORA DR FENTON MI 43430	2018 Est TCV 86,654 TCV/TFA: 73.69					

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS								
			Description	Frontage	Depth	Front	Depth	Rate %Adj. Reason	Value		
2013-02353 WD TOWNSHIP OF LAKE COUNTY MISSAUKEE STATE OF MICHIGAN Lots 67 and 68 in the Plat of Clayton's Harbor. . SECS 1 & 2 T22N R8W & SEC 36 T23N R8W LOTS 67 & 68. CLAYTON'S HARBOR. 2007 SPLIT FROM 009-260-066-00 FOR 2008.	X		Dirt Road								
			Gravel Road								
	X		Paved Road								
			Storm Sewer								
			Sidewalk								
			Water								
	X		Sewer								
	X		Electric								
	X		Gas								
			Curb								
			Street Lights								
			Standard Utilities								
			Underground Utils.								

Comments/Influences	X	Land Improvement Cost Estimates					
		Description	Rate	CountyMult.	Size	%Good	Cash Value
Split/Comb. on 10/09/2007 completed 10/09/2007 RAY ; Parent Parcel(s): 009-260-066-00; Child Parcel(s): 009-260-067-00;		D/W/P: 3.5 Concrete	3.20	1.00	1518	83	4,032
		Shed: Metal Prefab	8.49	1.00	80	46	313
		Total Estimated Land Improvements True Cash Value =					4,345

Comments/Influences

Split/Comb. on 10/09/2007 completed
10/09/2007 RAY ;
Parent Parcel(s): 009-260-066-00;
Child Parcel(s): 009-260-067-00;



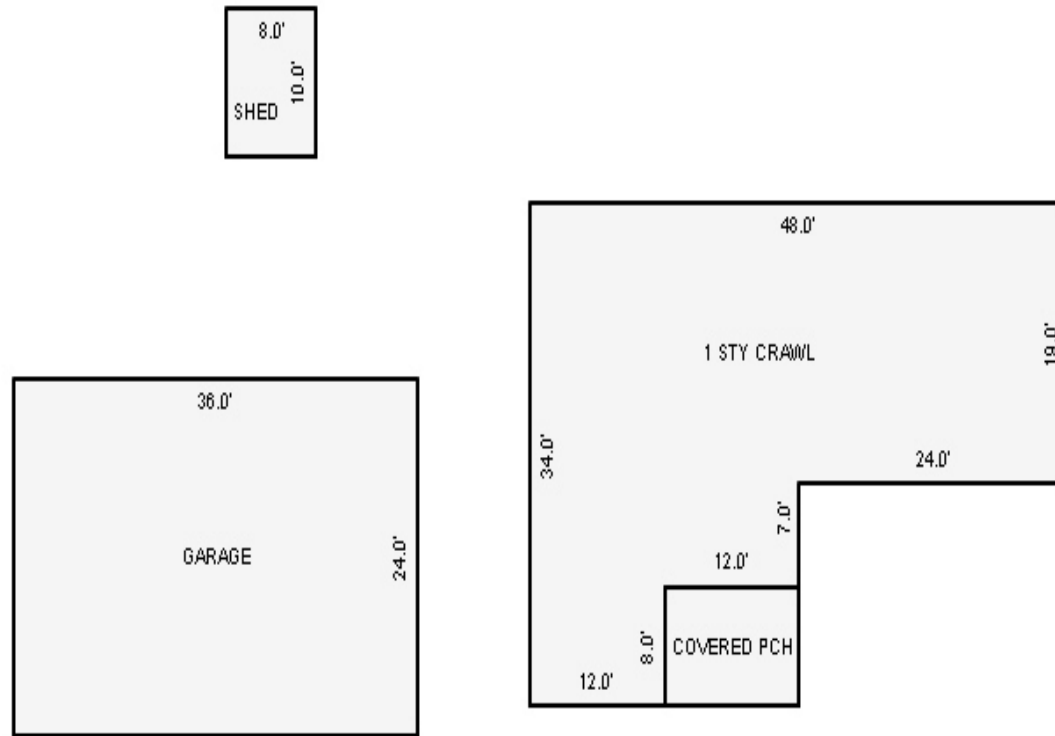
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Missaukee, Michigan

Topography of Site			Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
X	Level		2018	5,000	38,300	43,300			41,151C
	Rolling		2017	5,000	36,400	41,400			40,305C
	Low		2016	5,000	36,200	41,200			39,946C
	High		2015	8,800	31,900	40,700			39,827C
	Landscaped								
	Swamp								
	Wooded								
	Pond								
	Waterfront								
	Ravine								
	Wetland								
	Flood Plain								

*** Information herein deemed reliable but not guaranteed***

Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins			(15) Fireplaces			(16) Porches/Decks			(17) Garage	
X	Single Family Mobile Home Town Home Duplex A-Frame	X	Eavestrough Insulation 0 Front Overhang 0 Other Overhang	X	Gas Wood		Oil Coal		Elec. Steam	1	Appliance Allow. Cook Top Dishwasher Garbage Disposal Bath Heater Vent Fan Hot Tub Unvented Hood Vented Hood Intercom Jacuzzi Tub Jacuzzi repl.Tub Oven Microwave Standard Range Self Clean Range Sauna Trash Compactor Central Vacuum Security System		Interior 1 Story Interior 2 Story 2nd/Same Stack Two Sided Exterior 1 Story Exterior 2 Story 1 Prefab 1 Story 1 Prefab 2 Story Heat Circulator Raised Hearth Wood Stove Direct-Vented Ga		Area 96	Type CCP (1 Story)	Year Built: 1993 Car Capacity: Class: CD Exterior: Siding Brick Ven.: 0 Stone Ven.: 0 Common Wall: Detache Foundation: 42 Inch Finished?: Auto. Doors: 0 Mech. Doors: 1 Area: 864 % Good: 0 Storage Area: 0 No Conc. Floor: 0
X	Wood Frame	X	Drywall Paneled				Plaster Wood T&G										
Building Style: 1S		Trim & Decoration															
Yr Built 1972	Remodeled 0	Ex	X Ord				Min	Size of Closets									
Condition: Average		Lg	X Ord				Small	Doors									
Room List		(5) Floors		Central Air Wood Furnace			(12) Electric			200 Amps Service							
	Basement 1st Floor 2nd Floor Bedrooms	Kitchen: Other: Other:															
(1) Exterior		X Drywall		No./Qual. of Fixtures			Ex. X Ord. Min			Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj			Size Cost				
X	Wood/Shingle Aluminum/Vinyl Brick			No. of Elec. Outlets			Many X Ave. Few			1 Story Siding Crawl Space 57.53 -8.40 0.00			1176 57,777				
Insulation		(7) Excavation		(13) Plumbing						(1) Exterior			192 1,536				
(2) Windows		Basement: 0 S.F. Crawl: 1176 S.F. Slab: 0 S.F. Height to Joists: 0.0		1 Average Fixture(s) 2 3 Fixture Bath 2 Fixture Bath Softener, Auto Softener, Manual Solar Water Heat No Plumbing Extra Toilet Extra Sink Separate Shower Ceramic Tile Floor Ceramic Tile Wains Ceramic Tub Alcove Vent Fan						Average Fixture(s) 3 Fixture Bath (14) Water/Sewer Public Sewer Well, 100 Feet			630.00 1 630 1975.00 1 1,975				
X	Many Avg. X Avg. Few Small	(8) Basement								(15) Built-Ins & Fireplaces			1025.00 1 1,025 2550.00 1 2,550				
X	Wood Sash Metal Sash Vinyl Sash Double Hung Horiz. Slide Casement	Conc. Block Poured Conc. Stone Treated Wood Concrete Floor								Appliance Allowance Fireplace: Prefab 1 Story			1415.00 1 1,415 1710.00 1 1,710				
X	Double Glass Patio Doors Storms & Screens	(9) Basement Finish								(16) Porches			29.05 96 2,789				
(3) Roof		Recreation SF Living SF Walkout Doors No Floor SF								(17) Garages			Class:CD Exterior: Siding Foundation: 42 Inch (Unfinished) Base Cost 15.16 864 13,098 Mechanical Doors 350.00 1 350				
X	Gable Hip Flat	Gambrel Mansard Shed		(14) Water/Sewer						Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 76,115 ECF (409 - RURAL SUBS) 0.950 => TCV of Bldg: 1 = 72,309							
X	Asphalt Shingle	(10) Floor Support		1 Public Water 1 Public Sewer 1 Water Well 1000 Gal Septic 2000 Gal Septic													
Chimney: Block				Lump Sum Items:													

*** Information herein deemed reliable but not guaranteed***



Sketch by Apex Medina™

*** Information herein deemed reliable but not guaranteed***

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.

Property Address Class: 700 EXEMPT Zoning: Building Permit(s) Date Number Status

MARK TRL School: LAKE CITY - 57020 P.R.E. 0% MAP #:

Owner's Name/Address 2018 Est TCV 0

CLAYTON'S HARBOR ASSOC Improved X Vacant Land Value Estimates for Land Table RES 3.LAKE MISSAUKEE NORTH SHORE AREAS

C/O GREENLEE GERALD Public * Factors * Description Frontage Depth Front Depth Rate %Adj. Reason Value

110 REDMAN DR Improvements GROUP B 1100/FF 70.00 125.00 0.9548 1.0000 1100 100 73,520

LAKE CITY MI 49651 Dirt Road 70 Actual Front Feet, 0.20 Total Acres Total Est. Land Value = 73,520

Tax Description Gravel Road Pavement Storm Sewer Sidewalk Water Sewer Electric Gas Curb Street Lights Standard Utilities Underground Utils.

. SECS 1 & 2 T22N R8W & SEC 36 T23N R8W Topography of Site

OUTLOT A CLAYTON'S HARBOR. Level Rolling Low High Landscaped Swamp Wooded Pond Waterfront Ravine Wetland Flood Plain

Comments/Influences Year Land Value Building Value Assessed Value Board of Review Tribunal/Other Taxable Value

Who When What 2018 EXEMPT EXEMPT EXEMPT EXEMPT EXEMPT

TPC 12/27/2017 INSPECTED 2017 EXEMPT EXEMPT EXEMPT EXEMPT EXEMPT

TPC 02/07/2012 INSPECTED 2016 0 0 0 0 0

2015 0 0 0 0 0

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