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**DEERFIELD  
TOWNSHIP  
2024  
ASSESSMENT  
ROLL ECF AND  
LAND VALUE  
ANALYSIS  
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# Appraisal Study Listing

Issued under authority of Public Act 206 of 1893.

County <b>Lenawee County</b>	City/Township <b>Deerfield Township</b>	Classification of Appraisal Study <b>AGRICULTURAL</b>
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Parcel Code	Owner's Name	Class Code	Assessed Value	Appraised Value	Ratio	Comments
DE0-127-3600-00	MONROE LENAWEE PROPERTIES LL	102	139,400	274,896	50.71%	
DE0-127-4900-00	L J IVAN LIMITED PARTNERSHIP	102	69,400	136,800	50.73%	
DE0-128-1200-00	HAND, KEVIN J & CASSIE L	102	93,500	184,536	50.67%	
DE0-128-2050-00	WOODS, SAMUEL J, LIVING TRUST	102	143,500	283,104	50.69%	
DE0-128-2280-00	PRIELIPP, LOUIS A, JR & THELMA L	101	279,600	573,470	48.76%	
DE0-133-1280-00	SCHMIDT, ALAN J, LIVING TRUST	102	119,200	235,224	50.68%	
DE0-133-3580-00	STAHL, CHRISTINA K, TRUST	102	71,200	140,400	50.71%	
DE0-133-4280-00	FORCHE, DARLENE M, TRUSTEE	102	241,800	476,928	50.70%	
DE0-134-4100-00	FORCHE, DARLENE M, TRUSTEE	102	74,500	146,952	50.70%	
DE0-134-4800-00	FORCHE, MICHAEL A, LIVING TRUST	101	424,500	884,218	48.01%	
DE0-135-2300-00	WITT, DEAN A & CATHERINE M	102	126,900	248,204	51.13%	
DE0-201-3780-00	WOODS, SAMUEL & LILA	102	108,800	214,560	50.71%	
DE0-202-1050-00	DEN DULK, TIMOTHY & MARIETTA,	102	131,400	259,200	50.69%	
DE0-203-4075-00	KEINATH, ANDREW J & JAMIE LEE	101	171,900	334,637	51.37%	
DE0-204-4600-00	DEERFIELD PROPERTIES LLC	102	337,700	666,144	50.69%	

Parcel Count	Total Assessed Value (Total of all entries above)	Total Appraised Value (Total of all entries above)	Total Ratio

**NOTE:** Total Ratio is the Total Assessed Value divided by the Total Appraised Value and expressed as a percentage.

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County Lenawee County	City/Township Deerfield Township	Classification of Appraisal Study AGRICULTURAL
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Parcel Code	Owner's Name	Class Code	Assessed Value	Appraised Value	Ratio	Comments
DE0-209-3100-00	MAPSTONE, GEORGE REED, TRUST	102	263,100	518,904	50.70%	
DE0-210-2850-00	GILSON, CAROLYN M, LIVING TRUST	101	152,400	300,304	50.75%	
DE0-211-4890-00	KEINATH, HOWARD J	102	207,100	408,600	50.69%	
DE0-215-2575-00	STAHL FARMS LLC	102	35,500	70,056	50.67%	
DE0-223-2100-00	IOTT, BETH A. LIVING TRUST	102	197,200	389,016	50.69%	
DE0-224-1125-00	MICHIGAN COOLING LLC	101	1,420,400	2,818,709	50.39%	
DE0-224-1300-00	IOTT, BETH A, LIV TRUST	102	50,100	98,856	50.68%	
DE0-224-4055-00	DECOCKER FARMS	102	63,200	124,632	50.71%	
DE0-225-3800-00	OLD BARN FARM LLC	102	137,300	270,936	50.68%	
DE0-226-2280-00	GOETZ, LOREEN H, REVOCABLE TRU	102	219,000	432,000	50.69%	
DE0-235-1050-00	MILLER, MELINDA M, LIVING TRUST	102	141,800	279,792	50.68%	
DE0-235-4600-00	STADLER ROAD CENTRAL FARM LL	102	277,000	546,336	50.70%	
DE7-211-4850-00	KEINATH, HOWARD J	102	17,200	33,840	50.83%	
DE7-212-2750-00	WITTS ENTERPRISES LLC	102	3,500	6,941	50.43%	
DE7-212-3225-00	GOMES, MICHAEL A & NANCY L PC	101	284,100	583,151	48.72%	

Parcel Count	Total Assessed Value (Total of all entries above)	Total Appraised Value (Total of all entries above)	Total Ratio

NOTE: Total Ratio is the Total Assessed Value divided by the Total Appraised Value and expressed as a percentage.

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County Lenawee County	City/Township Deerfield Township	Classification of Appraisal Study AGRICULTURAL
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Parcel Code	Owner's Name	Class Code	Assessed Value	Appraised Value	Ratio	Comments

Parcel Count	Total Assessed Value (Total of all entries above)	Total Appraised Value (Total of all entries above)	Total Ratio
30	6,002,200	11,941,346	50.26%

**NOTE:** Total Ratio is the Total Assessed Value divided by the Total Appraised Value and expressed as a percentage.

**Appraisal Study Listing**

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County Lenawee County	City/Township Deerfield Township	Classification of Appraisal Study COMMERCIAL
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Parcel Code	Owner's Name	Class Code	Assessed Value	Appraised Value	Ratio	Comments
DE7-300-0161-00	THRONE, WILLIAM H, IV	202	3,400	6,214	54.72%	
DE7-300-0831-00	PERRON, ROBERT J	201	40,700	58,010	70.16%	
DE7-305-0422-00	GIGLIO, JULIA, TRUST	201	96,400	204,775	47.08%	
DE7-305-0791-00	PERRY, RICHARD C, LIVING TRUST	201	272,000	566,503	48.01%	
DE7-410-0232-00	HOLEMAN, DANIEL J & SHARON A	201	64,100	125,288	51.16%	SECOND FLOOR IS THEIR APPT.
DE7-410-0253-00	DUSSEAU, SHANE	201	1,400	1,950	71.79%	
DE7-410-0254-00	DUSSEAU, ALEC	201	1,000	1,326	75.41%	

Parcel Count	Total Assessed Value (Total of all entries above)	Total Appraised Value (Total of all entries above)	Total Ratio
7	479,000	964,066	49.69%

**NOTE:** Total Ratio is the Total Assessed Value divided by the Total Appraised Value and expressed as a percentage.

**Appraisal Study Listing**

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County Lenawee County	City/Township Deerfield Township	Classification of Appraisal Study INDUSTRIAL
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Parcel Code	Owner's Name	Class Code	Assessed Value	Appraised Value	Ratio	Comments
DE0-211-2925-00	PANHANDLE EASTERN PIPE LINE	302	10,200	24,370	41.85%	
DE0-225-4300-00	CONSUMERS ENERGY CO	302	159,000	376,431	42.24%	
DE0-225-4800-00	CONSUMERS ENERGY CO	302	155,200	287,117	54.05%	
DE7-305-0522-00	CONSUMERS ENERGY CO	301	4,900	8,885	55.15%	
DE7-305-0524-00	CONSUMERS ENERGY CO	302	5,700	9,884	57.67%	
DE7-305-0532-00	FITS PROPERTIES LLC	301	84,700	178,637	47.41%	
DE7-305-0540-00	DEERFIELD STORAGE AND WAREHC	301	51,800	95,914	54.01%	BUILDINGS IN POOR SHAPE NOT MUCH VALUE
DE7-450-0040-00	O'BRIEN LENAWEE PROPERTY HOLD	301	58,900	111,610	52.77%	

Parcel Count	Total Assessed Value (Total of all entries above)	Total Appraised Value (Total of all entries above)	Total Ratio
8	530,400	1,092,848	48.53%

**NOTE:** Total Ratio is the Total Assessed Value divided by the Total Appraised Value and expressed as a percentage.



## 2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting Base

This form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation*  
**NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: **Lenawee County** City or Township Name: **Deerfield Township**

Classification of Property (Ag, Com, Res, etc.) **4 Residential Sales Study**

### 2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405.....	1.	<b>38,873,50</b>
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403.....	2.	<b>39,626,60</b>
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2 .....	3.	<b>0.9810</b>

### 2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405.....	4.	<b>45,549,40</b>
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403.....	5.	<b>38,974,10</b>
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5 .....	6.	<b>1.1687</b>

### 2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6 .....	7.	<b>1.1465</b>
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## 24 Month Sales Study

A Year of Assessment	B Sales Period	C Number of Sales	D Total Assessed Value for Sales	E Applicable Adjustment Modifier	F Adjusted Assessed Value	G Total Adjusted Prices	H Adjusted % Ratio (col. F ÷ col. G)
2021	4/21 - 9/21	12	803,800	1.1465	921,557	2,098,900	43.91%
2021	10/21 - 3/22	4	252,500	1.1465	289,491	630,000	45.95%
12 Month Total Sales		16	12 Month Total Sales		<b>1,211,048</b>	<b>2,728,900</b>	<b>44.38%</b>
2022	4/22 - 9/22	12	748,900	1.1687	875,239	2,456,800	35.63%
2022	10/22 - 3/23	10	600,200	1.1687	701,454	1,631,900	42.98%
12 Month Total Sales		22	12 Month Total Sales		<b>1,576,693</b>	<b>4,088,700</b>	<b>38.56%</b>
<b>24 Month Total Sales</b>		<b>38</b>	<b>24 Month Total Sales</b>		<b>2,787,741</b>	<b>6,817,600</b>	<b>*24 Month Mean Adjusted Ratio</b>
							<b>41.47%</b>

**Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

## 12 Month / Single Year Sales Study

**L-404**

A Year of Assessment	B Sales Period	C Number of Sales	D Total Assessed Value for Sales	E Applicable Adjustment Modifier	F Adjusted Assessed Value	G Total Prices for Sales	H Adjusted Ratio % (col. F ÷ col. G)
2022	10/22 - 3/23	10	600,200	1.1687	701,454	1,631,900	42.98%
2023	4/23 - 9/23	12	976,100	1.0000	976,100	2,566,300	38.04%
12 Month Total Sales		22	12 Month Total Sales		<b>1,677,554</b>	<b>4,198,200</b>	<b>** 12 Month Aggregate Adjusted Ratio</b>
							<b>39.96%</b>

**Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

**2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.**

**2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.**

**2023 March Board of Review valuations are compared with sales transacted during**

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County <b>Lenawee County</b>		City/Township Name (check appropriate box) <b>Deerfield Township</b>	<input checked="" type="checkbox"/> Township <input type="checkbox"/> City
Sales Study Year <b>2023</b>	Classification <b>RESIDENTIAL</b>	Indicate if a One Year (S1) or Two year (S2) Sales Study is Used <input type="checkbox"/> S1 <input checked="" type="checkbox"/> S2	

**Con. Sale** = Confidential Sale Indicator    **Adj. Sales** = Adjusted Sales Price    **Inst.** = Type of Instrument    **Fin.** = C (Conventional Financing); or CR (Creative Financing)

Date (MM/DD/YYYY)	Liber & Page	Parcel ID Number	Grantor	Grantee	Con. Sale	Inst.	Fin.	Assessed Value	Sale Price	Adj. Sales	Ratio	Comments
04/21/2021	2618-02	DE7-305-0091-00	WALTERS, MISTY M & PAUL M	FARRAR, KODIAK LEE	No	WD	C	39,400	137,000	137,000	28.76 %	
04/22/2021	2617-949	DE7-300-1430-00	GILSON, THOMAS L	BEHNER, IAN J & DANIE R	No	MLC	C	50,000	140,000	140,000	35.71 %	
04/26/2021	2618-517	DE0-211-1150-00	FICK, ROSE E. REVOCABLE TRU	BARTA, ALEXANDER THOMA	No	WD	C	72,800	180,000	180,000	40.44 %	
05/21/2021	2617-744	DE7-630-0010-00	KIBBEE, WENDY S	COOPER, SCOTT W SR & JACK	No	WD	C	110,200	240,000	240,000	45.92 %	
06/14/2021	2620-936	DE0-133-2600-00	GLAUNER FAMILY TRUST	PAWSON, ZACHARY T	No	WD	C	112,500	302,000	302,000	37.25 %	
06/14/2021	2621-26	DE0-133-3350-00	PAWSON, ZACHARY T	KOESTER, RYAN D	No	WD	C	54,400	120,000	120,000	45.33 %	
07/16/2021	2624-672	DE0-214-3800-00	MAC BETH, RAELYNNE, ETAL	HIMBURG, DANYELLE	No	WD	C	70,800	248,000	248,000	28.55 %	
07/30/2021	2623-479	DE7-305-0112-00	HIGGINS, JESSICA L (MARLOW)	WEATHERHOLT, DAWN M	No	WD	C	46,500	130,000	130,000	35.77 %	
08/06/2021	2624-66	DE0-214-3925-00	JENKS, CODY EDWARD	GANO, HOLLY	No	WD	C	93,700	210,000	210,000	44.62 %	\$170,000 PER PTA
09/13/2021	2626-464	DE7-300-0611-00	JAGODZINSKI, ROBERT & LEE	POWELL-GOMES, NANCY L	No	MLC	C	54,600	134,900	134,900	40.47 %	
09/24/2021	2633-829	DE7-500-0010-00	LIDSTER, RHONDA L	FOUNTAIN, NICOLE	No	WD	C	45,000	127,000	127,000	35.43 %	
09/28/2021	2627-563	DE0-125-4510-00	DENNISON, JOHN J	MILLER, JEREMY & ABBIE	No	WD	C	53,900	130,000	130,000	41.46 %	
10/14/2021	2627-642	DE0-209-4350-00	KRIEGER, TED & ANNETTE	LONG, SCOTT P	No	MLC	C	54,500	129,000	129,000	42.25 %	
11/02/2021	2628-868	DE0-202-1800-00	TABBERT, ROBERT D, ESTATE	SILER, DAVID R	No	WD	C	88,000	220,000	220,000	40.00 %	
<b>TOTAL</b>												

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Sales Study Year <b>2023</b>		Classification <b>RESIDENTIAL</b>		Indicate if a One Year (S1) or Two year (S2) Sales Study is Used <input type="checkbox"/> S1 <input checked="" type="checkbox"/> S2	

**Con. Sale** = Confidential Sale Indicator    **Adj. Sales** = Adjusted Sales Price    **Inst.** = Type of Instrument    **Fin.** = C (Conventional Financing); or CR (Creative Financing)

Date (MM/DD/YYYY)	Liber & Page	Parcel ID Number	Grantor	Grantee	Con. Sale	Inst.	Fin.	Assessed Value	Sale Price	Adj. Sales	Ratio	Comments
12/21/2021	2632-83	DE7-305-0153-00	REEVES, PATRICIA A	PERRON, ROBERT	No	WD	C	73,900	196,000	196,000	37.70 %	
01/07/2022	2632-241	DE7-650-0080-00	PITNEY, DANIEL	BARRERA, ISAAC A	No	WD	C	36,100	85,000	85,000	42.47 %	
05/06/2022	2643-161	DE7-305-0681-00	SOUTHERN MICHIGAN CONFER	WHEELER, CHARLES	No	WD	C	41,000	139,900	139,900	29.31 %	
05/13/2022	2639-619	DE0-204-4550-00	KAPNICK, ARLAN D & LINDA L	BARTA, DANIEL J & BRIANNA	No	WD	C	105,900	350,000	350,000	30.26 %	
05/20/2022	2640-160	DE7-500-0030-00	LONGNECKER, DUSTIN	GAWRYCH, TIMOTHY LEE & R	No	WD	C	48,400	196,000	196,000	24.69 %	
06/02/2022	2640-483	DE0-133-4175-00	PETEE, PHYLLIS L & MARK A RE	SHARROCK, ABRAHAM	No	WD	C	21,000	75,000	75,000	28.00 %	
06/02/2022	2640-550	DE0-210-3725-00	LA VOY, KIRK M & RHONDA MA	LABERDEE, GAVIN L	No	WD	C	84,500	223,000	223,000	37.89 %	
08/02/2022	2643-133	DE0-214-4900-00	IOTT, ANDREW & BARBARA	IOTT, JOSEPH L & REBECCA R	No	MLC	C	74,300	270,000	270,000	27.52 %	
08/12/2022	2643-840	DE7-650-0120-00	VITTORE, ASHLEY N & CHARLE	WISE, MICHAEL C	No	WD	C	60,400	199,000	199,000	30.35 %	
09/01/2022	2645-191	DE0-133-1575-00	SMITH, THOMAS L, JR	MESSNER, LEON	No	WD	C	96,600	170,000	170,000	56.82 %	
09/14/2022	2646-156	DE0-224-4190-00	THETFORD, NATHAN	SOLOMAN, DAVID R	No	WD	C	52,700	230,000	230,000	22.91 %	
09/23/2022	2645-938	DE0-209-4320-00	WEBSTER, JAMISON	DIXON, ETHAN & TALIA	No	WD	C	62,900	249,000	249,000	25.26 %	
09/23/2022	2646-66	DE7-300-0300-00	DINGMAN, EVAN P & JAMIE GAU	SMITH, CHRISTOPHER M	No	WD	C	43,800	195,000	195,000	22.46 %	
09/28/2022	2646-44	DE7-300-0320-00	LA LONDE, ROBERT G & HELEN	CLARK, ERIC M	No	WD	C	57,400	159,900	159,900	35.90 %	
<b>TOTAL</b>												

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**Con. Sale** = Confidential Sale Indicator    **Adj. Sales** = Adjusted Sales Price    **Inst.** = Type of Instrument    **Fin.** = C (Conventional Financing); or CR (Creative Financing)

Date (MM/DD/YYYY)	Liber & Page	Parcel ID Number	Grantor	Grantee	Con. Sale	Inst.	Fin.	Assessed Value	Sale Price	Adj. Sales	Ratio	Comments
10/17/2022	2646-836	DE0-215-1850-00	FALL, DOUGLAS	UNSINGER, CODEE A & AUSTI	No	WD	C	55,400	95,000	95,000	58.32 %	
10/20/2022	2646-723	DE7-305-0621-00	LOVE, CAROL M. (CANNON)	JENNINGS, KAREN	No	WD	C	48,600	170,000	170,000	28.59 %	
10/31/2022	2647-167	DE7-300-1470-00	CLAY, SAMUEL J & DELILAH E	ALBERS, IAN & LINDSAY	No	WD	C	61,500	185,000	185,000	33.24 %	
11/10/2022	2647-957	DE7-410-0130-00	MEYER, GREGORY & SHARON R	MEYER, KAYANN	No	WD	C	82,100	175,000	175,000	46.91 %	
11/23/2022	2648-265	DE7-600-0030-00	WILLIAMS, TAMMY M	FOLEY, SEAN M	No	WD	C	43,100	150,000	150,000	28.73 %	
12/12/2022	2648-960	DE7-305-0672-00	SYLVESTER, CHRISTOPHER L	KING, JAMES EDWARD	No	WD	C	83,900	249,900	249,900	33.57 %	
12/16/2022	2650-485	DE0-135-4600-00	GOBLE, WILLIAM, III	SENDELBACH, RICKY	No	WD	C	52,900	70,000	70,000	75.57 %	
02/02/2023	2650-660	DE7-300-0672-00	CLEGHORN, KARL & JULIA SITT	KOROTKO, BARBARA J	No	WD	C	58,600	182,000	182,000	32.20 %	
02/10/2023	2651-54	DE0-224-2100-00	WEST, JEFFREY M & CAROL	MILLER, AUSTIN J	No	WD	C	90,100	260,000	260,000	34.65 %	
03/02/2023	2651-682	DE7-300-0841-00	FALL, GARY JR & ELIZABETH D	GOMES, MICHAEL A & NANCY	No	WD	C	24,000	95,000	95,000	25.26 %	
04/12/2023	2654-681	DE7-650-0201-00	PARKER, SARAH	CRISTMAN, ADAM	No	WD	C	42,100	130,000	130,000	32.38 %	
04/20/2023	2654-41	DE7-300-0411-00	VORE, MICHAEL S	MULLINS, TINA M & WILLIAM	No	WD	C	35,200	135,000	135,000	26.07 %	
04/26/2023	2654-234	DE0-209-1225-00	WAGGONER, AUSTIN M	ZILKE, MICHAEL JOSEPH	No	WD	C	117,000	275,000	275,000	42.55 %	
05/16/2023	2655-28	DE7-305-0810-00	BANE, JOSHUA E	MATHES, DONNIE & HOLLI	No	WD	C	76,100	228,000	228,000	33.38 %	
<b>TOTAL</b>												

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County <b>Lenawee County</b>		City/Township Name (check appropriate box) <b>Deerfield Township</b>	<input checked="" type="checkbox"/> Township <input type="checkbox"/> City
Sales Study Year <b>2023</b>	Classification <b>RESIDENTIAL</b>	Indicate if a One Year (S1) or Two year (S2) Sales Study is Used <input type="checkbox"/> S1 <input checked="" type="checkbox"/> S2	

**Con. Sale** = Confidential Sale Indicator   **Adj. Sales** = Adjusted Sales Price   **Inst.** = Type of Instrument   **Fin.** = C (Conventional Financing); or CR (Creative Financing)

Date (MM/DD/YYYY)	Liber & Page	Parcel ID Number	Grantor	Grantee	Con. Sale	Inst.	Fin.	Assessed Value	Sale Price	Adj. Sales	Ratio	Comments
05/30/2023	2655-677	DE7-300-0050-00	SMALLDON, MICHAEL J & NATA	SHERROD, ROBERT A	No	WD	C	72,200	185,000	185,000	39.03 %	
06/06/2023	2655-914	DE7-300-0841-00	GOMES, MICHAEL A & NANCY F	KLINE, ANNA	No	WD	C	26,200	108,000	108,000	24.26 %	
06/06/2023	2655-918	DE7-305-0141-00	POWELL-GOMES, NANCY L, REV	CASE, DARWYN C & SHELLY	No	WD	C	87,200	269,900	269,900	32.31 %	
06/09/2023	2656-214	DE7-410-0110-00	LAMONDE, DONNA E, EST	MORRIS, DESTANIE	No	WD	C	100,600	200,000	200,000	50.30 %	
06/23/2023	2656-562	DE7-300-0101-00	PAWLOWSKI, JULIA	MOLONY, ELLEN	No	WD	C	62,100	171,000	171,000	36.32 %	
08/28/2023	2659-307	DE7-212-3675-00	IOTT, ANN M, TRUST	CHRISTIAN, PAMELA THERES	No	WD	C	94,000	279,900	279,900	33.58 %	
09/22/2023	2659-968	DE7-305-1041-00	MARTINEZ, BRIAN J & SHERRIL	BURNHAM, THOMAS N & JAN	No	WD	C	206,800	439,000	439,000	47.11 %	
09/29/2023	2660-366	DE7-305-0470-00	SUGGS, CODY	FORE, CARTER	No	WD	C	56,600	145,500	145,500	38.90 %	
											%	
											%	
											%	
											%	
											%	
											%	
<b>TOTAL</b>								3,381,500	9,383,900	9,383,900		

2

Code	Description	Ave. ECF	Comments
Unit DE0 - DEERFIELD TOWNSHIP			
201	COMMERCIAL	1.000	
300	INDUSTRIAL	1.000	
I	EXEMPT PROPERTY	1.000	
M111	MODERN TOWNSHIP RES	1.063	
HVR	MODERN VILLAGE RES	0.993	
OTR	OLDER TOWNSHIP RES	1.130	
OVR	OLDER VILLAGE RES	1.055	
PERSO	PERSONAL PROPERTY	1.000	
VTA	AGRICULTURAL	1.130	
WITTS	WITTS END	0.807	

E.C.F.s for Neighborhood: 201 'COMMERCIAL'

Residential : 1.000  
Town Homes/Duplexes: 0.826  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 0.826  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: 301 'INDUSTRIAL'

Residential : 1.000  
Town Homes/Duplexes: 1.000  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 0.619

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: EXEMP 'EXEMPT PROPERTY'

Residential : 1.000  
Town Homes/Duplexes: 1.000  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: MTR 'MODERN TOWNSHIP RES'

Residential : 1.063  
Town Homes/Duplexes: 1.063  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000



E.C.F.s for Neighborhood: MVR 'MODERN VILLAGE RES'

Residential : 0.993  
Town Homes/Duplexes: 0.993  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: OTR 'OLDER TOWNSHIP RES'

Residential : 1.130  
Town Homes/Duplexes: 1.130  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: OVR 'OLDER VILLAGE RES'

Residential : 1.055  
Town Homes/Duplexes: 1.055  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: PERSO 'PERSONAL PROPERTY'

Residential : 1.000  
Town Homes/Duplexes: 1.000  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: VTA 'AGRICULTURAL'

Residential : 1.130  
Town Homes/Duplexes: 1.000  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.130  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

E.C.F.s for Neighborhood: WITTS 'WITTS END'

Residential : 0.807  
Town Homes/Duplexes: 1.000  
Mobile Homes : 1.000  
Agricultural Bldgs : 1.000  
Commercial Bldgs : 1.000  
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers  
A: 0.000  
B: 0.000  
C: 0.000  
D: 0.000

3

Code	Description	Comments
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Unit DE0 - DEERFIELD TOWNSHIP

AG LD	AGRICULTURAL LAND	
AG RS	RESIDENTIAL IN TOWNSHIP	
1	ASSESSOR PLAT 1	
A2	ASSESSOR PLAT 2	
COM	COMMERCIAL	
EXEMP	EXEMPT PROPERTY	
IND	INDUSTRIAL LAND	
PERSO	PERSONAL PROPERTY	
THOM	THOMPSON'S ADDITION	
VINE	PLAT OF VINEYARD	
WITTS	WITT'S END	

Unit -

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Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood AG LD.AGRICULTURAL LAND, Last Edited: 11/12/2023

Rates for Rate Table 'AG LD', (Acres)  
AG : 7,150  
AG : 7,150  
AG : 7,150  
AG : 7,150  
WOOD LOT : 4,500  
1 AC BLDG SITE : 15,000  
2 AC BLDG SITE : 12,500  
ROW : 0  
POND : 10,000  
LOW/WET : 1,500

Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood AG-RS.RESIDENTIAL IN TOWNSHIP, Last Edited: 11/12/2023

Values for Acreage Table 1: 'RESIDENTIAL IN TWP'  
1 Acre: 37,500 3 Acre: 50,000 10 Acre: 71,000 30 Acre: 213,000  
1.5 Acre: 42,500 4 Acre: 55,000 15 Acre: 106,500 40 Acre: 0  
2 Acre: 45,000 5 Acre: 60,000 20 Acre: 142,000 50 Acre: 0  
2.5 Acre: 47,500 7 Acre: 65,000 25 Acre: 177,500 100 Acre: 0

Values for Acreage Table 2: 'WOOD LOT'  
1 Acre: 4,000 3 Acre: 9,000 10 Acre: 30,000 30 Acre: 0  
1.5 Acre: 5,000 4 Acre: 12,000 15 Acre: 45,000 40 Acre: 0  
2 Acre: 6,000 5 Acre: 15,000 20 Acre: 60,000 50 Acre: 0  
2.5 Acre: 8,000 7 Acre: 21,000 25 Acre: 0 100 Acre: 0

Rates for Rate Table 'POND', (Acres)  
POND : 10,000  
WOOD LOT : 2,500

Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood APLA1.ASSESSOR PLAT 1, Last Edited: 11/12/2023

Values for Acreage Table 1: 'ASSESSOR PLAT #1'  
1 Acre: 55,000 3 Acre: 0 10 Acre: 0 30 Acre: 0  
1.5 Acre: 60,000 4 Acre: 0 15 Acre: 0 40 Acre: 0  
2 Acre: 65,000 5 Acre: 0 20 Acre: 0 50 Acre: 0  
2.5 Acre: 70,000 7 Acre: 0 25 Acre: 0 100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood APLA2.ASSESSOR PLAT 2, Last Edited: 11/12/2023

Values for Acreage Table 1: 'ACREAGE TABLE'  
1 Acre: 45,000 3 Acre: 57,000 10 Acre: 0 30 Acre: 0  
1.5 Acre: 50,000 4 Acre: 60,000 15 Acre: 0 40 Acre: 0  
2 Acre: 52,500 5 Acre: 62,500 20 Acre: 0 50 Acre: 0  
2.5 Acre: 55,000 7 Acre: 65,000 25 Acre: 0 100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood COM.COMMERCIAL, Last Edited: 12/02/2023

Values for Acreage Table 1: 'COMMERCIAL'  
1 Acre: 17,500 3 Acre: 30,000 10 Acre: 0 30 Acre: 0  
1.5 Acre: 21,000 4 Acre: 40,000 15 Acre: 0 40 Acre: 0  
2 Acre: 25,000 5 Acre: 50,000 20 Acre: 0 50 Acre: 0  
2.5 Acre: 27,500 7 Acre: 70,000 25 Acre: 0 100 Acre: 0

Values for Acreage Table 2: 'VILLAGE PARCELS'  
1 Acre: 45,000 3 Acre: 0 10 Acre: 0 30 Acre: 0  
1.5 Acre: 0 4 Acre: 0 15 Acre: 0 40 Acre: 0  
2 Acre: 0 5 Acre: 0 20 Acre: 0 50 Acre: 0  
2.5 Acre: 0 7 Acre: 0 25 Acre: 0 100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP  
Rates/Values for Neighborhood EXEMP.EXEMPT PROPERTY, Last Edited: 01/22/2016

Unit: DE0 - DEERFIELD TOWNSHIP

Rates/Values for Neighborhood IND.INDUSTRIAL LAND, Last Edited: 12/02/2023

Values for Acreage Table 1: 'INDUSTRIAL LAND'

1 Acre: 17,500	3 Acre: 42,000	10 Acre: 120,000	30 Acre: 300,000
1.5 Acre: 21,000	4 Acre: 56,000	15 Acre: 150,000	40 Acre: 320,000
2 Acre: 28,000	5 Acre: 60,000	20 Acre: 200,000	50 Acre: 0
2.5 Acre: 35,000	7 Acre: 70,000	25 Acre: 250,000	100 Acre: 0

Values for Acreage Table 2: 'VILLAGE PARCELS'

1 Acre: 17,500	3 Acre: 0	10 Acre: 0	30 Acre: 0
1.5 Acre: 0	4 Acre: 0	15 Acre: 0	40 Acre: 0
2 Acre: 0	5 Acre: 0	20 Acre: 0	50 Acre: 0
2.5 Acre: 0	7 Acre: 0	25 Acre: 0	100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP

Rates/Values for Neighborhood PERSO.PERSONAL PROPERTY, Last Edited: 02/01/2017

Unit: DE0 - DEERFIELD TOWNSHIP

Rates/Values for Neighborhood THOM.THOMPSON'S ADDITION, Last Edited: 11/12/2023

Values for Acreage Table 1: 'THOM'

1 Acre: 125,000	3 Acre: 0	10 Acre: 0	30 Acre: 0
1.5 Acre: 0	4 Acre: 0	15 Acre: 0	40 Acre: 0
2 Acre: 0	5 Acre: 0	20 Acre: 0	50 Acre: 0
2.5 Acre: 0	7 Acre: 0	25 Acre: 0	100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP

Rates/Values for Neighborhood VINE.PLAT OF VINEYARD, Last Edited: 09/10/2021

Values for Acreage Table 1: 'PLAT OF VINEYARD'

Acre: 26,000	3 Acre: 0	10 Acre: 0	30 Acre: 0
Acre: 28,000	4 Acre: 0	15 Acre: 0	40 Acre: 0
Acre: 0	5 Acre: 0	20 Acre: 0	50 Acre: 0
2.5 Acre: 0	7 Acre: 0	25 Acre: 0	100 Acre: 0

Unit: DE0 - DEERFIELD TOWNSHIP

Rates/Values for Neighborhood WITTS.WITT'S END, Last Edited: 08/22/2022

Values for Acreage Table 1: 'WITTS END'

1 Acre: 47,500	3 Acre: 0	10 Acre: 0	30 Acre: 0
1.5 Acre: 50,000	4 Acre: 0	15 Acre: 0	40 Acre: 0
2 Acre: 52,500	5 Acre: 0	20 Acre: 0	50 Acre: 0
2.5 Acre: 0	7 Acre: 0	25 Acre: 0	100 Acre: 0

Unit: -

Rates/Values for Neighborhood -----, Last Edited: / /

4

Neighborhoods Used: MTR.MODERN TOWNSHIP RES

14625 ATEN RD  
Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
DE0-224-2100-00       02/10/2023 MTR       401       260,000       48,320  
Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
Single Family   CAPE COD           64       211,680       172,256       1.229



3000 S PIOTTER HWY  
Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
DE0-210-3725-00       06/02/2022 MTR       401       223,000       62,915  
Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
Single Family   RANCH           56       156,007       143,116       1.090  
Agricultural Buildings:   ResidualValue   CostByManual   E.C.F.  
                                  4078           3741           1.090



1515 S KEINATH HWY  
Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
DE0-202-1800-00       11/02/2021 MTR       401       220,000       34,329  
Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
Single Family   RANCH           64       179,750       166,901       1.077  
Agricultural Buildings:   ResidualValue   CostByManual   E.C.F.  
                                  5921           5498           1.077



13620 ATEN RD  
Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
DE0-214-3925-00       08/06/2021 MTR       401       210,000       102,360  
Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
Single Family   RANCH           66       107,640       134,270       0.802  
!!MULTI-PARCEL SALE!!





Neighborhoods Used: MTR.MODERN TOWNSHIP RES

Single Family Computed Costs by Manual

Table with columns for Style (91..100, 81..90, 71..80, 61..70, 51..60, 0..50) and rows for various house types like BI - LEVEL, CAPE COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY.

Total Single Family Costs by Manual : 616,544
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 9,239
Total Commercial Costs by Manual : 0

Single Family Sale Residual Values

Table with columns for Style (91..100, 81..90, 71..80, 61..70, 51..60, 0..50) and rows for various house types like BI - LEVEL, CAPE COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY.

Total Single Family Sale Residual Values : 655,077
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 9,999
Total Commercial Sale Residual Values : 0

Statistics for this Analysis

Table with columns: % Valid Sales, # Invalid Sales, Coefficient of Dispersion (%), Coefficient of Variation (%), Price Related Differential. Values: 4, 1, 7.43, 10.78, 1.007. After Application of E.C.F.s: 4.77, 6.73, 1.001.

Economic Condition Factor Estimates (# of data points)

Table with columns for Style (91..100, 81..90, 71..80, 61..70, 51..60, 0..50) and rows for various house types like BI - LEVEL, CAPE COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY. Values are in parentheses representing counts.

Neighborhoods Used: MTR.MODERN TOWNSHIP RES

1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0)

Single Family E.C.F. : 1.062 (4)  
Mobile Home E.C.F. : 1.000 (0)  
Home E.C.F. : 1.000 (0)  
Agricultural E.C.F. : 1.082 (2)  
Commercial E.C.F. : 1.000 (0)

<<<<<<<<<<<<<<<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>>>>>>>>>>>>>>>>>>>>>

Starting Date: 04/01/2021  
Ending Date: 03/31/2023  
Terms Selected: 3  
Analyze by Style:  
Analyze by %Good: X  
Show Valid Data : X  
Show Invalid Data :  
Show Costs and Residuals: X  
Use Infl. Adj. Sale Prices:  
Neighborhood(s): MTR - MODERN TOWNSHIP RES

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Max # of Res. Buildings: 300	Minimum E.C.F. (Residential): 0.30
	Maximum E.C.F. (Residential): 3.00
Max # of Ag. Buildings: 300	Minimum E.C.F. (Agricultural): 0.25
	Maximum E.C.F. (Agricultural): 3.00
Max # of C/I Buildings: 300	Minimum E.C.F. (Commercial): 0.25
	Maximum E.C.F. (Commercial): 3.00

# Real Estate Summary Sheet

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

11/12/2023 5:16 PM

<b>Parcel:</b>	DE0-202-1800-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SILER, DAVID R	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	1515 S KEINATH HWY DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2628-868	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MTR MODERN TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
SILER, DAVID R		W 16 RDS OF S 10 RDS OF E 1/2 OF NW 1/4 SEC 2	
1515 S KEINATH HWY			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 11/02/2021 for 220,000 by TABBERT, ROBERT D, ESTATE.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2628-868

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	106,000	<b>2023 Taxable:</b>	89,250	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1977	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: C	
Style: RANCH	
Exterior:	
% Good (Physical): 64	
Heating System: Forced Hot Water	
Electric - Amps Service: 0	
# of Bedrooms: 3	
Full Baths: 1 Half Baths: 1	
Floor Area: 1,440	
Ground Area: 1,440	
Garage Area: 528	
Basement Area: 1,440	
Basement Walls:	
Estimated TCV: Tentative	

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:16 PM

<b>Parcel:</b>	DE0-210-3725-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	LABERDEE, GAVIN L	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	3000 S PIOTTER HWY DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2640-550	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MTR MODERN TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
LABERDEE, GAVIN L 3000 S PIOTTER HWY DEERFIELD MI 49238		LD DES AS BEG ON THE E LI OF THE W1/2 OF SW1/4 OF SEC 10 T7S R5E SD PT BEING 1351.15 FT N88^50'13"E ALG THE S LI OF SD SEC & 66 FT N FROM THE SW COR OF SD SEC TH S88^50'13"W 510 FT TH N 563 FT TH N88^50'13"E 510 FT TH S 563 FT ALG THE SD E LI OF W1/2 SW1/4 OF SD SEC TO POB (SURVEY)	

## Most Recent Sale Information

Sold on 06/02/2022 for 223,000 by LA VOY, KIRK M & RHONDA MARIE.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2640-550

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	105,400	<b>2023 Taxable:</b>	105,400	<b>Acreage:</b>	6.59
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1983

Occupancy: Single Family

Class: C

Style: RANCH

Exterior:

% Good (Physical): 56

Heating System: Forced Hot Water

Electric - Amps Service: 0

# of Bedrooms: 0

Full Baths: 1 Half Baths: 1

Floor Area: 1,228

Ground Area: 1,228

Garage Area: 384

Basement Area: 1,228

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 1

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:16 PM

<b>Parcel:</b>	DE0-214-3925-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	GANO, DAVID	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	13620 ATEN RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2642-470	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Rolling, Low, High, Landscaped, Pond, Flood Plain	<b>Neighborhood:</b>	MTR MODERN TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
GANO, DAVID 13620 ATEN RD DEERFIELD MI 49238		LD BEG AT S 1/4 POST SEC 14 RUNN TH W 132 FT TH N TO MARGIN OF RIVER RAISIN AT LOW WATER MARK TH DWN STREAM TO N AND S 1/4 LI TH S TO POB SEC 14	

## Most Recent Sale Information

Sold on 08/06/2021 for 210,000 by JENKS, CODY EDWARD.

**Terms of Sale:** 19-MULTI PARCEL ARM'S LENGTH

**Liber/Page:** 2624-66

## Most Recent Permit Information

Permit 17-9965 on 09/14/2017 for \$0 category NEW CONSTRUCT..

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	93,100	<b>2023 Taxable:</b>	78,645	<b>Acreage:</b>	2.85
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1970  
Occupancy: Single Family  
Class: CD  
Style: RANCH  
Exterior:  
% Good (Physical): 66  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,395  
Ground Area: 1,395  
Garage Area: 768  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:16 PM

<b>Parcel:</b>	DE0-224-2100-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MILLER, AUSTIN J	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	14625 ATEN RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2651-54	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MTR MODERN TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
MILLER, AUSTIN J		LD BEG 330.05 FT E FROM N 1/4 POST SEC 24 RUNN TH E 150 FT TH S 806.90 FT TH W 150 FT TH N 806.90 FT TO POB SEC	
14625 ATEN RD		24	
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 02/10/2023 for 260,000 by WEST, JEFFREY M & CAROL.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2651-54

## Most Recent Permit Information

Permit 20-01 on 02/19/2020 for \$9,161 category REROOF.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	111,900	<b>2023 Taxable:</b>	65,926	<b>Acreage:</b>	2.78
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1982  
Occupancy: Single Family  
Class: C  
Style: CAPE COD  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,710  
Ground Area: 1,216  
Garage Area: 960  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



Modern Township Residential ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold
DE0-202-1800-00	1515 S KEINATH HWY	11/02/21	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$88,000
DE0-210-3725-00	3000 S PIOTTER HWY	06/02/22	\$223,000	WD	03-ARM'S LENGTH	\$223,000	\$84,500
DE0-214-3925-00	13620 ATEN RD	08/06/21	\$210,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$210,000	\$93,700
DE0-224-2100-00	14625 ATEN RD	02/10/23	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$90,100
<b>Totals:</b>			<b>\$913,000</b>			<b>\$913,000</b>	<b>\$356,300</b>
							<b>Sale. Ratio =&gt;</b>
							<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area
40.00	\$223,418	\$34,329	\$185,671	\$172,399	1.077	1,440	\$128.94	MTR
37.89	\$224,084	\$62,915	\$160,085	\$146,857	1.090	1,228	\$130.36	MTR
44.62	\$250,057	\$102,360	\$107,640	\$134,270	0.802	1,395	\$77.16	MTR
34.65	\$237,802	\$48,320	\$211,680	\$172,256	1.229	1,710	\$123.79	MTR
	<b>\$935,361</b>		<b>\$665,076</b>	<b>\$625,783</b>			<b>\$115.06</b>	
<b>39.03</b>				E.C.F. =>	<b>1.063</b>		Std. Deviation=>	<b>0.17888</b>
<b>4.18</b>				Ave. E.C.F. =>	<b>1.049</b>		Ave. Variance=>	<b>12.3865</b>



Dev. by Mean (%)	Building Style	Land Value	Other Parcels in Sale	Land Table	Property Class	Building Depr.
2.7587	RANCH	\$32,813		RESIDENTIAL IN TOWNSHIP	401	64
4.0674	RANCH	\$62,915		RESIDENTIAL IN TOWNSHIP	401	56
24.7729	RANCH	\$102,360	DE0-214-3900-00	RESIDENTIAL IN TOWNSHIP	401	66
17.9468	CAPE COD	\$48,320		RESIDENTIAL IN TOWNSHIP	401	64
<b>1.3393</b>						

**Coefficient of Var=> 11.80340713**

5

Neighborhoods Used: MVR.MODERN VILLAGE RES

227 E KEEGAN ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-300-0672-00	02/02/2023 MVR	401	182,000	16,352
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	67	165,648	151,336
				1.095



130 N COUNTY LINE HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-305-0672-00	12/12/2022 MVR	401	249,900	31,500
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	59	218,400	198,002
				1.103



269 E RIVER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-305-0621-00	10/20/2022 MVR	401	170,000	11,700
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	64	158,300	125,595
				1.260



551 W RIVER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-305-0153-00	12/21/2021 MVR	401	196,000	47,908
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	59	147,355	152,435
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	737	762	0.967	



W RIVER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-305-0112-00	07/30/2021 MVR	401	130,000	10,552
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	57	119,448	124,544
				0.959



154 N COUNTY LINE HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DE7-630-0010-00	05/21/2021 MVR	401	240,000	36,761
Occupancy	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	85	199,162	262,307
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	4077	5369	0.759	







# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-300-0672-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	KOROTKO, BARBARA J	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	227 E KEEGAN ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2661-492	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MVR MODERN VILLAGE RES
<b>Mailing Address:</b>	KOROTKO, BARBARA J 227 E KEEGAN ST DEERFIELD MI 49238	<b>Description:</b>	A STRIP OF LD 70 FT WIDE FROM OFF AND ACROSS W SIDE OF LOTS 67 & 68 ASSESSORS PLAT NO 1 DEERFIELD VILL.

## Most Recent Sale Information

Sold on 02/02/2023 for 182,000 by CLEGHORN, KARL & JULIA SITTERLY.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2650-660

## Most Recent Permit Information

None Found

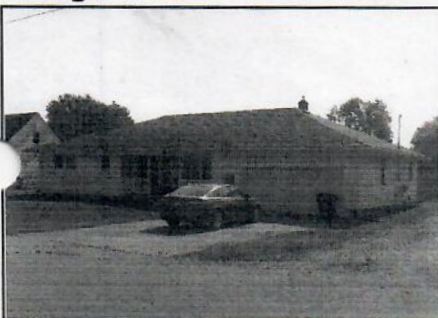
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	65,600	<b>2023 Taxable:</b>	54,025	<b>Acres:</b>	0.21
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1955  
Occupancy: Single Family  
Class: C+10  
Style: RANCH  
Exterior:  
% Good (Physical): 67  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,310  
Ground Area: 1,310  
Garage Area: 875  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-305-0112-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	WEATHERHOLT, DAWN M	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	420 W RIVER ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Libers/Page:</b>	2623-479	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MVR MODERN VILLAGE RES

## Mailing Address:

WEATHERHOLT, DAWN M  
JOHN A HORTON  
420 W RIVER ST  
DEERFIELD MI 49238

## Description:

PT OF LOT 11 ASSESSOR'S PLAT NO 2 DES AS COMM AT THE SW'ERLY COR OF SD LOT TH NE'ERLY ALG THE N'LY LI OF RIVER ST 62 FT TH NW'ERLY AT RIGHT ANGLES TO RIVER ST TO THE NW'ERLY LI OF SD LOT 11 TH SW'ERLY ALG THE NW'ERLY LI OF SD LOT TO THE NW'ERLY COR OF SD LOT TH SE'ERLY ALG THE SW'ERLY SIDE OF SD LOT TO THE POB ALSO PT OF LOT 10 OF SD PLAT DES AS BEG AT THE MOST E'ERLY COR OF SD LOT TH S 35°08'00"W 15 FT ALG THE SE'ERLY LI OF SD LOT (ALSO BEING THE NW'ERLY LI OF RIVER ST) TH N57°23'29"W 115.38 FT TO TO THE MOST W'ERLY COR OF LOT 11 OF SD PLAT TH S64°45'00"E 117.00 FT TO THE POB

## Most Recent Sale Information

Sold on 07/30/2021 for 130,000 by HIGGINS, JESSICA L (MARLOW).

**Terms of Sale:** 03-ARM'S LENGTH

**Libers/Page:** 2623-479

## Most Recent Permit Information

Permit 15-0003 on 03/25/2015 for \$0 category ADDITION.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	52,000	<b>2023 Taxable:</b>	48,405	<b>Acres:</b>	0.16
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1953  
Occupancy: Single Family  
Class: C  
Style: RANCH  
Exterior:  
% Good (Physical): 57  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,249  
Ground Area: 1,221  
Garage Area: 576  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-305-0153-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	PERRON, ROBERT	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	551 W RIVER ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Libers/Page:</b>	2632-83	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MVR MODERN VILLAGE RES

## Mailing Address:

PERRON, ROBERT  
551 W RIVER ST  
DEERFIELD MI 49238

## Description:

PT OF THE NW1/4 OF THE SW1/4 OF SEC 12 T7S R5E DES AS COMM I THE SE'LY LI OF RIVER ST 100 FT N35^08"E OF THE MOST W'ERLY COR OF LOT 15 ASSESSOR'S PLAT NO 2 V/DEERFIELD & RUNN TH N35^08"E ALG SD ST LI 90 FT TH S46^49"E 613 FT M/L TO THE CENTER OF THE RIVER RAISIN TH S88^09"W ALG THE CENTER OF SD RIVER 125.94 FT TH N46^49"W 511.4 FT M/L TO THE POB ALSO THAT PT OF LOT 15 ASSESSOR'S PLAT NO 2 V/DEERFIELD & PT OF THE SW1/4 OF SD SEC 12 DES AS COMM IN THE SE'ERLY LI OF RIVER ST AT A PT LOC 455.8 FT SW'ERLY THE THE MOST N'ERLY CORNER OF SD LOT 15 & RUNN TH S35^08"W ALG THE SE'ERLY LI OF SD RIVER ST 15 FT TH S46^49"E 573 FT TH N76^38"E 27.15 FT TH N47^34"W 590.17 FT TO THE POB - LOT EXT TO THE CENTER OF RIVER RAISIN

## Most Recent Sale Information

Sold on 12/21/2021 for 196,000 by REEVES, PATRICIA A.

**Terms of Sale:** 03-ARM'S LENGTH

**Libers/Page:** 2632-83

## Most Recent Permit Information

Permit 19-886658 on 07/08/2019 for \$0 category NEW CONSTRUCT..

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	78,600	<b>2023 Taxable:</b>	73,605	<b>Acres:</b>	1.08
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1965	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: C-5	
Style: RANCH	
Exterior:	
% Good (Physical): 59	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 0	
# of Bedrooms: 2	
Full Baths: 1 Half Baths: 1	
Floor Area: 1,522	
Ground Area: 1,522	
Garage Area: 240	
Basement Area: 1,298	
Basement Walls:	
Estimated TCV: Tentative	

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-305-0621-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	JENNINGS, KAREN	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	269 E RIVER ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2646-723	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights		
<b>Topography:</b>	Level, High, Landscaped		
<b>Mailing Address:</b>	<b>Description:</b>		
JENNINGS, KAREN	LOT 62 EX W 3 FT 3 IN ASSESSORS PLAT NO 2 OF DEERFIELD VILLAGE		
269 E RIVER ST			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 10/20/2022 for 170,000 by LOVE, CAROL M, (CANNON).

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2646-723

## Most Recent Permit Information

Permit 23-0004 on 04/04/2023 for \$0 category FENCE.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	54,300	<b>2023 Taxable:</b>	54,300	<b>Acreeage:</b>	0.26
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1957  
Occupancy: Single Family  
Class: C+5  
Style: RANCH  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,028  
Ground Area: 1,028  
Garage Area: 480  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-305-0672-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	KING, JAMES EDWARD	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	130 N COUNTY LINE HWY DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2648-960	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Water, Sewer, Electric, Gas	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MVR MODERN VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
KING, JAMES EDWARD 130 N COUNTY LINE HWY DEERFIELD MI 49238		THAT PART OF LOT 67 BEG 456.41 FT N FROM SE COR SD LOT 67 TH N 120 FT TH N 85^24'W 255.67 FT TH S 120.02 FT ALG W LI SD LOT TH S 85^24'E 255.42 FT TO POB 0.701 ACRES ASSESS PLAT NO 2 OF DEERFIELD VILLAGE	

## Most Recent Sale Information

Sold on 12/12/2022 for 249,900 by SYLVESTER, CHRISTOPHER L.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2648-960

## Most Recent Permit Information

None Found

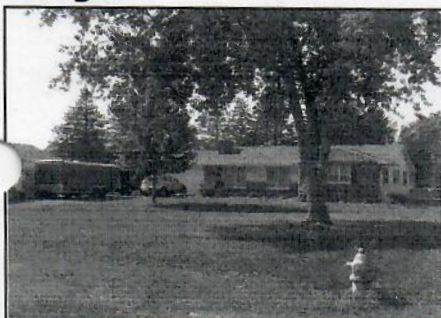
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	93,000	<b>2023 Taxable:</b>	93,000	<b>Acreage:</b>	0.70
<b>Zoning:</b>	R-2	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1975  
Occupancy: Single Family  
Class: C  
Style: RANCH  
Exterior:  
% Good (Physical): 59  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,674  
Ground Area: 1,674  
Garage Area: 1,367  
Basement Area: 1,674  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:22 PM

<b>Parcel:</b>	DE7-630-0010-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	COOPER, SCOTT W SR & JACKIE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	154 N COUNTY LINE HWY DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2617-744	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Storm Sewer, Water, Sewer, Electric, Gas	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	MVR MODERN VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
COOPER, SCOTT W SR & JACKIE		LOT 1 REITER	
154 N COUNTY LINE HWY			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 05/21/2021 for 240,000 by KIBBEE, WENDY S.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2617-744

## Most Recent Permit Information

Permit 22-003 on 04/28/2022 for \$0 category SHED.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	100 X 255
<b>2023 S.E.V.:</b>	121,500	<b>2023 Taxable:</b>	117,390	<b>Acreeage:</b>	0.59
<b>Zoning:</b>	R-2	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	100.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	255.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1979  
Occupancy: Single Family  
Class: C+10  
Style: RANCH  
Exterior:  
% Good (Physical): 85  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,532  
Ground Area: 1,532  
Garage Area: 576  
Basement Area: 1,532  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 2  
Estimated TCV: Tentative  
Cmts:

## Image



Modern Village Residential ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
DE7-300-0672-00	227 E KEEGAN ST	02/02/23	\$182,000	WD	03-ARM'S LENGTH	\$182,000	\$58,600	32.20
DE7-305-0112-00	420 W RIVER ST	07/30/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$46,500	35.77
DE7-305-0153-00	551 W RIVER ST	12/21/21	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$73,900	37.70
DE7-305-0621-00	269 E RIVER ST	10/20/22	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$48,600	28.59
DE7-305-0672-00	130 N COUNTY LINE HWY	12/12/22	\$249,900	WD	03-ARM'S LENGTH	\$249,900	\$83,900	33.57
DE7-630-0010-00	154 N COUNTY LINE HWY	05/21/21	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$110,200	45.92
<b>Totals:</b>			<b>\$1,167,900</b>			<b>\$1,167,900</b>	<b>\$421,700</b>	
							<b>Sale. Ratio =&gt;</b>	<b>36.11</b>
							<b>Std. Dev. =&gt;</b>	<b>5.93</b>

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$138,934	\$16,352	\$165,648	\$151,336	1.095	1,310	\$126.45	MVR	7.0736
\$111,433	\$10,552	\$119,448	\$124,544	0.959	1,249	\$95.63	MVR	6.4757
\$172,142	\$47,908	\$148,092	\$153,197	0.967	1,522	\$97.30	MVR	5.7157
\$113,432	\$11,700	\$158,300	\$125,595	1.260	1,028	\$153.99	MVR	23.6563
\$191,882	\$31,500	\$218,400	\$198,002	1.103	1,674	\$130.47	MVR	7.9180
\$254,599	\$36,761	\$203,239	\$267,676	0.759	1,532	\$132.66	MVR	26.4565
<b>\$982,422</b>		<b>\$1,013,127</b>	<b>\$1,020,351</b>			<b>\$122.75</b>		<b>3.0916</b>
			E.C.F. =>	<b>0.993</b>		Std. Deviation=>	<b>0.170112</b>	
			Ave. E.C.F. =>	<b>1.024</b>		Ave. Variance=>	<b>12.8826</b>	Coefficient of Var=>

Building Style	Land Value	Land Table	Property Class	Building Depr.
RANCH	\$11,550	ASSESSOR PLAT 1	401	67
RANCH	\$7,200	ASSESSOR PLAT 2	401	57
RANCH	\$45,800	ASSESSOR PLAT 2	401	59
RANCH	\$11,700	ASSESSOR PLAT 2	401	64
RANCH	\$31,500	ASSESSOR PLAT 2	401	59
RANCH	\$26,325	ASSESSOR PLAT 2	401	85

**12.58271677**

6

Neighborhoods Used: OTR.OLDER TOWNSHIP RES

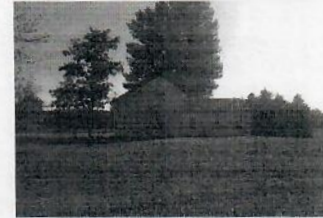
11803 DEERFIELD RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-209-4320-00	09/23/2022 OTR	401	249,000	61,967	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	48	187,033	105,560	1.772



14751 POOLE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-224-4190-00	09/14/2022 OTR	401	230,000	33,675	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	58	196,325	107,682	1.823



9250 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-1575-00	09/01/2022 OTR	401	170,000	42,400	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	66	115,652	189,327	0.611
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	11948	19560	0.611		



13970 ATEN RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-214-4900-00	08/02/2022 OTR	401	270,000	28,331	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	59	237,955	162,461	1.465
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	3714	2536	1.465		



GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-4175-00	06/02/2022 OTR	401	75,000	37,500	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Mobile Home	MODULAR/MAN	51	33,487	36,361	0.921
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	4013	4358	0.921		



1587 S SISSON HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-204-4550-00	05/13/2022 OTR	401	350,000	68,572	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	64	265,899	194,995	1.364
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	15529	11388	1.364		



11857 DEERFIELD RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-209-4350-00	10/14/2021 OTR	401	129,000	38,830	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	88,665	103,110	0.860
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	1505	1750	0.860		



2297 BUCHOLTZ HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-125-4510-00	09/28/2021 OTR	401	130,000	37,970	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	48	81,258	91,598	0.887
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	10772	12143	0.887		





Neighborhoods Used: OTR.OLDER TOWNSHIP RES

3913 HOFFMAN HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DEO-214-3800-00	07/16/2021 OTR	401	248,000	67,733
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	TWO STORY	51	106,568	105,653
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	73699	73067	1.009	



9602 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DEO-133-2600-00	06/14/2021 OTR	401	302,000	48,400
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	CONTEMPORARY	64	243,012	224,690
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	10588	9790	1.082	



9485 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DEO-133-3350-00	06/14/2021 OTR	401	120,000	43,214
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	CONVENTIONAL	45	75,788	100,942
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	998	1329	0.751	



2248 S KEINATH HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
DEO-211-1150-00	04/26/2021 OTR	401	180,000	70,391
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	CONVENTIONAL	60	100,490	92,286
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	9119	8374	1.089	



Neighborhoods Used: OTR.OLDER TOWNSHIP RES

Single Family Computed Costs by Manual						
* Style *	91..100	81..90	71..80	61..70	51..60	0..50
BI - LEVEL	0	0	0	0	0	0
CAPE COD	0	0	0	0	0	0
COLONIAL	0	0	0	0	0	0
CONDO	0	0	0	0	0	0
CONTEMPORARY	0	0	0	224,690	0	0
CONVENTIONAL	0	0	0	384,322	362,429	298,100
DUPLEX	0	0	0	0	0	0
HISTORICAL	0	0	0	0	0	0
LOG HOME	0	0	0	0	0	0
MODULAR/MAN	0	0	0	0	0	0
MULTI - FAMILY	0	0	0	0	0	0
OTHER	0	0	0	0	0	0
RANCH	0	0	0	103,110	0	0
SINGLE STORY	0	0	0	0	0	0
TRI - LEVEL	0	0	0	0	0	0
TWO STORY	0	0	0	0	105,653	0
	0	0	0	0	0	0

Total Single Family Costs by Manual : 1,478,305  
 Total Mobile Home Costs by Manual : 36,361  
 Total Town Home Costs by Manual : 0  
 Total Agricultural Costs by Manual : 144,295  
 Total Commercial Costs by Manual : 0

Single Family Sale Residual Values						
* Style *	91..100	81..90	71..80	61..70	51..60	0..50
BI - LEVEL	0	0	0	0	0	0
CAPE COD	0	0	0	0	0	0
COLONIAL	0	0	0	0	0	0
CONDO	0	0	0	0	0	0
CONTEMPORARY	0	0	0	243,012	0	0
CONVENTIONAL	0	0	0	381,551	534,770	344,079
DUPLEX	0	0	0	0	0	0
HISTORICAL	0	0	0	0	0	0
LOG HOME	0	0	0	0	0	0
MODULAR/MAN	0	0	0	0	0	0
MULTI - FAMILY	0	0	0	0	0	0
OTHER	0	0	0	0	0	0
RANCH	0	0	0	88,665	0	0
SINGLE STORY	0	0	0	0	0	0
TRI - LEVEL	0	0	0	0	0	0
TWO STORY	0	0	0	0	106,568	0
	0	0	0	0	0	0

Total Single Family Sale Residual Values : 1,698,645  
 Total Mobile Home Sale Residual Values : 33,487  
 Total Town Home Sale Residual Values : 0  
 Total Agricultural Sale Residual Values : 141,885  
 Total Commercial Sale Residual Values : 0

Statistics for this Analysis				
# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
12	2	18.91	24.63	1.060
After Application of E.C.F.s				
		15.46	20.53	1.046

Economic Condition Factor Estimates (# of data points)						
* Style *	91..100	81..90	71..80	61..70	51..60	0..50
BI - LEVEL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CAPE COD	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
COLONIAL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CONDO	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CONTEMPORARY	1.000( 0)	1.000( 0)	1.000( 0)	1.082( 1)	1.000( 0)	1.000( 0)
CONVENTIONAL	1.000( 0)	1.000( 0)	1.000( 0)	0.993( 2)	1.476( 3)	1.154( 3)
DUPLEX	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
HISTORICAL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
LOG HOME	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
MODULAR/MAN	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
MULTI - FAMILY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
OTHER	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
RANCH	1.000( 0)	1.000( 0)	1.000( 0)	0.860( 1)	1.000( 0)	1.000( 0)
SINGLE STORY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
TRI - LEVEL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
TWO STORY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.009( 1)	1.000( 0)

Neighborhoods Used: OTR.OLDER TOWNSHIP RES

1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0) 1.000( 0)

Single Family E.C.F. : 1.149 (11)  
Mobile Home E.C.F. : 0.921 (1)  
Home E.C.F. : 1.000 (0)  
Agricultural E.C.F. : 0.983 (10)  
Commercial E.C.F. : 1.000 (0)

<<<<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>

Starting Date: 04/01/2021  
Ending Date: 03/31/2023  
Terms Selected: 3  
Analyze by Style:  
Analyze by %Good: X  
Show Valid Data : X  
Show Invalid Data :  
Show Costs and Residuals: X  
Use Infl. Adj. Sale Prices:  
Neighborhood(s): OTR - OLDER TOWNSHIP RES

Max # of Res. Buildings: 300	Minimum E.C.F. (Residential): 0.60
	Maximum E.C.F. (Residential): 3.00
Max # of Ag. Buildings: 300	Minimum E.C.F. (Agricultural): 0.25
	Maximum E.C.F. (Agricultural): 3.00
Max # of C/I Buildings: 300	Minimum E.C.F. (Commercial): 0.25
	Maximum E.C.F. (Commercial): 3.00

# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-125-4510-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MILLER, JEREMY & ABBIE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	2297 BUCHOLTZ HWY DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2627-563	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
MILLER, JEREMY & ABBIE 2348 BUCHOLTZ HWY DEERFIELD MI 49238		LD DES AS COMM AT S1/4 COR OF SEC 25 T6S R5E TH N 1084.20 FT ALG N-S 1/4 LI (CNTRLI OF BUCHOLTZ HWY) FOR A POB TH CONT N 216.19 FT TH S88^03'50"E 346.27 TH S04^46'41"W 50.38 FT TH S86^10'20"W 59.01 FT TH S20^53'44"W 98.39 FT TH S83^12'10"W 139.26 FT TH S04^07'24"E 42.51 FT TH N89^46'18"W 112.68 FT TO POB.	

## Most Recent Sale Information

Sold on 09/28/2021 for 130,000 by DENNISON, JOHN J.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2627-563

## Most Recent Permit Information

Permit 23-88525 on 03/21/2023 for \$0 category DEMOLITION.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,000	<b>2023 Taxable:</b>	55,335	<b>Acreage:</b>	1.21
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1900

Occupancy: Single Family

Class: CD

Style: CONVENTIONAL

Exterior:

% Good (Physical): 48

Heating System: Forced Air w/ Ducts

Electric - Amps Service: 0

# of Bedrooms: 3

Full Baths: 1 Half Baths: 0

Floor Area: 1,272

Ground Area: 888

Garage Area: 240

Basement Area: 504

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 5

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-1575-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MESSNER, LEON	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9250 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2645-191	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Rolling, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
MESSNER, LEON		PT OF W1/2 NW1/4 SEC 33 T6S R5E DES AS COMM ON S LI OF NW1/4 AT A PT LOC 790.50 FT N88^45'00"E FROM W1/4	
9250 GARNO RD		COR AND RUNN TH N 485.61 FT TH S88^23'27"W 151.97 FT TH N1^07'53"W 279.79 FT TH N88^22'37"E 205.17 FT TH	
DEERFIELD MI 49238		S1^00'33"E 279.85 FT TH S88^23'27"W 36.60 FT TH S 485.71 FT TO S LI OF NW1/4 TH S88^45'00"W 16 FT TO POB. (1.494	
		AC)	

## Most Recent Sale Information

Sold on 09/01/2022 for 170,000 by SMITH, THOMAS L, JR.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2645-191

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	122,700	<b>2023 Taxable:</b>	122,700	<b>Acreage:</b>	1.49
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: C+10  
Style: CONVENTIONAL  
Exterior: Alum., Vinyl  
% Good (Physical): 66  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 200  
# of Bedrooms: 5  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,466  
Ground Area: 1,020  
Garage Area: 836  
Basement Area: 972  
Basement Walls: Block  
Estimated TCV: Tentative

# of Agricultural Buildings: 2  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-2600-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	PAWSON, ZACHARY T	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9602 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2620-936	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped, Pond	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES

## Mailing Address:

PAWSON, ZACHARY T  
9602 GARNO RD  
DEERFIELD MI 49238

## Description:

LD BEG 445.29 FT E FROM CTR POST SEC 33 RUNN TH N 357 FT TH E 302 FT TO E LI OF W 22.5 ACRES OF SW 1/4 OF NE 1/4 TH S 215 FT TH W 147 FT TH S 142 FT TO E AND W 1/4 LI TH W 155 FT TO POB ALSO LD DES AS COMM ON THE E-W 1/4 LI OF SD SEC AT A PT LOC 600.29 FT E FROM THE CENTER POST OF SD SEC & RUNN TH N PAR WITH THE E LI OF THE W 22 1/2 AC OF THE SW1/4 OF THE NE1/4 OF SD SEC 142 FT TH E PAR WITH THE E-W 1/4 LI OF SD SEC 147 FT TO THE E LI OF THE SD W 22 1/2 AC OF THE SW1/4 OF THE NE1/4 OF SD SEC TH S ALG SD LI 142 FT TO THE E-W 1/4 LI OF SD SEC TH W ALG SD 1/4 LI 147 FT TO THE POB  
1/12/2015 COMB FROM DE0-133-2605-00

## Most Recent Sale Information

Sold on 06/14/2021 for 302,000 by GLAUNER FAMILY TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2620-936

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	138,500	<b>2023 Taxable:</b>	114,975	<b>Acreage:</b>	2.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1920	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: C	
Style: CONTEMPORARY	
Exterior:	
% Good (Physical): 64	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 0	
# of Bedrooms: 3	
Full Baths: 1 Half Baths: 1	
Floor Area: 2,293	
Ground Area: 1,365	
Garage Area: 1,272	
Basement Area: 0	
Basement Walls:	
Estimated TCV: Tentative	

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-3350-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	KOESTER, RYAN D	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9485 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2621-26	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
KOESTER, RYAN D		A PARCEL OF LD BEG AT NE COR OF SW 1/4 TH S 16 RDS W 20 RDS N 16 RDS E 20 RDS TO POB SEC 33	
9485 GARNO RD			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 06/14/2021 for 120,000 by PAWSON, ZACHARY T.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2621-26

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,200	<b>2023 Taxable:</b>	55,440	<b>Acreage:</b>	2.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1880  
Occupancy: Single Family  
Class: D  
Style: CONVENTIONAL  
Exterior: Alum., Vinyl  
% Good (Physical): 45  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 150  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,573  
Ground Area: 938  
Garage Area: 984  
Basement Area: 406  
Basement Walls: Stone  
Estimated TCV: Tentative

# of Agricultural Buildings: 2  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-4175-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SHARROCK, ABRAHAM	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9675 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2640-483	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
SHARROCK, ABRAHAM 602 KEEGAN ST DEERFIELD MI 49238		LD COMM AT A POST 962.46 FT E OF CTR POST OF SEC 33 T6S-R5E TH S 18 RDS TH E 8 RDS 15 FT TH N 18 RDS TO POST IN CTR OF HWY TH W 8 RDS 15 FT TO BEG SEC 33	

## Most Recent Sale Information

Sold on 06/02/2022 for 75,000 by PETEE, PHYLLIS L & MARK A REILLY.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2640-483

## Most Recent Permit Information

Permit 15-2183 on 06/08/2015 for \$0 category DEMOLITION.

## Physical Property Characteristics

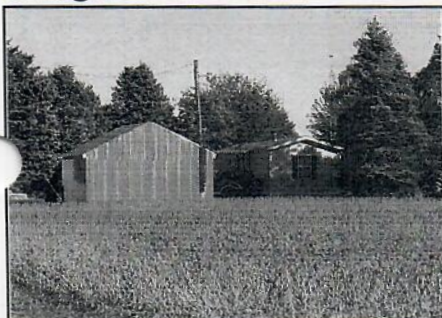
<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	38,300	<b>2023 Taxable:</b>	38,300	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 2016  
Occupancy: Mobile Home  
Class: Average  
Style: MODULAR/MAN  
Exterior:  
% Good (Physical): 51  
Heating System: Wall Furnace  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 980  
Ground Area: 980  
Garage Area: 0  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 2  
Estimated TCV: Tentative  
Cmts:

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-204-4550-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	BARTA, DANIEL J & BRIANNA L	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	1587 S SISSON HWY BLISSFIELD, MI 49228	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2639-619	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road. Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
BARTA, DANIEL J & BRIANNA L 1587 S SISSON HWY BLISSFIELD MI 49228		LD BEG 2346.45 FT N FROM S-1/4 POST SEC 4 RUNN TH N 341 FT TH E 384 FT TH S 341 FT TH W 384 FT TO POB SEC 4	

## Most Recent Sale Information

Sold on 05/13/2022 for 350,000 by KAPNICK, ARLAN D & LINDA L.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2639-619

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	134,000	<b>2023 Taxable:</b>	134,000	<b>Acreage:</b>	3.01
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1920  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Hot Water  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,726  
Ground Area: 1,514  
Garage Area: 528  
Basement Area: 850  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 3  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-209-4320-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	DIXON, ETHAN & TALIA	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	11803 DEERFIELD RD BLISSFIELD, MI 49228	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2645-938	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
DIXON, ETHAN & TALIA 11803 DEERFIELD RD BLISSFIELD MI 49228		LD BEG ON CTR LI OF HWY 730 FT W & 62.7 FT S FROM E-1/4 POST SEC 9 RUNN TH S 235 FT TO CTR LI CO DRAIN TH NW'LY ALG SD DRAIN TO A PT 499.83 FT W & 53 FT S OF POB TH N 53 FT TH S 89 DEG 47'E 499.83 FT TO POB SEC 9	

## Most Recent Sale Information

Sold on 09/23/2022 for 249,000 by WEBSTER, JAMISON.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2645-938

## Most Recent Permit Information

Permit 21-0005 on 05/18/2021 for \$0 category REROOF.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	81,500	<b>2023 Taxable:</b>	81,500	<b>Acreage:</b>	2.24
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: C  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 48  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,190  
Ground Area: 952  
Garage Area: 576  
Basement Area: 952  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-209-4350-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	LONG, SCOTT P	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	11857 DEERFIELD RD BLISSFIELD, MI 49228	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2660-799	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road. Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES

## Mailing Address:

LONG, SCOTT P  
11857 DEERFIELD RD  
BLISSFIELD MI 49228

## Description:

ALL THAT PART OF NE 1/4 OF SE 1/4 SEC 9 T7S R5E, COMM AT E 1/4 CO OF SEC 9 TH S 89°03'28"W 355 FT ALG E-W 1/4 LI SEC 9 TH S 00°58'28"E 64.17 FT TO CTRLI OF DEERFIELD RD FOR A POB TH S 89°17'00"W 375.23 FT (REC AS 375 FT) ALG THE CNTRLI DEERFIELD RD TH S 00°58'28"E 221.48 FT TO AN INTERMEDIATE TRAVERSE LI TH E'LY & NW'LY ALONG THE TOP BANK OF BRENOTT DRAIN THE FOLLOWING FOUR COURSES: N 89°26'48"E 84.08 FT AND N73°38'09"E 36.59 AND N 52°20'05"E 187.74 FT AND N 55°26'43"E 126.43 FT TH N 00°58'28"W 28.60 FT TO POB CONTAINS 1.295 ACRES M/L INSIDE THE INTERMEDIATE TRAVERSE LI. THE ABOVE DESCRIBED PARCEL BOUNDARIES EXTED S'LY & SE'LY TO DNTRLI OF BRENOTT DRAIN YIELDING A GROSS AREA OF 1.413 ACRES M/L

## Most Recent Sale Information

Sold on 10/14/2021 for 129,000 by KRIEGER, TED & ANNETTE.

**Terms of Sale:** 03-ARM'S LENGTH **Liber/Page:** 2627-642

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	0	<b>2023 Taxable:</b>	0	<b>Acreage:</b>	1.41
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>ARE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1924	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: CD+5	
Style: RANCH	
Exterior:	
% Good (Physical): 63	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 0	
# of Bedrooms: 2	
Full Baths: 1 Half Baths: 0	
Floor Area: 768	
Ground Area: 768	
Garage Area: 648	
Basement Area: 768	
Basement Walls:	
Estimated TCV: Tentative	

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-211-1150-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	BARTA, ALEXANDER THOMAS	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	2248 S KEINATH HWY DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2618-517	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
BARTA, ALEXANDER THOMAS		SE 1/4 OF NW 1/4 OF NW 1/4 SEC 11	
2248 S KEINATH HWY			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 04/26/2021 for 180,000 by FICK, ROSE E, REVOCABLE TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2618-517

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	81,900	<b>2023 Taxable:</b>	71,820	<b>Acreage:</b>	9.91
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1800

Occupancy: Single Family

Class: CD

Style: CONVENTIONAL

Exterior:

% Good (Physical): 60

Heating System: Forced Air w/o Ducts

Electric - Amps Service: 0

# of Bedrooms: 2

Full Baths: 1 Half Baths: 0

Floor Area: 1,050

Ground Area: 1,050

Garage Area: 0

Basement Area: 520

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 1

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-214-3800-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	HIMBURG, DANYELLE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	3913 HOFFMAN HWY DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2624-672	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Rolling, Low, High, Landscaped, Wooded, Flood Plain	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
HIMBURG, DANYELLE CHASE REYNOLDS 3913 HOFFMAN HWY DEERFIELD MI 49238		LD 1271.45 FT N 89 DEG E FROM SW COR SEC 14 TH N 2 DEG W 765 FT TH N 89 DEG E 190 FT TH S 2 DEG E 90.5 FT TH N 89 DEG E 877.01 FT TH ALG DRAIN S 28 DEG 41'41"W 164.16 FT AND S 47 DEG 28'13"W 77.5 FT AND S 35 DEG 16'56" W 260.87 FT AND S 66 DEG 36'01"W 26.56 FT TH S 89 DEG W 591.56 FT TH S 0 DEG 55'21"E 260 FT TH S 89 DEG W 145.06 FT TO POB	

## Most Recent Sale Information

Sold on 07/16/2021 for 248,000 by MAC BETH, RAELYNNE, ETAL.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2624-672

## Most Recent Permit Information

Permit PB-2202 on 04/18/2022 for \$0 category POLE BARN.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	119,400	<b>2023 Taxable:</b>	100,555	<b>Acreage:</b>	9.18
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1914  
Occupancy: Single Family  
Class: D  
Style: TWO STORY  
Exterior:  
% Good (Physical): 51  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 0  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,472  
Ground Area: 821  
Garage Area: 528  
Basement Area: 821  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 5  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-214-4900-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	IOTT, JOSEPH L & REBECCA R	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	13970 ATEN RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2643-133	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped, Pond	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
IOTT, JOSEPH L & REBECCA R		LD COMM 12 RDS W OF SE COR SEC 14 T7S-R5E TH N 10 RDS TH W 16 RDS TH S 10 RDS TH E ON S SEC LI 16 RDS TO POB	
13970 ATEN RD		SEC 14	
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 08/02/2022 for 270,000 by IOTT, ANDREW & BARBARA.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2643-133

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	95,600	<b>2023 Taxable:</b>	95,600	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 59  
Heating System: Electric Baseboard  
Electric - Amps Service: 0  
# of Bedrooms: 6  
Full Baths: 2 Half Baths: 0  
Floor Area: 2,109  
Ground Area: 1,644  
Garage Area: 414  
Basement Area: 930  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 1  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-224-4190-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SOLOMAN, DAVID R	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	14751 POOLE RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2646-156	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
SOLOMAN, DAVID R 14751 POOLE RD DEERFIELD MI 49238		LD COMM AT E 1/4 COR SEC 24 TH W 1292.84 FT ALG E-W 1/4 LI SEC 24 FOR A POB TH CONT W 135 FT TH S 00^38'16" W 322.69 FT TH E 135 FT TH N 00^38'16" E 322.69 FT TO POB CONT 1 AC (PER SURVEY)	

## Most Recent Sale Information

Sold on 09/14/2022 for 230,000 by THETFORD, NATHAN.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2646-156

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,000	<b>2023 Taxable:</b>	70,000	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: D  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 58  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 0  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,288  
Ground Area: 916  
Garage Area: 1,200  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



Older Township Residential ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
DE0-125-4510-00	2297 BUCHOLTZ HWY	09/28/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$53,900	41.46
DE0-133-1575-00	9250 GARNO RD	09/01/22	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$96,600	56.82
DE0-133-2600-00	9602 GARNO RD	06/14/21	\$302,000	WD	03-ARM'S LENGTH	\$302,000	\$112,500	37.25
DE0-133-3350-00	9485 GARNO RD	06/14/21	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$54,400	45.33
DE0-133-4175-00	9675 GARNO RD	06/02/22	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$21,000	28.00
DE0-204-4550-00	1587 S SISSON HWY	05/13/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$105,900	30.26
DE0-209-4320-00	11803 DEERFIELD RD	09/23/22	\$249,000	WD	03-ARM'S LENGTH	\$249,000	\$62,900	25.26
DE0-209-4350-00	11857 DEERFIELD RD	10/14/21	\$129,000	MLC	03-ARM'S LENGTH	\$129,000	\$54,500	42.25
DE0-211-1150-00	2248 S KEINATH HWY	04/26/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$72,800	40.44
DE0-214-3800-00	3913 HOFFMAN HWY	07/16/21	\$248,000	WD	03-ARM'S LENGTH	\$248,000	\$70,800	28.55
DE0-214-4900-00	13970 ATEN RD	08/02/22	\$270,000	MLC	03-ARM'S LENGTH	\$270,000	\$74,300	27.52
DE0-224-4190-00	14751 POOLE RD	09/14/22	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$52,700	22.91
<b>Totals:</b>			<b>\$2,453,000</b>			<b>\$2,453,000</b>	<b>\$832,300</b>	
							<b>Sale. Ratio =&gt;</b>	<b>33.93</b>
							<b>Std. Dev. =&gt;</b>	<b>10.09</b>



Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$146,291	\$37,970	\$92,030	\$103,741	0.887	1,272	\$72.35	OTR	24.8892
\$260,753	\$42,400	\$127,600	\$208,887	0.611	1,466	\$87.04	OTR	52.5146
\$294,115	\$48,400	\$253,600	\$234,480	1.082	2,293	\$110.60	OTR	5.4464
\$150,532	\$43,214	\$76,786	\$102,271	0.751	1,573	\$48.82	OTR	38.5194
\$78,219	\$37,500	\$37,500	\$40,719	0.921	980	\$38.27	OTR	21.5058
\$284,705	\$68,572	\$281,428	\$206,383	1.364	1,726	\$163.05	OTR	22.7615
\$172,805	\$61,967	\$187,033	\$105,560	1.772	1,190	\$157.17	OTR	63.5813
\$148,846	\$38,830	\$90,170	\$104,860	0.860	768	\$117.41	OTR	27.6099
\$175,665	\$70,391	\$109,609	\$100,660	1.089	1,050	\$104.39	OTR	4.7098
\$251,736	\$67,733	\$180,267	\$178,720	1.009	1,472	\$122.46	OTR	12.7350
\$201,451	\$28,331	\$241,669	\$164,997	1.465	2,109	\$114.59	OTR	32.8684
\$146,741	\$33,675	\$196,325	\$107,682	1.823	1,288	\$152.43	OTR	68.7190
<b>\$2,311,859</b>		<b>\$1,874,017</b>	<b>\$1,658,961</b>			<b>\$107.38</b>		<b>0.6371</b>
			<b>E.C.F. =&gt;</b>	<b>1.130</b>		<b>Std. Deviation=&gt;</b>	<b>0.3892082</b>	
			<b>Ave. E.C.F. =&gt;</b>	<b>1.136</b>		<b>Ave. Variance=&gt;</b>	<b>31.3217</b>	<b>Coefficient of Var=&gt;</b>

Building Style	Land Value	Land Table	Property Class	Building Depr.
CONVENTIONAL	\$37,970	RESIDENTIAL IN TOWNSHIP	401	48
CONVENTIONAL	\$42,400	RESIDENTIAL IN TOWNSHIP	401	66
CONTEMPORARY	\$44,400	RESIDENTIAL IN TOWNSHIP	401	64
CONVENTIONAL	\$43,000	RESIDENTIAL IN TOWNSHIP	401	45
MODULAR/MAN	\$37,500	RESIDENTIAL IN TOWNSHIP	401	51
CONVENTIONAL	\$47,550	RESIDENTIAL IN TOWNSHIP	401	64
CONVENTIONAL	\$44,300	RESIDENTIAL IN TOWNSHIP	401	48
RANCH	\$38,830	RESIDENTIAL IN TOWNSHIP	401	63
CONVENTIONAL	\$69,320	RESIDENTIAL IN TOWNSHIP	401	60
TWO STORY	\$67,733	RESIDENTIAL IN TOWNSHIP	401	51
CONVENTIONAL	\$25,600	RESIDENTIAL IN TOWNSHIP	401	59
CONVENTIONAL	\$33,675	RESIDENTIAL IN TOWNSHIP	401	58

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27.57181052

7

Neighborhoods Used: OVR.OLDER VILLAGE RES

118 RAISIN ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-300-0841-00 03/02/2023 OVR 401 95,000 5,522  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family SINGLE STORY 58 89,478 66,519 1.345



482 E KEEGAN ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-600-0030-00 11/23/2022 OVR 401 150,000 9,362  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family RANCH 57 135,310 111,568 1.213  
Agricultural Buildings: ResidualValue CostByManual E.C.F.  
5328 4393 1.213



324 CAREY ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-410-0130-00 11/10/2022 OVR 401 175,000 20,963  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family CONVENTIONAL 56 151,791 220,383 0.689  
Agricultural Buildings: ResidualValue CostByManual E.C.F.  
2246 3261 0.689



380 E RIVER ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-300-1470-00 10/31/2022 OVR 401 185,000 33,948  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family CONVENTIONAL 54 147,997 138,807 1.066  
Agricultural Buildings: ResidualValue CostByManual E.C.F.  
3055 2865 1.066



2 CAREY ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-300-0320-00 09/28/2022 OVR 401 159,900 18,124  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family TWO STORY 54 141,776 152,315 0.931



148 RAILROAD ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-300-0300-00 09/23/2022 OVR 401 195,000 20,982  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family CONVENTIONAL 51 174,018 106,476 1.634



287 W KEEGAN ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-305-0890-00 09/16/2022 OVR 401 315,000 68,629  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family CONVENTIONAL 64 232,249 291,521 0.797  
Agricultural Buildings: ResidualValue CostByManual E.C.F.  
14122 17726 0.797



161 W KEEGAN ST  
Parcel Number \*\* Valid Sale \*\* Class AdjSalePrice LandValue  
DE7-650-0120-00 08/12/2022 OVR 401 199,000 20,452  
Occupancy Style %Good ResidualValue CostByManual E.C.F.  
Single Family CONVENTIONAL 53 178,548 154,815 1.153



Neighborhoods Used: OVR.OLDER VILLAGE RES

314 EASTWOOD CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-500-0030-00	05/20/2022 OVR	401	196,000	9,735	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE STORY	83	186,265	157,180	1.185



479 PARK ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-300-1220-00	05/09/2022 OVR	401	155,000	11,646	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE STORY	74	143,354	116,263	1.233



530 E RIVER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-305-0681-00	05/06/2022 OVR	401	139,900	10,774	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	57	129,126	108,725	1.188



297 ELM ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-650-0080-00	01/07/2022 OVR	401	85,000	20,000	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	77	65,000	81,877	0.794



PARK ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-300-0611-00	09/13/2021 OVR	401	134,900	18,603	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	64	116,297	141,895	0.820



468 W RIVER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE7-305-0091-00	04/21/2021 OVR	401	137,000	21,600	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	52	115,400	91,192	1.265



Neighborhoods Used: OVR.OLDER VILLAGE RES

	91..100	81..90	71..80	61..70	51..60	0..50
* Style *						
BI - LEVEL	0	0	0	0	0	0
CAPE COD	0	0	0	0	0	0
COLONIAL	0	0	0	0	0	0
CONDO	0	0	0	0	0	0
CONTEMPORARY	0	0	0	0	0	0
CONVENTIONAL	0	0	81,877	433,416	711,672	0
DUPLEX	0	0	0	0	0	0
HISTORICAL	0	0	0	0	0	0
LOG HOME	0	0	0	0	0	0
MODULAR/MAN	0	0	0	0	0	0
MULTI - FAMILY	0	0	0	0	0	0
OTHER	0	0	0	0	0	0
RANCH	0	0	0	0	111,568	0
SINGLE STORY	0	157,180	116,263	0	66,519	0
TRI - LEVEL	0	0	0	0	0	0
TWO STORY	0	0	0	0	261,040	0
	0	0	0	0	0	0

Total Single Family Costs by Manual : 1,939,535  
 Total Mobile Home Costs by Manual : 0  
 Total Town Home Costs by Manual : 0  
 Total Agricultural Costs by Manual : 28,245  
 Total Commercial Costs by Manual : 0

	91..100	81..90	71..80	61..70	51..60	0..50
* Style *						
BI - LEVEL	0	0	0	0	0	0
CAPE COD	0	0	0	0	0	0
COLONIAL	0	0	0	0	0	0
CONDO	0	0	0	0	0	0
CONTEMPORARY	0	0	0	0	0	0
CONVENTIONAL	0	0	65,000	348,546	767,754	0
DUPLEX	0	0	0	0	0	0
HISTORICAL	0	0	0	0	0	0
LOG HOME	0	0	0	0	0	0
MODULAR/MAN	0	0	0	0	0	0
MULTI - FAMILY	0	0	0	0	0	0
OTHER	0	0	0	0	0	0
RANCH	0	0	0	0	135,310	0
SINGLE STORY	0	186,265	143,354	0	89,478	0
TRI - LEVEL	0	0	0	0	0	0
TWO STORY	0	0	0	0	270,902	0
	0	0	0	0	0	0

Total Single Family Sale Residual Values : 2,006,609  
 Total Mobile Home Sale Residual Values : 0  
 Total Town Home Sale Residual Values : 0  
 Total Agricultural Sale Residual Values : 24,751  
 Total Commercial Sale Residual Values : 0

		Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
# Valid Sales	14	18.49	22.90	0.990
# Invalid Sales	4			
After Application of E.C.F.s		8.88	16.49	0.999

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
BI - LEVEL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CAPE COD	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
COLONIAL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CONDO	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CONTEMPORARY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
CONVENTIONAL	1.000( 0)	1.000( 0)	0.794( 1)	0.804( 2)	1.079( 5)	1.000( 0)
DUPLEX	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
HISTORICAL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
LOG HOME	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
MODULAR/MAN	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
MULTI - FAMILY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
OTHER	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
RANCH	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.213( 1)	1.000( 0)
SINGLE STORY	1.000( 0)	1.185( 1)	1.233( 1)	1.000( 0)	1.345( 1)	1.000( 0)
TRI - LEVEL	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)
TWO STORY	1.000( 0)	1.000( 0)	1.000( 0)	1.000( 0)	1.038( 2)	1.000( 0)



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-0300-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SMITH, CHRISTOPHER M	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	148 RAILROAD ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2646-66	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.: Topography:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights Level, High, Landscaped	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Mailing Address:</b>		<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
		<b>Description:</b>	LOT 30 ASSESSORS PLAT NO 1 DEERFIELD VILLAGE
SMITH, CHRISTOPHER M 148 RAILROAD ST DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 09/23/2022 for 195,000 by DINGMAN, EVAN P & JAMIE GAUTHIER.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:**

2646-66

## Most Recent Permit Information

None Found

## Physical Property Characteristics

**2024 S.E.V.:** Tentative

**2024 Taxable:** Tentative

**Lot Dimensions:**

**2023 S.E.V.:** 45,600

**2023 Taxable:** 45,600

**Acreage:** 0.32

**Zoning:** R-1

**Land Value:** Tentative

**Frontage:** 0.0

**PRE:** 100.000

**Land Impr. Value:** Tentative

**Average Depth:** 0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1900

Occupancy: Single Family

Class: CD

Style: CONVENTIONAL

Exterior: Alum., Vinyl

% Good (Physical): 51

Heating System: Forced Heat & Cool

Electric - Amps Service: 100

# of Bedrooms: 3

Full Baths: 1 Half Baths: 0

Floor Area: 1,359

Ground Area: 1,205

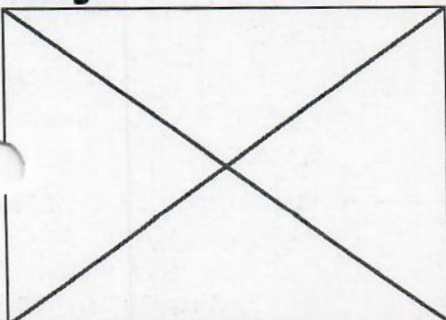
Garage Area: 832

Basement Area: 0

Basement Walls:

Estimated TCV: Tentative

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-0320-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	CLARK, ERIC M	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	245 CAREY ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2646-44	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road. Storm Sewer. Sidewalk. Water. Sewer. Electric. Gas. Curb. Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
CLARK, ERIC M TIFFANY E THOMPSON 245 CAREY ST DEERFIELD MI 49238		LOT 32 ASSESSORS PLAT NO 1 OF DEERFIELD VILLAGE	

## Most Recent Sale Information

Sold on 09/28/2022 for 159,900 by LA LONDE, ROBERT G & HELEN R.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2646-44

## Most Recent Permit Information

None Found

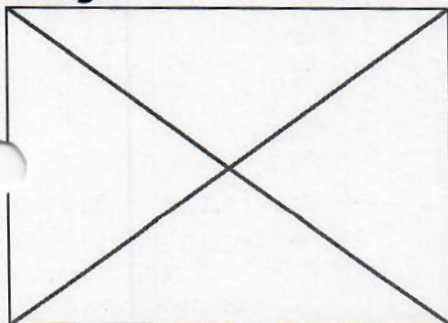
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	60,500	<b>2023 Taxable:</b>	60,500	<b>Acreage:</b>	0.31
<b>Zoning:</b>	RT	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1860  
Occupancy: Single Family  
Class: CD  
Style: TWO STORY  
Exterior:  
% Good (Physical): 54  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 2 Half Baths: 0  
Floor Area: 2,157  
Ground Area: 1,445  
Garage Area: 575  
Basement Area: 384  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-0611-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	NORTON, KENNETH C & KAREN J	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	336 PARK ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2655-736	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
NORTON, KENNETH C & KAREN J 2534 WELLS RD PETERSBURG MI 49270		LOTS 61 AND 62 EX W 85.5 FT ASSESSORS PLAT NO 1 DEERFIELD VILL	

## Most Recent Sale Information

Sold on 09/13/2021 for 134,900 by JAGODZINSKI, ROBERT & LEE.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2626-464

## Most Recent Permit Information

Permit 17-0014 on 07/13/2017 for \$0 category REMODEL.

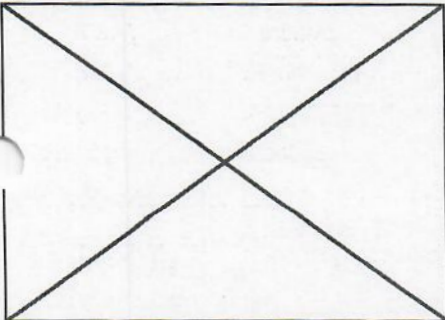
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	59,200	<b>2023 Taxable:</b>	57,120	<b>Acreage:</b>	0.28
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1945  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 6  
Full Baths: 2 Half Baths: 0  
Floor Area: 1,732  
Ground Area: 1,155  
Garage Area: 420  
Basement Area: 1,155  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-0841-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	KLINE, ANNA	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	118 RAISIN ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2655-914	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights		
<b>Topography:</b>	Level, High, Landscaped		
<b>Mailing Address:</b>	<b>Description:</b>	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
KLINE, ANNA	LOT 84 EX THE W 17.5 FT ALSO THAT PART OF LOT 85 BEG AT SE COR LOT 85 TH N 10 FT TH S 89^15W 68.82 FT TH	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
118 RAISIN ST	SE'LY TO POB ASSESSORS PLAT NO 1 DEERFIELD VILL.		
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 06/06/2023 for 108,000 by GOMES, MICHAEL A & NANCY POWELL-

**Terms of Sale:** 03-ARM'S LENGTH **Liber/Page:** 2655-914

## Most Recent Permit Information

None Found

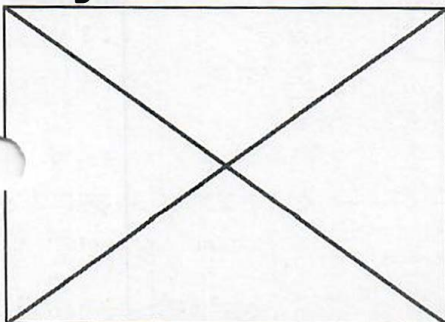
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	26,200	<b>2023 Taxable:</b>	25,200	<b>Acreage:</b>	0.07
<b>Zoning:</b>	C-2	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1910  
Occupancy: Single Family  
Class: CD  
Style: SINGLE STORY  
Exterior:  
% Good (Physical): 58  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 760  
Ground Area: 760  
Garage Area: 280  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-1430-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	THOMPSON, SKIP MICHAEL	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	433 CAREY ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2660-783	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	THOMPSON, SKIP MICHAEL 433 CAREY ST DEERFIELD MI 49238	<b>Description:</b>	LOT 143 ALSO N 7.25 FT OF LOTS 144 AND 145 ASSESSORS PLAT NO 1 DEERFIELD VILLAGE

## Most Recent Sale Information

Sold on 10/13/2023 for 155,000 by GILSON, THOMAS L.

**Terms of Sale:** 19-MULTI PARCEL ARM'S LENGTH

**Liber/Page:** 2660-783

## Most Recent Permit Information

Permit 17-0020 on 11/10/2017 for \$0 category REROOF.

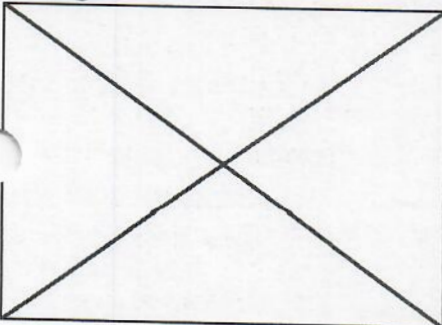
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	45,400	<b>2023 Taxable:</b>	45,045	<b>Acreage:</b>	0.20
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1949  
Occupancy: Single Family  
Class: C  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 56  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,070  
Ground Area: 1,070  
Garage Area: 912  
Basement Area: 544  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-300-1470-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	ALBERS, IAN & LINDSAY	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	380 E RIVER ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2647-167	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	ALBERS, IAN & LINDSAY 380 E RIVER ST DEERFIELD MI 49238	<b>Description:</b>	LOT 147 ASSESSORS PLAT NO 1 DEERFIELD VILLAGE

## Most Recent Sale Information

Sold on 10/31/2022 for 185,000 by CLAY, SAMUEL J & DELILAH E.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2647-167

## Most Recent Permit Information

Permit 22-005 on 05/03/2022 for \$0 category REROOF.

## Physical Property Characteristics

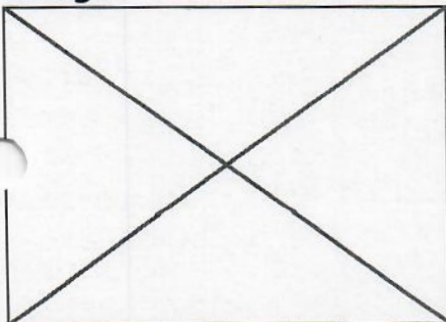
<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	0
<b>2023 S.E.V.:</b>	67,100	<b>2023 Taxable:</b>	67,100	<b>Acreage:</b>	0.46
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1870  
Occupancy: Single Family  
Class: C  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 54  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 3  
Floor Area: 1,642  
Ground Area: 1,142  
Garage Area: 810  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 1  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-305-0091-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	FARRAR, KODIAK LEE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	468 W RIVER ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2618-02	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights		
<b>Topography:</b>	Level, High, Landscaped		
<b>Mailing Address:</b>	<b>Description:</b>		
FARRAR, KODIAK LEE 468 W RIVER ST DEERFIELD MI 49238	THAT PART OF LOT 9 BEG IN W'LY LI RIVER ST AT A PT LOC 99.4 FT S 35^08'W FROM NE'LY LI LOT 9 RUNN TH S 35^08'W ALG W'LY LI OF RIVER ST 80 FT TO SW'LY LI OF SD LOT TH N 37^26'W ALG LOT LI 364 FT TO THE NW COR TH N 88^48'E ALG N LI 55.39 FT TH S 43^20'E 308.6 FT TO PL OF BEG ASSESSORS PLAT NO 2 DEERFIELD VILL.		

## Most Recent Sale Information

Sold on 04/21/2021 for 137,000 by WALTERS, MISTY M & PAUL M.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2618-02

## Most Recent Permit Information

Permit 21-0020 on 11/23/2021 for \$0 category REROOF.

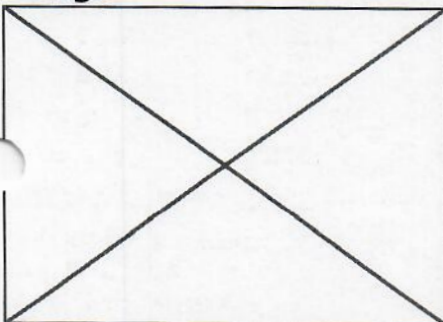
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	41,200	<b>2023 Taxable:</b>	39,900	<b>Acreage:</b>	0.48
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1925  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 52  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,238  
Ground Area: 906  
Garage Area: 315  
Basement Area: 906  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-305-0681-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	WHEELER, CHARLES	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	530 E RIVER ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2642-446	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	WHEELER, CHARLES 530 E RIVER ST DEERFIELD MI 49238	<b>Description:</b>	THE W 100 FT OF LOT 68 ASSESSOR'S PLAT NO 2 OF DEERFIELD VILLAGE

## Most Recent Sale Information

Sold on 05/06/2022 for 139,900 by SOUTHERN MICHIGAN CONFERENCE OF THE.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2643-161

## Most Recent Permit Information

None Found

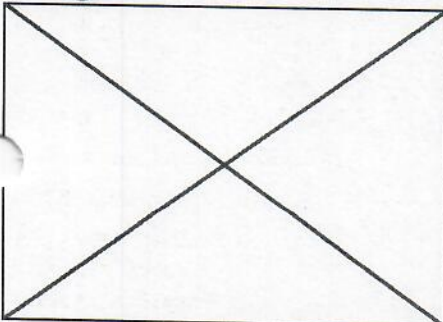
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	44,200	<b>2023 Taxable:</b>	44,200	<b>Acreage:</b>	0.20
<b>Zoning:</b>	R-2	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1940  
Occupancy: Single Family  
Class: CD  
Style: TWO STORY  
Exterior: Asbestos  
% Good (Physical): 57  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 100  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,172  
Ground Area: 948  
Garage Area: 336  
Basement Area: 896  
Basement Walls: Block  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-410-0130-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MEYER, KAYANN	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	324 CAREY ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2647-957	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	MEYER, KAYANN 324 CAREY ST DEERFIELD MI 49238	<b>Description:</b>	LOTS 13 AND 14 W H DRYERS PLAT

## Most Recent Sale Information

Sold on 11/10/2022 for 175,000 by MEYER, GREGORY & SHARON ROGERS.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2647-957

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	0
<b>2023 S.E.V.:</b>	87,200	<b>2023 Taxable:</b>	87,200	<b>Acreage:</b>	0.35
<b>Zoning:</b>	RT	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1918

Occupancy: Single Family

Class: C

Style: CONVENTIONAL

Exterior:

% Good (Physical): 56

Heating System: Forced Hot Water

Electric - Amps Service: 0

# of Bedrooms: 3

Full Baths: 1 Half Baths: 1

Floor Area: 2,544

Ground Area: 1,696

Garage Area: 1,296

Basement Area: 1,696

Basement Walls:

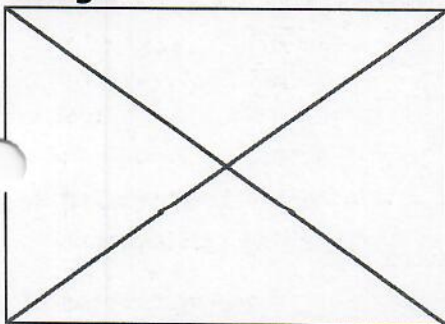
Estimated TCV: Tentative

# of Agricultural Buildings: 1

Estimated TCV: Tentative

Cmts:

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-500-0010-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	FOUNTAIN, NICOLE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	334 EASTWOOD CT DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2633-829	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
FOUNTAIN, NICOLE		LOT 1 HOWELL ADDITION TO DEERFIELD VILLAGE	
334 EASTWOOD CT			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 09/24/2021 for 127,000 by LIDSTER, RHONDA L.

**Terms of Sale:** 19-MULTI PARCEL ARM'S LENGTH

**Liber/Page:** 2633-829

## Most Recent Permit Information

None Found

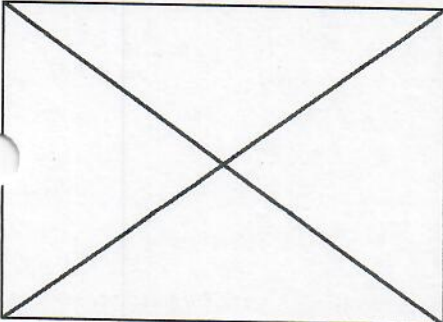
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	68 X 110 X 68.38 X 11
<b>2023 S.E.V.:</b>	41,900	<b>2023 Taxable:</b>	40,320	<b>Acreage:</b>	0.17
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	68.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	110.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1947  
Occupancy: Single Family  
Class: C  
Style: SINGLE STORY  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 995  
Ground Area: 995  
Garage Area: 432  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-500-0030-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	GAWRYCH, TIMOTHY LEE & RACHEL LYNN	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	314 EASTWOOD CT DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2640-160	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>		<b>Description:</b>	
GAWRYCH, TIMOTHY LEE & RACHEL LYNN 314 EASTWOOD CT DEERFIELD MI 49238-9715		LOT 3 HOWELL ADDITION TO DEERFIELD VILLAGE	

## Most Recent Sale Information

Sold on 05/20/2022 for 196,000 by LONGNECKER, DUSTIN.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2640-160

## Most Recent Permit Information

Permit 23-005 on 04/18/2023 for \$0 category MISC.

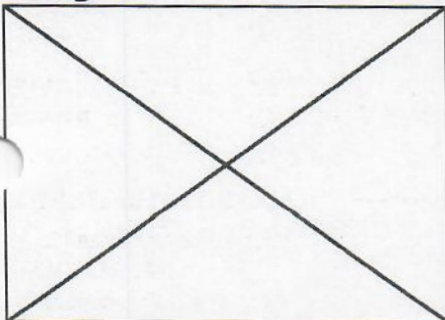
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	70 X 110 X 70 X 110
<b>2023 S.E.V.:</b>	60,100	<b>2023 Taxable:</b>	60,100	<b>Acreage:</b>	0.18
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	70.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	110.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1945  
Occupancy: Single Family  
Class: C  
Style: SINGLE STORY  
Exterior: Alum., Vinyl  
% Good (Physical): 83  
Heating System: Forced Heat & Cool  
Electric - Amps Service: 100  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,231  
Ground Area: 985  
Garage Area: 456  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-600-0030-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	FOLEY, SEAN M	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	482 E KEEGAN ST DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2648-265	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	FOLEY, SEAN M 482 E KEEGAN ST DEERFIELD MI 49238	<b>Description:</b>	LOT 3 STANLEY W KUBECK SUB-DIV

## Most Recent Sale Information

Sold on 11/23/2022 for 150,000 by WILLIAMS, TAMMY M.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2648-265

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	46 X 165 X 46 X 165
<b>2023 S.E.V.:</b>	46,600	<b>2023 Taxable:</b>	46,600	<b>Acreage:</b>	0.17
<b>Zoning:</b>	R-1	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	46.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	165.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1950

Occupancy: Single Family

Class: C

Style: RANCH

Exterior:

% Good (Physical): 57

Heating System: Forced Heat & Cool

Electric - Amps Service: 0

# of Bedrooms: 2

Full Baths: 1 Half Baths: 0

Floor Area: 1,345

Ground Area: 1,345

Garage Area: 0

Basement Area: 350

Basement Walls:

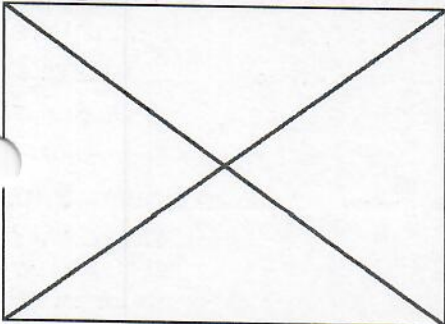
Estimated TCV: Tentative

# of Agricultural Buildings: 1

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-650-0080-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	BARRERA, ISAAC A	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	297 ELM ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2632-241	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Street Lights	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OVR OLDER VILLAGE RES
<b>Mailing Address:</b>	BARRERA, ISAAC A LAURA E ROBINSON 297 ELM ST DEERFIELD MI 49238	<b>Description:</b>	LOT 8 THOMPSONS ADDITION TO DEERFIELD VILLAGE

## Most Recent Sale Information

Sold on 01/07/2022 for 85,000 by PITNEY, DANIEL.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2632-241

## Most Recent Permit Information

Permit 15-989552 on 12/18/2015 for \$0 category REMODEL.

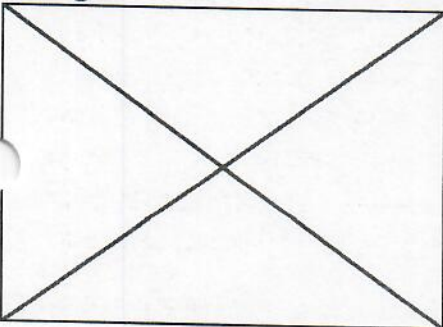
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	38,800	<b>2023 Taxable:</b>	38,800	<b>Acreage:</b>	0.16
<b>Zoning:</b>	RT	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1870  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 77  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 1  
Full Baths: 1 Half Baths: 0  
Floor Area: 788  
Ground Area: 788  
Garage Area: 0  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:47 PM

<b>Parcel:</b>	DE7-650-0120-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	WISE, MICHAEL C	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	161 W KEEGAN ST DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2643-840	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Storm Sewer, Sidewalk, Water, Sewer, Electric, Gas, Curb, Street Lights		
<b>Topography:</b>	Level, High, Landscaped		
<b>Mailing Address:</b>	<b>Description:</b>		
WISE, MICHAEL C	LOT 12 THOMPSONS ADDITION TO DEERFIELD VILLAGE		
560 E RIVER ST			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 08/12/2022 for 199,000 by VITTORE, ASHLEY N & CHARLES.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2643-840

## Most Recent Permit Information

Permit 20-0007 on 07/07/2020 for \$0 category FENCE.

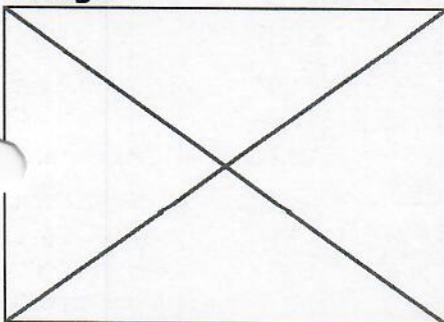
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	64,800	<b>2023 Taxable:</b>	64,800	<b>Acreage:</b>	0.14
<b>Zoning:</b>	RT	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1930  
Occupancy: Single Family  
Class: C+5  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 53  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,620  
Ground Area: 1,080  
Garage Area: 576  
Basement Area: 936  
Basement Walls:  
Estimated TCV: Tentative

## Image



Older Village Residential ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold
DE7-300-0300-00	148 RAILROAD ST	09/23/22	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$43,800
DE7-300-0320-00	245 CAREY ST	09/28/22	\$159,900	WD	03-ARM'S LENGTH	\$159,900	\$57,400
DE7-300-0611-00	336 PARK ST	09/13/21	\$134,900	MLC	03-ARM'S LENGTH	\$134,900	\$54,600
DE7-300-0841-00	118 RAISIN ST	03/02/23	\$95,000	WD	03-ARM'S LENGTH	\$95,000	\$24,000
DE7-300-1430-00	433 CAREY ST	04/22/21	\$140,000	MLC	19-MULTI PARCEL ARM'S LENGTH	\$140,000	\$50,000
DE7-300-1470-00	380 E RIVER ST	10/31/22	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$61,500
DE7-305-0091-00	468 W RIVER ST	04/21/21	\$137,000	WD	03-ARM'S LENGTH	\$137,000	\$39,400
DE7-305-0681-00	530 E RIVER ST	05/06/22	\$139,900	WD	03-ARM'S LENGTH	\$139,900	\$41,000
DE7-410-0130-00	324 CAREY ST	11/10/22	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$82,100
DE7-500-0010-00	334 EASTWOOD CT	09/24/21	\$127,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$127,000	\$45,000
DE7-500-0030-00	314 EASTWOOD CT	05/20/22	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$48,400
DE7-600-0030-00	482 E KEEGAN ST	11/23/22	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$43,100
DE7-650-0080-00	297 ELM ST	01/07/22	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$36,100
DE7-650-0120-00	161 W KEEGAN ST	08/12/22	\$199,000	WD	03-ARM'S LENGTH	\$199,000	\$60,400
<b>Totals:</b>			<b>\$2,118,700</b>			<b>\$2,118,700</b>	<b>\$686,800</b>
							<b>Sale. Ratio =&gt;</b>
							<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area
22.46	\$100,839	\$20,982	\$174,018	\$106,476	1.634	1,359	\$128.05	OVR
35.90	\$132,360	\$18,124	\$141,776	\$152,315	0.931	2,157	\$65.73	OVR
40.47	\$125,024	\$18,603	\$116,297	\$141,895	0.820	1,732	\$67.15	OVR
25.26	\$55,411	\$5,522	\$89,478	\$66,519	1.345	760	\$117.73	OVR
35.71	\$122,919	\$22,835	\$117,165	\$117,445	0.998	1,070	\$109.50	OVR
33.24	\$140,918	\$33,948	\$151,052	\$141,672	1.066	1,642	\$91.99	OVR
28.76	\$89,994	\$21,600	\$115,400	\$91,192	1.265	1,238	\$93.21	OVR
29.31	\$92,318	\$10,774	\$129,126	\$108,725	1.188	1,172	\$110.18	OVR
46.91	\$189,511	\$20,963	\$154,037	\$223,644	0.689	2,544	\$60.55	OVR
35.43	\$102,871	\$24,614	\$102,386	\$104,343	0.981	995	\$102.90	OVR
24.69	\$127,620	\$9,735	\$186,265	\$157,180	1.185	1,231	\$151.31	OVR
28.73	\$97,431	\$9,362	\$140,638	\$115,961	1.213	1,345	\$104.56	OVR
42.47	\$81,408	\$20,000	\$65,000	\$81,877	0.794	788	\$82.49	OVR
30.35	\$136,563	\$20,452	\$178,548	\$154,815	1.153	1,620	\$110.21	OVR
	<b>\$1,595,187</b>		<b>\$1,861,186</b>	<b>\$1,764,058</b>			<b>\$99.68</b>	
<b>32.42</b>				<b>E.C.F. =&gt;</b>	<b>1.055</b>		<b>Std. Deviation=&gt;</b>	<b>0.24774711</b>
<b>7.11</b>				<b>Ave. E.C.F. =&gt;</b>	<b>1.090</b>		<b>Ave. Variance=&gt;</b>	<b>19.3259</b>

Dev. by Mean (%)	Building Style	Land Value	Other Parcels in Sale	Land Table	Property Class	Building Depr.
54.4208	CONVENTIONAL	\$17,600		ASSESSOR PLAT 1	401	51
15.9323	TWO STORY	\$17,050		ASSESSOR PLAT 1	401	54
27.0532	CONVENTIONAL	\$15,400		ASSESSOR PLAT 1	401	64
25.5024	SINGLE STORY	\$3,850		ASSESSOR PLAT 1	401	58
9.2520	CONVENTIONAL	\$22,835	DE7-300-1420-00	ASSESSOR PLAT 1	401	56
2.3921	CONVENTIONAL	\$25,025		ASSESSOR PLAT 1	401	54
17.5329	CONVENTIONAL	\$21,600		ASSESSOR PLAT 2	401	52
9.7502	Two-Story	\$9,000		ASSESSOR PLAT 2	401	57
40.1372	CONVENTIONAL	\$19,250		ASSESSOR PLAT 1	401	56
10.8885	SINGLE STORY	\$23,760	DE7-300-0881-00	ASSESSOR PLAT 1	401	64
9.4910	SINGLE STORY	\$9,735		ASSESSOR PLAT 1	401	83
12.2672	RANCH	\$7,830		ASSESSOR PLAT 2	401	57
29.6262	CONVENTIONAL	\$20,000		THOMPSON'S ADDITION	401	77
6.3169	CONVENTIONAL	\$17,750		THOMPSON'S ADDITION	401	53

3.5073

Coefficient of Var=> 17.72803416



8

Neighborhoods Used: OTR - OLDER TOWNSHIP RES, VTA - AGRICULTURAL

11803 DEERFIELD RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-209-4320-00	09/23/2022 OTR	401	249,000	61,967	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	48	187,033	105,560	1.772



14751 POOLE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-224-4190-00	09/14/2022 OTR	401	230,000	33,675	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	58	196,325	107,682	1.823



9250 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-1575-00	09/01/2022 OTR	401	170,000	42,400	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	66	115,652	189,327	0.611
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	11948	19560	0.611		



13970 ATEN RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-214-4900-00	08/02/2022 OTR	401	270,000	28,331	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	59	237,955	162,461	1.465
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	3714	2536	1.465		



9250 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-4175-00	06/02/2022 OTR	401	75,000	37,500	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Mobile Home	MODULAR/MAN	51	33,487	36,361	0.921
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	4013	4358	0.921		



1587 S SISSON HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-204-4550-00	05/13/2022 OTR	401	350,000	68,572	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	64	265,899	194,995	1.364
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	15529	11388	1.364		



11857 DEERFIELD RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-209-4350-00	10/14/2021 OTR	401	129,000	38,830	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	88,665	103,110	0.860
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	1505	1750	0.860		



2297 BUCHOLTZ HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-125-4510-00	09/28/2021 OTR	401	130,000	37,970	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	48	81,258	91,598	0.887
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	10772	12143	0.887		



Neighborhoods Used: OTR - OLDER TOWNSHIP RES, VTA - AGRICULTURAL

3913 HOFFMAN HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-214-3800-00	07/16/2021 OTR	401	248,000	67,733	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	51	106,568	105,653	1.009
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	73699	73067	1.009		



9602 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-2600-00	06/14/2021 OTR	401	302,000	48,400	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONTEMPORARY	64	243,012	224,690	1.082
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	10588	9790	1.082		



9485 GARNO RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-133-3350-00	06/14/2021 OTR	401	120,000	43,214	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	45	75,788	100,942	0.751
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	998	1329	0.751		



2248 S KEINATH HWY

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
DE0-211-1150-00	04/26/2021 OTR	401	180,000	70,391	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	CONVENTIONAL	60	100,490	92,286	1.089
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	9119	8374	1.089		



Neighborhoods Used: OTR - OLDER TOWNSHIP RES, VTA - AGRICULTURAL

Single Family Computed Costs by Manual

Table with 7 columns: Style, 91..100, 81..90, 71..80, 61..70, 51..60, 0..50. Rows include LEVEL, COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY.

Total Single Family Costs by Manual : 1,478,305
Total Mobile Home Costs by Manual : 36,361
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 144,295
Total Commercial Costs by Manual : 0

Single Family Sale Residual Values

Table with 7 columns: Style, 91..100, 81..90, 71..80, 61..70, 51..60, 0..50. Rows include BI - LEVEL, CAPE COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY.

Total Single Family Sale Residual Values : 1,698,645
Total Mobile Home Sale Residual Values : 33,487
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 141,885
Total Commercial Sale Residual Values : 0

Statistics for this Analysis

Table with 6 columns: # Valid Sales, # Invalid Sales, Coefficient of Dispersion (%), Coefficient of Variation (%), Price Related Differential. Values include 12, 2, 18.91, 24.63, 1.060, 15.46, 20.53, 1.046.

Economic Condition Factor Estimates (# of data points)

Table with 7 columns: Style, 91..100, 81..90, 71..80, 61..70, 51..60, 0..50. Rows include BI - LEVEL, CAPE COD, COLONIAL, CONDO, CONTEMPORARY, CONVENTIONAL, DUPLEX, HISTORICAL, LOG HOME, MODULAR/MAN, MULTI - FAMILY, OTHER, RANCH, SINGLE STORY, TRI - LEVEL, TWO STORY.

11/12/2023  
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Neighborhoods Used: OTR - OLDER TOWNSHIP RES, VTA - AGRICULTURAL

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1.000( 0)   1.000( 0)   1.000( 0)   1.000( 0)   1.000( 0)   1.000( 0)

Single Family E.C.F. : 1.149 (11)  
Mobile Home E.C.F. : 0.921 (1)  
Home E.C.F. : 1.000 (0)  
Agricultural E.C.F. : 0.983 (10)  
Commercial E.C.F. : 1.000 (0)

<<<<<<<<<<<<<<<<

Settings for this Analysis

>>>>>>>>>>>>>>>>

Starting Date: 04/01/2021  
Ending Date: 03/31/2023  
Terms Selected: 3  
Analyze by Style:  
Analyze by %Good: X  
Show Valid Data : X  
Show Invalid Data :  
Show Costs and Residuals: X  
Use Infl. Adj. Sale Prices:  
Neighborhood(s): OTR - OLDER TOWNSHIP RES, VTA - AGRICULTURAL

-----  
Max # of Res. Buildings: 300

Minimum E.C.F. (Residential): 0.60  
Maximum E.C.F. (Residential): 3.00

Max # of Ag. Buildings: 300

Minimum E.C.F. (Agricultural): 0.25  
Maximum E.C.F. (Agricultural): 3.00

Max # of C/I Buildings: 300

Minimum E.C.F. (Commercial): 0.25  
Maximum E.C.F. (Commercial): 3.00

# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-125-4510-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MILLER, JEREMY & ABBIE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	2297 BUCHOLTZ HWY DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2627-563	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
MILLER, JEREMY & ABBIE 2348 BUCHOLTZ HWY DEERFIELD MI 49238		LD DES AS COMM AT S1/4 COR OF SEC 25 T6S R5E TH N 1084.20 FT ALG N-S 1/4 LI (CNTRLI OF BUCHOLTZ HWY) FOR A POB TH CONT N 216.19 FT TH S88^03'50"E 346.27 TH S04^46'41"W 50.38 FT TH S86^10'20"W 59.01 FT TH S20^53'44"W 98.39 FT TH S83^12'10"W 139.26 FT TH S04^07'24"E 42.51 FT TH N89^46'18"W 112.68 FT TO POB.	

## Most Recent Sale Information

Sold on 09/28/2021 for 130,000 by DENNISON, JOHN J.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2627-563

## Most Recent Permit Information

Permit 23-88525 on 03/21/2023 for \$0 category DEMOLITION.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,000	<b>2023 Taxable:</b>	55,335	<b>Acreage:</b>	1.21
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>RE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1900

Occupancy: Single Family

Class: CD

Style: CONVENTIONAL

Exterior:

% Good (Physical): 48

Heating System: Forced Air w/ Ducts

Electric - Amps Service: 0

# of Bedrooms: 3

Full Baths: 1 Half Baths: 0

Floor Area: 1,272

Ground Area: 888

Garage Area: 240

Basement Area: 504

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 5

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-1575-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	MESSNER, LEON	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9250 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2645-191	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Rolling, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
MESSNER, LEON 9250 GARNO RD DEERFIELD MI 49238		PT OF W1/2 NW1/4 SEC 33 T6S R5E DES AS COMM ON S LI OF NW1/4 AT A PT LOC 790.50 FT N88^45'00"E FROM W1/4 COR AND RUNN TH N 485.61 FT TH S88^23'27"W 151.97 FT TH N1^07'53"W 279.79 FT TH N88^22'37"E 205.17 FT TH S1^00'33"E 279.85 FT TH S88^23'27"W 36.60 FT TH S 485.71 FT TO S LI OF NW1/4 TH S88^45'00"W 16 FT TO POB. (1.494 AC)	

## Most Recent Sale Information

Sold on 09/01/2022 for 170,000 by SMITH, THOMAS L, JR.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2645-191

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	122,700	<b>2023 Taxable:</b>	122,700	<b>Acreage:</b>	1.49
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>AREA:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1900

Occupancy: Single Family

Class: C+10

Style: CONVENTIONAL

Exterior: Alum., Vinyl

% Good (Physical): 66

Heating System: Forced Heat & Cool

Electric - Amps Service: 200

# of Bedrooms: 5

Full Baths: 1 Half Baths: 0

Floor Area: 1,466

Ground Area: 1,020

Garage Area: 836

Basement Area: 972

Basement Walls: Block

Estimated TCv: Tentative

# of Agricultural Buildings: 2

Estimated TCv: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-2600-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	PAWSON, ZACHARY T	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9602 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2620-936	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped, Pond	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES

<b>Mailing Address:</b>	<b>Description:</b>
PAWSON, ZACHARY T 9602 GARNO RD DEERFIELD MI 49238	LD BEG 445.29 FT E FROM CTR POST SEC 33 RUNN TH N 357 FT TH E 302 FT TO E LI OF W 22.5 ACRES OF SW 1/4 OF NE 1/4 TH S 215 FT TH W 147 FT TH S 142 FT TO E AND W 1/4 LI TH W 155 FT TO POB ALSO LD DES AS COMM ON THE E-W 1/4 LI OF SD SEC AT A PT LOC 600.29 FT E FROM THE CENTER POST OF SD SEC & RUNN TH N PAR WITH THE E LI OF THE W 22 1/2 AC OF THE SW1/4 OF THE NE1/4 OF SD SEC 142 FT TH E PAR WITH THE E-W 1/4 LI OF SD SEC 147 FT TO THE E LI OF THE SD W 22 1/2 AC OF THE SW1/4 OF THE NE1/4 OF SD SEC TH S ALG SD LI 142 FT TO THE E-W 1/4 LI OF SD SEC TH W ALG SD 1/4 LI 147 FT TO THE POB 1/12/2015 COMB FROM DE0-133-2605-00

## Most Recent Sale Information

Sold on 06/14/2021 for 302,000 by GLAUNER FAMILY TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2620-936

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	138,500	<b>2023 Taxable:</b>	114,975	<b>Acreage:</b>	2.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>AREA:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1920	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: C	
Style: CONTEMPORARY	
Exterior:	
% Good (Physical): 64	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 0	
# of Bedrooms: 3	
Full Baths: 1 Half Baths: 1	
Floor Area: 2,293	
Ground Area: 1,365	
Garage Area: 1,272	
Basement Area: 0	
Basement Walls:	
Estimated TCV: Tentative	

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-3350-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	KOESTER, RYAN D	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9485 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2621-26	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
KOESTER, RYAN D		A PARCEL OF LD BEG AT NE COR OF SW 1/4 TH S 16 RDS W 20 RDS N 16 RDS E 20 RDS TO POB SEC 33	
9485 GARNO RD			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 06/14/2021 for 120,000 by PAWSON, ZACHARY T.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2621-26

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,200	<b>2023 Taxable:</b>	55,440	<b>Acreage:</b>	2.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 2
Year Built: 1880	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: D	
Style: CONVENTIONAL	
Exterior: Alum., Vinyl	
% Good (Physical): 45	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 150	
# of Bedrooms: 3	
Full Baths: 1 Half Baths: 1	
Floor Area: 1,573	
Ground Area: 938	
Garage Area: 984	
Basement Area: 406	
Basement Walls: Stone	
Estimated TCV: Tentative	

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-133-4175-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SHARROCK, ABRAHAM	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	9675 GARNO RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2640-483	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
SHARROCK, ABRAHAM 602 KEEGAN ST DEERFIELD MI 49238		LD COMM AT A POST 962.46 FT E OF CTR POST OF SEC 33 T6S-R5E TH S 18 RDS TH E 8 RDS 15 FT TH N 18 RDS TO POST IN CTR OF HWY TH W 8 RDS 15 FT TO BEG SEC 33	

## Most Recent Sale Information

Sold on 06/02/2022 for 75,000 by PETEE, PHYLLIS L & MARK A REILLY.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2640-483

## Most Recent Permit Information

Permit 15-2183 on 06/08/2015 for \$0 category DEMOLITION.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	38,300	<b>2023 Taxable:</b>	38,300	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 2016  
Occupancy: Mobile Home  
Class: Average  
Style: MODULAR/MAN  
Exterior:  
% Good (Physical): 51  
Heating System: Wall Furnace  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 980  
Ground Area: 980  
Garage Area: 0  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 2  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-204-4550-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	BARTA, DANIEL J & BRIANNA L	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	1587 S SISSON HWY BLISSFIELD, MI 49228	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2639-619	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
BARTA, DANIEL J & BRIANNA L		LD BEG 2346.45 FT N FROM S-1/4 POST SEC 4 RUNN TH N 341 FT TH E 384 FT TH S 341 FT TH W 384 FT TO POB SEC 4	
1587 S SISSON HWY			
BLISSFIELD MI 49228			

## Most Recent Sale Information

Sold on 05/13/2022 for 350,000 by KAPNICK, ARLAN D & LINDA L.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2639-619

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	134,000	<b>2023 Taxable:</b>	134,000	<b>Acres:</b>	3.01
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>APRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1920  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 64  
Heating System: Forced Hot Water  
Electric - Amps Service: 0  
# of Bedrooms: 3  
Full Baths: 1 Half Baths: 1  
Floor Area: 1,726  
Ground Area: 1,514  
Garage Area: 528  
Basement Area: 850  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 3  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-209-4320-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	DIXON, ETHAN & TALIA	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	11803 DEERFIELD RD BLISSFIELD, MI 49228	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2645-938	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
DIXON, ETHAN & TALIA 11803 DEERFIELD RD BLISSFIELD MI 49228		LD BEG ON CTR LI OF HWY 730 FT W & 62.7 FT S FROM E-1/4 POST SEC 9 RUNN TH S 235 FT TO CTR LI CO DRAIN TH NW'LY ALG SD DRAIN TO A PT 499.83 FT W & 53 FT S OF POB TH N 53 FT TH S 89 DEG 47'E 499.83 FT TO POB SEC 9	

## Most Recent Sale Information

Sold on 09/23/2022 for 249,000 by WEBSTER, JAMISON.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2645-938

## Most Recent Permit Information

Permit 21-0005 on 05/18/2021 for \$0 category REROOF.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	81,500	<b>2023 Taxable:</b>	81,500	<b>Acreage:</b>	2.24
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: C  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 48  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 2  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,190  
Ground Area: 952  
Garage Area: 576  
Basement Area: 952  
Basement Walls:  
Estimated TCV: Tentative

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-209-4350-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	LONG, SCOTT P	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	11857 DEERFIELD RD BLISSFIELD, MI 49228	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2660-799	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES

<b>Mailing Address:</b>	<b>Description:</b>
LONG, SCOTT P 11857 DEERFIELD RD BLISSFIELD MI 49228	ALL THAT PART OF NE 1/4 OF SE 1/4 SEC 9 T7S R5E, COMM AT E 1/4 CO OF SEC 9 TH S 89°03'28"W 355 FT ALG E-W 1/4 LI SEC 9 TH S 00°58'28"E 64.17 FT TO CTRLI OF DEERFIELD RD FOR A POB TH S 89°17'00"W 375.23 FT (REC AS 375 FT) ALG THE CNTRLI DEERFIELD RD TH S 00°58'28"E 221.48 FT TO AN INTERMEDIATE TRAVERSE LI TH E'LY & NW'LY ALONG THE TOP BANK OF BRENOTT DRAIN THE FOLLOWING FOUR COURSES: N 89°26'48"E 84.08 FT AND N73°38'09"E 36.59 AND N 52°20'05"E 187.74 FT AND N 55°26'43"E 126.43 FT TH N 00°58'28"W 28.60 FT TO POB CONTAINS 1.295 ACRES M/L INSIDE THE INTERMEDIATE TRAVERSE LI. THE ABOVE DESCRIBED PARCEL BOUNDARIES EXTED S'LY & SE'LY TO DNTRLI OF BRENOTT DRAIN YIELDING A GROSS AREA OF 1.413 ACRES M/L

## Most Recent Sale Information

Sold on 10/14/2021 for 129,000 by KRIEGER, TED & ANNETTE.

<b>Terms of Sale:</b>	03-ARM'S LENGTH	<b>Liber/Page:</b>	2627-642
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## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	0	<b>2023 Taxable:</b>	0	<b>Acreage:</b>	1.41
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>RE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1	# of Agricultural Buildings: 1
Year Built: 1924	Estimated TCV: Tentative
Occupancy: Single Family	Cmts:
Class: CD+5	
Style: RANCH	
Exterior:	
% Good (Physical): 63	
Heating System: Forced Heat & Cool	
Electric - Amps Service: 0	
# of Bedrooms: 2	
Full Baths: 1 Half Baths: 0	
Floor Area: 768	
Ground Area: 768	
Garage Area: 648	
Basement Area: 768	
Basement Walls:	
Estimated TCV: Tentative	

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-211-1150-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	BARTA, ALEXANDER THOMAS	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	2248 S KEINATH HWY DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2618-517	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
BARTA, ALEXANDER THOMAS		SE 1/4 OF NW 1/4 OF NW 1/4 SEC 11	
2248 S KEINATH HWY			
DEERFIELD MI 49238			

## Most Recent Sale Information

Sold on 04/26/2021 for 180,000 by FICK, ROSE E, REVOCABLE TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2618-517

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	81,900	<b>2023 Taxable:</b>	71,820	<b>Acreage:</b>	9.91
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1800

Occupancy: Single Family

Class: CD

Style: CONVENTIONAL

Exterior:

% Good (Physical): 60

Heating System: Forced Air w/o Ducts

Electric - Amps Service: 0

# of Bedrooms: 2

Full Baths: 1 Half Baths: 0

Floor Area: 1,050

Ground Area: 1,050

Garage Area: 0

Basement Area: 520

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 1

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-214-3800-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	HIMBURG, DANYELLE	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	3913 HOFFMAN HWY DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2624-672	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Rolling, Low, High, Landscaped, Wooded, Flood Plain	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES

## Mailing Address:

HIMBURG, DANYELLE  
CHASE REYNOLDS  
3913 HOFFMAN HWY  
DEERFIELD MI 49238

## Description:

LD 1271.45 FT N 89 DEG E FROM SW COR SEC 14 TH N 2 DEG W 765 FT TH N 89 DEG E 190 FT TH S 2 DEG E 90.5 FT TH N 89 DEG E 877.01 FT TH ALG DRAIN S 28 DEG 41'41"W 164.16 FT AND S 47 DEG 28'13"W 77.5 FT AND S 35 DEG 16'56" W 260.87 FT AND S 66 DEG 36'01"W 26.56 FT TH S 89 DEG W 591.56 FT TH S 0 DEG 55'21"E 260 FT TH S 89 DEG W 145.06 FT TO POB

## Most Recent Sale Information

Sold on 07/16/2021 for 248,000 by MAC BETH, RAELYNNE, ETAL.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:**

2624-672

## Most Recent Permit Information

Permit PB-2202 on 04/18/2022 for \$0 category POLE BARN.

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	119,400	<b>2023 Taxable:</b>	100,555	<b>Acreeage:</b>	9.18
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1

Year Built: 1914

Occupancy: Single Family

Class: D

Style: TWO STORY

Exterior:

% Good (Physical): 51

Heating System: Forced Air w/ Ducts

Electric - Amps Service: 0

# of Bedrooms: 0

Full Baths: 1 Half Baths: 0

Floor Area: 1,472

Ground Area: 821

Garage Area: 528

Basement Area: 821

Basement Walls:

Estimated TCV: Tentative

# of Agricultural Buildings: 5

Estimated TCV: Tentative

Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-214-4900-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	IOTT, JOSEPH L & REBECCA R	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	13970 ATEN RD DEERFIELD, MI 49238	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2643-133	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped, Pond	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
IOTT, JOSEPH L & REBECCA R 13970 ATEN RD DEERFIELD MI 49238		LD COMM 12 RDS W OF SE COR SEC 14 T7S-R5E TH N 10 RDS TH W 16 RDS TH S 10 RDS TH E ON S SEC LI 16 RDS TO POB SEC 14	

## Most Recent Sale Information

Sold on 08/02/2022 for 270,000 by IOTT, ANDREW & BARBARA.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2643-133

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	95,600	<b>2023 Taxable:</b>	95,600	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>RE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: CD  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 59  
Heating System: Electric Baseboard  
Electric - Amps Service: 0  
# of Bedrooms: 6  
Full Baths: 2 Half Baths: 0  
Floor Area: 2,109  
Ground Area: 1,644  
Garage Area: 414  
Basement Area: 930  
Basement Walls:  
Estimated TCV: Tentative

# of Agricultural Buildings: 1  
Estimated TCV: Tentative  
Cmts:

## Image





# Real Estate Summary Sheet

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

11/12/2023 5:33 PM

<b>Parcel:</b>	DE0-224-4190-00	<b>Current Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Owner's Name:</b>	SOLOMAN, DAVID R	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	14751 POOLE RD DEERFIELD, MI 49238	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2646-156	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Electric	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High, Landscaped	<b>Neighborhood:</b>	OTR OLDER TOWNSHIP RES
<b>Mailing Address:</b>		<b>Description:</b>	
SOLOMAN, DAVID R 14751 POOLE RD DEERFIELD MI 49238		LD COMM AT E 1/4 COR SEC 24 TH W 1292.84 FT ALG E-W 1/4 LI SEC 24 FOR A POB TH CONT W 135 FT TH S 00°38'16" W 322.69 FT TH E 135 FT TH N 00°38'16" E 322.69 FT TO POB CONT 1 AC (PER SURVEY)	

## Most Recent Sale Information

Sold on 09/14/2022 for 230,000 by THETFORD, NATHAN.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2646-156

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	70,000	<b>2023 Taxable:</b>	70,000	<b>Acreage:</b>	1.00
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Residential Buildings: 1  
Year Built: 1900  
Occupancy: Single Family  
Class: D  
Style: CONVENTIONAL  
Exterior:  
% Good (Physical): 58  
Heating System: Forced Air w/ Ducts  
Electric - Amps Service: 0  
# of Bedrooms: 0  
Full Baths: 1 Half Baths: 0  
Floor Area: 1,288  
Ground Area: 916  
Garage Area: 1,200  
Basement Area: 0  
Basement Walls:  
Estimated TCV: Tentative

## Image



Agricultural ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
DE0-125-4510-00	2297 BUCHOLTZ HWY	09/28/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$53,900	41.46
DE0-133-1575-00	9250 GARNO RD	09/01/22	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$96,600	56.82
DE0-133-2600-00	9602 GARNO RD	06/14/21	\$302,000	WD	03-ARM'S LENGTH	\$302,000	\$112,500	37.25
DE0-133-3350-00	9485 GARNO RD	06/14/21	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$54,400	45.33
DE0-133-4175-00	9675 GARNO RD	06/02/22	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$21,000	28.00
DE0-204-4550-00	1587 S SISSON HWY	05/13/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$105,900	30.26
DE0-209-4320-00	11803 DEERFIELD RD	09/23/22	\$249,000	WD	03-ARM'S LENGTH	\$249,000	\$62,900	25.26
DE0-209-4350-00	11857 DEERFIELD RD	10/14/21	\$129,000	MLC	03-ARM'S LENGTH	\$129,000	\$54,500	42.25
DE0-211-1150-00	2248 S KEINATH HWY	04/26/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$72,800	40.44
DE0-214-3800-00	3913 HOFFMAN HWY	07/16/21	\$248,000	WD	03-ARM'S LENGTH	\$248,000	\$70,800	28.55
DE0-214-4900-00	13970 ATEN RD	08/02/22	\$270,000	MLC	03-ARM'S LENGTH	\$270,000	\$74,300	27.52
DE0-224-4190-00	14751 POOLE RD	09/14/22	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$52,700	22.91
<b>Totals:</b>			<b>\$2,453,000</b>			<b>\$2,453,000</b>	<b>\$832,300</b>	
							<b>Sale. Ratio =&gt;</b>	<b>33.93</b>
							<b>Std. Dev. =&gt;</b>	<b>10.09</b>

Due to no improved sales in the Agricultural ECF neighborhood, sales from the Older Township Residential neighborhood were utilized to develop the 2024 Agricultural ECF. 2024 ECF: 1.130

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$146,291	\$37,970	\$92,030	\$103,741	0.887	1,272	\$72.35	OTR	24.8892
\$260,753	\$42,400	\$127,600	\$208,887	0.611	1,466	\$87.04	OTR	52.5146
\$294,115	\$48,400	\$253,600	\$234,480	1.082	2,293	\$110.60	OTR	5.4464
\$150,532	\$43,214	\$76,786	\$102,271	0.751	1,573	\$48.82	OTR	38.5194
\$78,219	\$37,500	\$37,500	\$40,719	0.921	980	\$38.27	OTR	21.5058
\$284,705	\$68,572	\$281,428	\$206,383	1.364	1,726	\$163.05	OTR	22.7615
\$172,805	\$61,967	\$187,033	\$105,560	1.772	1,190	\$157.17	OTR	63.5813
\$148,846	\$38,830	\$90,170	\$104,860	0.860	768	\$117.41	OTR	27.6099
\$175,665	\$70,391	\$109,609	\$100,660	1.089	1,050	\$104.39	OTR	4.7098
\$251,736	\$67,733	\$180,267	\$178,720	1.009	1,472	\$122.46	OTR	12.7350
\$201,451	\$28,331	\$241,669	\$164,997	1.465	2,109	\$114.59	OTR	32.8684
\$146,741	\$33,675	\$196,325	\$107,682	1.823	1,288	\$152.43	OTR	68.7190
<b>\$2,311,859</b>		<b>\$1,874,017</b>	<b>\$1,658,961</b>			<b>\$107.38</b>		<b>0.6371</b>
			E.C.F. =>	<b>1.130</b>		Std. Deviation=>	<b>0.3892082</b>	
			Ave. E.C.F. =>	<b>1.136</b>		Ave. Variance=>	<b>31.3217</b>	Coefficient of Var=>

Building Style	Land Value	Land Table	Property Class	Building Depr.
CONVENTIONAL	\$37,970	RESIDENTIAL IN TOWNSHIP	401	48
CONVENTIONAL	\$42,400	RESIDENTIAL IN TOWNSHIP	401	66
CONTEMPORARY	\$44,400	RESIDENTIAL IN TOWNSHIP	401	64
CONVENTIONAL	\$43,000	RESIDENTIAL IN TOWNSHIP	401	45
MODULAR/MAN	\$37,500	RESIDENTIAL IN TOWNSHIP	401	51
CONVENTIONAL	\$47,550	RESIDENTIAL IN TOWNSHIP	401	64
CONVENTIONAL	\$44,300	RESIDENTIAL IN TOWNSHIP	401	48
RANCH	\$38,830	RESIDENTIAL IN TOWNSHIP	401	63
CONVENTIONAL	\$69,320	RESIDENTIAL IN TOWNSHIP	401	60
TWO STORY	\$67,733	RESIDENTIAL IN TOWNSHIP	401	51
CONVENTIONAL	\$25,600	RESIDENTIAL IN TOWNSHIP	401	59
CONVENTIONAL	\$33,675	RESIDENTIAL IN TOWNSHIP	401	58

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27.57181052

## 2024 Deerfield Township Land Value Study Agricultural Vacant Land

Parcel Number	Date of Sale	Sale Price	Acres	Cost per Acre
DE0-236-2050-00	12/29/2022	\$50,100.00	6.68	\$7,500.00 Combo
RG0-131-3045-00	4/7/2023	\$14,178.00	2.146	\$6,606.71
RG0-104-3050-00	1/25/2022	\$145,000.00	17.9	\$8,100.56
RG0-104-2775-00	3/15/2022	\$147,646.00	22.293	\$6,622.98
RG0-104-2750-00	3/15/2022	\$202,842.00	30.627	\$6,622.98
RG0-104-4150-00	3/15/2022	\$279,512.00	42.19	\$6,625.08
RG0-206-1550-00	6/8/2022	\$380,000.00	53.84	\$7,057.95 7.5 Wooded
RG0-113-1100-00	8/4/2022	\$628,300.00	87.2	\$7,205.28
RG0-205-2800-00	2/17/2020	\$525,000.00	68.88	\$7,621.95

Total Price: \$2,372,578.00

**Price Per Acre 2024: \$7,150.00**

Total Acres: 331.756  
 Weighted Cost/Ac: \$7,151.58  
 Ave. Price/Ac: \$7,111.51

Not Used

# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	DE0-236-2050-00	<b>Current Class:</b>	102.AGRICULTURAL-VACANT
<b>Owner's Name:</b>	DENECKER, MAURICE J, LIVING TRUST	<b>Previous Class:</b>	102.AGRICULTURAL-VACANT
<b>Property Address:</b>	14000 SIMPSON RD BLK BLISSFIELD, MI 49228	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2649-748	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	DE0 DEERFIELD TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Paved Road, Sewer	<b>School:</b>	46070 BRITTON DEERFIELD SCHOOLS (DEERFIELD
<b>Topography:</b>	Level, High	<b>Neighborhood:</b>	VTA AGRICULTURAL

<b>Mailing Address:</b>	<b>Description:</b>
DENECKER, MAURICE J, LIVING TRUST JEAN A DENECKER LIVING TRUST 12792 E US 223 RIGA MI 49276	N1/2 OF NE1/4 SEC 36 T7S R5E LESS 4.58 ACRES TO DT & I RR ALSO EX LD BEG 649.23 FT N 87 DEG 28'E FROM N-1/4 POST SEC 36 RUNN TH N 87 DEG 28'E ALG N SEC LI 994.48 FT TH S 46 DEG 05'W ALG NW'LY LI OF DT & I RR 1325.50 FT TH N 2 DEG 31'W 876.33 FT TO POB CONT 10.004 ACRES ALSO LD DES AS BEG AT A PT ON THE N LI OF SD SEC 649.23 FT N87^28'40"E FROM THE N1/4 COR OF SD SEC TH CONT N87^28'40"E 360.77 FT ALG SD N LI OF OF S02^31'20"E 315 FT TH N87^28'40"E 220 FT TH S02^31'20"E 49.56 FT TO THE NW'ERLY LI OF THE INDIANA & OHIO R/R R/O/W (FORMERLY KNOWN AS THE DT&I R/R) TH S46^05'30"W 774.08 FT ALG SD NW'ERLY LI OF THE INDIANA & OHIO R/R R/O/W TH N02^31'20"W 876.33 FT TO THE POB 01/11/2023 PT COMB FROM DE0-236-2025-00

## Most Recent Sale Information

Sold on 05/17/2005 for 0 by STATE OF MI///.

**Terms of Sale:** 21-NOT USED/OTHER

**Liber/Page:** 2315740

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	230,700	<b>2023 Taxable:</b>	85,486	<b>Acreage:</b>	72.10
<b>Zoning:</b>	NONE (*)	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-104-2750-00	<b>Current Class:</b>	101.AGRICULTURAL-IMPROVED
<b>Owner's Name:</b>	CERES FARMS LLC	<b>Previous Class:</b>	101.AGRICULTURAL-IMPROVED
<b>Property Address:</b>	11000 WEGNER RD BLK RIGA, MI 49276	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2635-707	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	06/06/2007	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Gravel Road, Paved Road, Water, Sewer, Electric	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level, High	<b>Neighborhood:</b>	009 RIGA AGRICULTURAL

## Mailing Address:

CERES FARMS LLC  
806 HOWARD ST STE 200  
SOUTH BEND IN 46617

## Description:

ALL THAT PT OF THE FOLLOWING DESCRIBED PARCEL OF LD LYING W OF GOLL DRAIN DES AS THE W 1/2 OF SE 1/4 OF NE FRL 1/4 S OF T AND W RR R/W-22 ACRES EX A PARCEL CONT 1.5 ACRES COMM AT INTER- SECTION OF NYC RR AND CEMETERY RD RUNN TH SE'LY ALG NYC RR 536 FT TH S 135 FT TO CONSUMERS POWER R/W TH NW'LY ALG CONSUMERS R/W 568 FT TO CEMETERY RD TH E'LY 87 FT TO POB THAT PART OF E 1/2 OF SE 1/4 OF NW FRL 1/4 COMM AT SE COR OF SE 1/4 OF NW FRL 1/4 TH N ALG N AND S 1/4 LI 56 RDS 18.5 LKS TH W 16 RDS 17 LKS TH S PAR WITH FIRST COURSE TO E AND W 1/4 LI TH E TO BEG-6 ACRES S 1/2 OF SW 1/4 OF NE FRL 1/4 - 28.47 ACRES SEC 4-ALSO EX LD COMM AT A PT LOC 32 FT S 89 DEG 11'W FROM SE COR OF SW 1/4 OF NE FRL 1/4 RUNN TH N 2 DEG 11'W 352.18 FT TH S 89 DEG 11'W 32.36 FT TO CTR LI OF AN OPEN DITCH TH S 43 DEG 31'W ALG CTR SD DITCH 121.74 FT TH S 14 DEG 33'W 97.33 FT TH S 103.09 FT TH S 16 DEG 44'W ALG CTR LI DITCH 71.40 FT TO E & W-1/4 LI TH E ALG SD 1/4 LI 176.70 FT TO POB EX THAT PART OF SE-1/4 OF NE-1/4 SEC 4 BEG ON S'LY LI OF R/W LI FORMER T & W RR 619.7 FT N 3 DEG W & 505.5 FT N 50 DEG 23'W FROM NW COR LOT 12 SOUTHERN DIV TO VILL OF RIGA RUNN TH S 3 DEG 15'E ALG E LI LD FORMALLY OWNED BY A

## Most Recent Sale Information

None Found

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	107,600	<b>2023 Taxable:</b>	55,306	<b>Acreage:</b>	30.63
<b>Zoning:</b>	AA	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

**Parcel:** RG0-104-2775-00  
**Owner's Name:** CERES FARMS LLC  
**Property Address:** 11000 WEGNER RD BLK RIGA, MI 49276  
**Liber/Page:** 2635-707  
**Split:** 06/06/2007  
**Public Impr.: Topography:** Paved Road, Water, Sewer, Electric, Gas Level, High

**Current Class:** 102.AGRICULTURAL-VACANT  
**Previous Class:** 102.AGRICULTURAL-VACANT  
**Taxable Status:** TAXABLE  
**Prev. Taxable Stat:** TAXABLE  
**Gov. Unit:** RG0 RIGA TOWNSHIP  
**School:** 46040 BLISSFIELD COMMUNITY SCHOOLS  
**Neighborhood:** 009 RIGA AGRICULTURAL

## Mailing Address:

CERES FARMS LLC  
806 HOWARD ST STE 200  
SOUTH BEND IN 46617

## Description:

ALL THAT PT OF THE FOLLOWING DESCRIBED PARCEL OF LD LYING E OF GOLL DRAIN DESCRIBED AS THE W 1/2 OF SE 1/4 OF NE FRL 1/4 S OF T AND W RR R/W-22 ACRES EX A PARCEL CONT 1.5 ACRES COMM AT INTER- SECTION OF NYC RR AND CEMETERY RD RUNN TH SE'LY ALG NYC RR 536 FT TH S 135 FT TO CONSUMERS POWER R/W TH NW'LY ALG CONSUMERS R/W 568 FT TO CEMETERY RD TH E'LY 87 FT TO POB THAT PART OF E 1/2 OF SE 1/4 OF NW FRL 1/4 COMM AT SE COR OF SE 1/4 OF NW FRL 1/4 TH N ALG N AND S 1/4 LI 56 RDS 18.5 LKS TH W 16 RDS 17 LKS TH S PAR WITH FIRST COURSE TO E AND W 1/4 LI TH E TO BEG-6 ACRES S 1/2 OF SW 1/4 OF NE FRL 1/4 - 28.47 ACRES SEC 4-ALSO EX LD COMM AT A PT LOC 32 FT S 89 DEG 11'W FROM SE COR OF SW 1/4 OF NE FRL 1/4 RUNN TH N 2 DEG 11'W 352.18 FT TH S 89 DEG 11'W 32.36 FT TO CTR LI OF AN OPEN DITCH TH S 43 DEG 31'W ALG CTR SD DITCH 121.74 FT TH S 14 DEG 33'W 97.33 FT TH S 103.09 FT TH S 16 DEG 44'W ALG CTR LI DITCH 71.40 FT TO E & W-1/4 LI TH E ALG SD 1/4 LI 176.70 FT TO POB EX THAT PART OF SE-1/4 OF NE-1/4 SEC 4 BEG ON S'LY LI OF R/W LI FORMER T & W RR 619.7 FT N 3 DEG W & 505.5 FT N 50 DEG 23'W FROM NW COR LOT 12 SOUTHERN DIV TO VILL OF RIGA RUNN TH S 3 DEG 15'E ALG E LI LD FORMALLY

## Most Recent Sale Information

None Found

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	76,400	<b>2023 Taxable:</b>	33,071	<b>Acreage:</b>	22.29
<b>Zoning:</b>	NS	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image





# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-104-3050-00	<b>Current Class:</b>	102.AGRICULTURAL-VACANT
<b>Owner's Name:</b>	GOETZ, BRIAN	<b>Previous Class:</b>	102.AGRICULTURAL-VACANT
<b>Property Address:</b>	7000 SILBERHORN HWY BLK RIGA, MI 49276	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2648-63	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level, High	<b>Neighborhood:</b>	009 RIGA AGRICULTURAL
<b>Mailing Address:</b>		<b>Description:</b>	
GOETZ, BRIAN		W-1/2 OF NW-1/4 OF SW-1/4 SEC 4	
7767 LIPP HWY			
RIGA MI 49276			

## Most Recent Sale Information

Sold on 01/25/2022 for 145,000 by SALSBURY FAMILY TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2633-134

## Most Recent Permit Information

None Found

## Physical Property Characteristics

**2024 S.E.V.:** Tentative

**2024 Taxable:** Tentative

**Lot Dimensions:**

**2023 S.E.V.:** 65,300

**2023 Taxable:** 26,934

**Acreage:** 18.90

**Zoning:** AA

**Land Value:** Tentative

**Frontage:** 0.0

**ARE:** 100.000 (Qual. Ag.)

**Land Impr. Value:** Tentative

**Average Depth:** 0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-104-4150-00	<b>Current Class:</b>	102.AGRICULTURAL-VACANT
<b>Owner's Name:</b>	CERES FARMS LLC	<b>Previous Class:</b>	102.AGRICULTURAL-VACANT
<b>Property Address:</b>	11882 WEGNER RD RIGA, MI 49276	<b>Taxable Status:</b>	TAXABLE
<b>Liber/Page:</b>	2635-707	<b>Prev. Taxable Stat:</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Water, Sewer, Electric, Gas	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level, High	<b>Neighborhood:</b>	009 RIGA AGRICULTURAL
<b>Mailing Address:</b>		<b>Description:</b>	
CERES FARMS LLC 806 HOWARD ST STE 200 SOUTH BEND IN 46617		SW-1/4 OF NE-1/4 OF SE-1/4 10 ACRES ALSO THAT PART OF W-1/2 OF SE-1/4 LYING E OF DRAINAGE DITCH - SEC 4	

## Most Recent Sale Information

Sold on 03/15/2022 for 630,000 by SALSBURY, COLLEEN L, ESTATE.

**Terms of Sale:** 19-MULTI PARCEL ARM'S LENGTH

**Liber/Page:** 2635-706

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	146,700	<b>2023 Taxable:</b>	60,532	<b>Acres:</b>	42.19
<b>Zoning:</b>	AA	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>ARE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-113-1100-00	<b>Current Class:</b>	101.AGRICULTURAL-IMPROVED
<b>Owner's Name:</b>	CERES FARMS LLC	<b>Previous Class:</b>	101.AGRICULTURAL-IMPROVED
<b>Property Address:</b>	9115 RODESILER HWY RIGA, MI 49276	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2645-134	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Electric	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level, High	<b>Neighborhood:</b>	009 RIGA AGRICULTURAL

## Mailing Address:

CERES FARMS LLC  
806 HOWARD #200  
SOUTH BEND IN 46617

## Description:

ALL NW 1/4 N OF RR EX 20 ACRES OFF SE COR - ALSO EX LD BEG AT NE COR OF NW 1/4 SEC 13 TH W ALG N LI OF SD SEC 465 FT FOR FUR POB TH W ALG N LI SD SEC 240 FT TH S 225 FT TH E 240 FT TH N 225 FT TO POB CONT .966 ACRES ALSO EX LD BEG 541.2 FT S FROM NW COR SEC 13 TH SE'LY PAR TO ERIE AND KAL RR TRACK AND 170.2 FT NE'LY FROM SD RACK 1049.4 FT TH SW'LY 128.2 FT TH SE'LY PAR TO CTR OF SD TRACK AND 50 FT THEREFROM TO S LI OF NW 1/4 TH W'LY ON S LI TO APT 50 FT FROM CTR OF SD TRACK AT RT ANG TH NW'LY PAR WITH CTR OF SD TRACK & 50 FT SW'LY FROM TO W LI OF SEC TH ON W LI SD SEC ABOUT 296.3 FT TO POB CONT 3.06 ACRES-ALSO EX LD IN NW COR SEC 13 BEING 200 FT E & W BY 345 FT N & S CONT 1.59 ACRES SEC 13

## Most Recent Sale Information

Sold on 07/06/2022 for 628,300 by SOFF, EMMA , REVOCABLE LIVING TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2643-351

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	315,100	<b>2023 Taxable:</b>	101,986	<b>Acres:</b>	87.20
<b>Zoning:</b>	AA	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

# of Agricultural Buildings: 3  
Estimated TCV: Tentative  
Cmts:

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-131-3045-00	<b>Current Class:</b>	102.AGRICULTURAL-VACANT
<b>Owner's Name:</b>	C&S FARMS LLC	<b>Previous Class:</b>	401.RESIDENTIAL-IMPROVED
<b>Property Address:</b>	12000 THOMPSON HWY BLK BLISSFIELD, MI 49228	<b>Taxable Status</b>	TAXABLE
<b>Liber/Page:</b>	2653-754	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Paved Road, Sidewalk, Water, Sewer, Electric, Gas	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level	<b>Neighborhood:</b>	DEFLT

## Mailing Address:

C&S FARMS LLC  
12650 BERKEY HWY  
BLISSFIELD MI 49228

## Description:

LD DES AS BEG AT THE W/14 COR OF SEC 31 T8S R5E TH N89^05'50"E (REC N89^04'50"E) 317 FT ALG THE E-W1/4 LI OF SD SEC TH S01^21'17"E 549.88 FT (REC S01^21'00"E 550) TH S89^04'32"W 317.06 FT (REC S89^04'50"W 317.06 FT) TO THE W LI OF SD SEC (CNTRLI OF THOMPSON HWY) TH N01^21'00"W 91.32 FT ALG SD LI & SD HWY TH N88^00'53" E 279.99 FT TH N03^46'54"W 256.59 FT TH S89^34'33"W 269.12 FT TO THE W LI OF SD SEC (CNTRLI OF THOMPSON HWY) TH N01^21'00"W 194.86 ALG SD LI & SD RD TO THE POB (SURVEY 2.363 AC)  
05/02/2023 SPLIT FROM RG0-131-3020-00

## Most Recent Sale Information

None Found

## Most Recent Permit Information

None Found

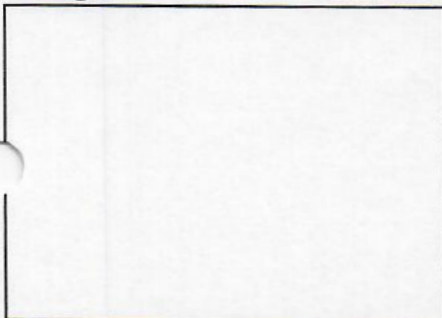
## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	0	<b>2023 Taxable:</b>	0	<b>Acres:</b>	2.36
<b>Zoning:</b>		<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>PRE:</b>	0.000	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

**Parcel:** RGO-205-2800-00  
**Owner's Name:** IFFLAND, DAVID N  
**Property Address:** 13000 SILBERHORN HWY BLK  
BLISSFIELD, MI 49228  
**Liber/Page:** 2608-682  
**Split:** / /  
**Public Impr.:** Paved Road, Electric  
**Topography:** Level, High

**Current Class:** 102.AGRICULTURAL-VACANT  
**Previous Class:** 102.AGRICULTURAL-VACANT  
**Taxable Status:** TAXABLE  
**Prev. Taxable Stat:** TAXABLE  
**Gov. Unit:** RGO RIGA TOWNSHIP  
**School:** 46040 BLISSFIELD COMMUNITY SCHOOLS  
**Neighborhood:** 009 RIGA AGRICULTURAL

**Mailing Address:** IFFLAND, DAVID N  
13465 LOAR HWY  
BLISSFIELD MI 49228  
**Description:** S 70 ACRES OF E 3/4 OF NE 1/4 SEC 5

## Most Recent Sale Information

Sold on 02/17/2020 for 525,000 by SLIKER, HOWARD A, LIVING TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2593-315

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative
<b>2023 S.E.V.:</b>	251,400	<b>2023 Taxable:</b>	98,122
<b>Zoning:</b>	AA	<b>Land Value:</b>	Tentative
<b>PRE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative

**Lot Dimensions:**  
**Acres:** 70.00  
**Frontage:** 0.0  
**Average Depth:** 0.0

## Improvement Data

None

## Image



# Real Estate Summary Sheet

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

11/12/2023 4:06 PM

<b>Parcel:</b>	RG0-206-1550-00	<b>Current Class:</b>	102.AGRICULTURAL-VACANT
<b>Owner's Name:</b>	IFFLAND FARMS LLC	<b>Previous Class:</b>	102.AGRICULTURAL-VACANT
<b>Property Address:</b>	13000 THOMPSON HWY BLK BLISSFIELD, MI 49228	<b>Taxable Status</b>	TAXABLE
<b>Libers/Page:</b>	2641-621	<b>Prev. Taxable Stat</b>	TAXABLE
<b>Split:</b>	//	<b>Gov. Unit:</b>	RG0 RIGA TOWNSHIP
<b>Public Impr.:</b>	Paved Road	<b>School:</b>	46040 BLISSFIELD COMMUNITY SCHOOLS
<b>Topography:</b>	Level, High, Wooded	<b>Neighborhood:</b>	009 RIGA AGRICULTURAL

<b>Mailing Address:</b>	<b>Description:</b>
IFFLAND FARMS LLC 12884 RIGA HWY OTTAWA LAKE MI 49267	S 54.45 ACRES OF THE W 93 ACRES OF NW FRL 1/4 SEC 6 T9S R5E EXC LD BEG 532 FT N 87 DEG 17'E FROM NW COR SEC 6 T9S-R5E RUNN TH N 87 DEG 17'E ALG N SEC LI 1023.82 FT TH S1^27'E 1083.50 FT TH S 89 DEG 16' W 1561.49 FT TH N 1 DEG 27'W ALG W SEC LI 783.50 FT TH N 89 DEG 17'E 532 FT TH N 1 DEG 27'W 300 FT TO POB

## Most Recent Sale Information

Sold on 06/08/2022 for 380,000 by GOBLE, MARGARET A, TRUST.

**Terms of Sale:** 03-ARM'S LENGTH

**Liber/Page:** 2640-959

## Most Recent Permit Information

None Found

## Physical Property Characteristics

<b>2024 S.E.V.:</b>	Tentative	<b>2024 Taxable:</b>	Tentative	<b>Lot Dimensions:</b>	
<b>2023 S.E.V.:</b>	177,700	<b>2023 Taxable:</b>	67,368	<b>Acreage:</b>	53.84
<b>Zoning:</b>	AA	<b>Land Value:</b>	Tentative	<b>Frontage:</b>	0.0
<b>ARE:</b>	100.000 (Qual. Ag.)	<b>Land Impr. Value:</b>	Tentative	<b>Average Depth:</b>	0.0

## Improvement Data

None

## Image



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Deerfield Township Commercial ECF Analysis

Parcel Number	Street Address	Adj. Sale \$	Sale Date	Instr.	Terms of Sale	Land + Yard	Bldg. Residual
AD0-113-4920-00	4204 N ADRIAN HWY	\$850,000	08/31/23	WD	03-ARM'S LENGTH	\$102,167	\$747,833
AD0-124-4360-00	3203 N ADRIAN HWY	\$170,000	11/23/22	WD	03-ARM'S LENGTH	\$18,306	\$151,694
AD0-125-1300-00	2792 N ADRIAN HWY	\$157,000	02/16/23	WD	03-ARM'S LENGTH	\$49,815	\$107,185
BL2-230-3100-00	9012 E US-223	\$908,132	12/17/21	CD	03-ARM'S LENGTH	\$94,172	\$813,960
BL2-230-3120-00	9178 E US-223	\$774,969	11/03/21	WD	03-ARM'S LENGTH	\$105,026	\$669,943
BL2-233-3150-00	11119 E US-223	\$400,000	04/11/23	WD	03-ARM'S LENGTH	\$161,888	\$238,112
BL2-310-0171-00	631 W ADRIAN ST	\$199,900	08/04/22	WD	03-ARM'S LENGTH	\$17,914	\$181,986
BL2-510-0040-00	321 E ADRIAN ST	\$125,000	10/14/22	WD	03-ARM'S LENGTH	\$37,875	\$87,125
BL2-620-0471-00	111 GILES ST	\$170,000	10/21/21	WD	03-ARM'S LENGTH	\$18,057	\$151,943
BL2-620-0512-00	131 S LANE ST	\$140,000	01/30/23	WD	03-ARM'S LENGTH	\$1,978	\$138,022
BL2-620-0525-00	122 S LANE ST	\$145,000	04/14/22	WD	03-ARM'S LENGTH	\$3,404	\$141,596
BL2-620-0704-00	204 S LANE ST	\$165,000	02/02/23	WD	03-ARM'S LENGTH	\$2,300	\$162,700
FAJ-000-1160-00	8655 S ADRIAN HWY	\$45,000	06/01/21	WD	03-ARM'S LENGTH	\$28,126	\$16,874
MD0-113-1350-00	2457 E US-223	\$360,000	11/30/21	WD	19-MULTI PARCEL ARM'S LENGTH	\$143,761	\$216,239
MD0-124-1250-00	4015 TREAT HWY	\$90,000	02/28/23	WD	03-ARM'S LENGTH	\$24,380	\$65,620
PA0-118-2950-00	3818 E US-223	\$450,000	11/29/21	WD	03-ARM'S LENGTH	\$124,834	\$325,166
RA0-103-2200-00	6840 ROGERS HWY	\$500,000	08/22/23	PTA	03-ARM'S LENGTH	\$123,679	\$376,321
RA0-109-1585-00	5651 OCCIDENTAL HWY	\$369,000	01/26/22	MLC	03-ARM'S LENGTH	\$64,357	\$304,643
RA0-118-3930-00	1506 SUTTON RD	\$300,000	04/24/23	WD	03-ARM'S LENGTH	\$95,856	\$204,144
RDO-131-4685-00	7811 E M-50	\$160,000	02/11/22	WD	03-ARM'S LENGTH	\$38,035	\$121,965
							\$5,223,071

Due to no Improved sales in the 201 class in Deerfield Township, sales of 201 parcels from immediately surrounding townships and villages were utilized to develop the 2024 Commercial ECF. ECF of 0.826 Used for the 2024 year.





**Land Value**

\$65,361

\$9,200

\$35,604

\$94,172

\$61,568

\$89,412

\$8,970

\$20,240

\$14,260

\$1,978

\$3,404

\$2,300

\$20,194

\$125,331

\$24,380

\$41,697

\$109,644

\$64,357

\$92,109

\$36,938

**Deerfield Township Commercial Land Analysis**

Parcel Number	Class	Sale Date	Instr.	Total Acres	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
RA0-103-2200-00	201	08/22/23	PTA	5.72	03-ARM'S LENGTH	\$500,000	\$250,700	50.14
ME0-201-1850-00	201	11/22/21	WD	80.84	03-ARM'S LENGTH	\$2,315,000	\$639,300	27.62
RL0-122-1050-00	201	09/28/21	MLC	0.99	19-MULTI PARCEL ARM'S LENGTH	\$146,800	\$99,300	67.64
TE0-121-2350-00	201	04/29/22	WD	0.88	03-ARM'S LENGTH	\$220,000	\$117,400	53.36

Due to a lack of vacant land sales in Deerfield Township in the 201 class, vacant land sales from other rural townships were utilized to develop the 2024 201 land values.

SQ FT	Land Residual	Rate per SQ FT	Rate per Acre	1st acre rate	Net Acres	1st Acre Rate	Dollars/SqFt	Street Address
249163.20	\$85,657	0.3437787	14,975.00	\$35,815	5.72	\$14,975	\$0.34	6840 ROGERS HWY
3521390.40	\$1,307,746	0.3713721	16,176.97	\$145,449	80.84	\$16,177	\$0.37	11500 MORENCI RD
43124.40	\$9,887	0.2292670	9,986.87	\$9,937	1.22	\$8,137	\$0.19	15951 ROME RD
38332.80	\$23,171	0.6044693	26,330.68	\$24,700	0.88	\$26,331	\$0.60	9800 TEC-CLINTON HWY
		0.4017028	17,498.17			\$16,405	\$0.38	

Cur. Appraisal	ECF Area	Sale Price	Est. Land Value	Other Parcels in Sale	Land Table
\$516,836	2000	\$500,000	\$102,493		20100 COMMERCIAL
\$1,361,176	MECOM	\$2,315,000	\$353,922		20100 COMMERCIAL
\$211,400	102	\$146,800	\$74,487	RLO-122-1000-00	COMMERCIAL
\$236,662	200	\$220,000	\$39,833		COMMERCIAL

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Deerfield Township Industrial ECF Analysis

Parcel Number	Street Address	Adj. Sale \$	Sale Date	Instr.	Terms of Sale
MD0-101-4150-00	1610 E MAUMEE ST	\$432,000	12/15/22	WD	03-ARM'S LENGTH
XA0-260-0006-00	360 MULZER AVE	\$120,000	11/12/21	WD	03-ARM'S LENGTH
XM0-300-7080-00	520 HAMMONTREE DR	\$1,750,000	10/12/22	WD	19-MULTI PARCEL ARM'S LENGTH
XT0-555-0170-00	404 INDUSTRIAL DR	\$796,500	11/15/21	WD	03-ARM'S LENGTH

Due to a lack of sales and parcels in the 301 class, sales of 301 parcels in Lenawee County were utilized to develop the 2024 301 class ECF. ECF of 0.619 was utilized for the 2024 year.

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	ECF Area	Class	Cur. Appraisal	Land Table	Sale Price	Asd. when Sold	Asd/Adj. Sale
\$124,190	\$307,810	\$589,650	0.522	IND	301	\$661,361	STUDY-IND	\$432,000	\$344,600	79.77
\$18,000	\$102,000	\$147,767	0.690	IND	301	\$115,526	STUDY-IND	\$120,000	\$73,800	61.50
\$166,934	\$1,583,066	\$2,669,666	0.593	IND	301	\$3,151,621	STUDY-IND	\$1,750,000	\$1,575,000	90.00
\$49,824	\$746,676	\$1,016,223	0.735	IND	301	\$761,180	STUDY-IND	\$1,475,000	\$274,000	34.40
	\$2,739,552	\$4,423,306	<b>0.619</b>							



Floor Area	\$/Sq.Ft.	Building Style	Land Value	Other Parcels in Sale	Building Depr.
14,464	\$21.28		\$43,301		0
10,056	\$10.14		\$18,000		0
26,670	\$59.36		\$125,904	XM0-300-7070-00, XM0-300-7060-00	0
24,576	\$30.38		\$39,528	XT0-555-0180-00	0

**Deerfield Township Industrial Land Analysis**

Parcel Number	Class	Sale Date	Instr.	Total Acres	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
RAO-103-2200-00	201	08/22/23	PTA	5.72	03-ARM'S LENGTH	\$500,000	\$250,700	50.14
MEO-201-1850-00	201	11/22/21	WD	80.84	03-ARM'S LENGTH	\$2,315,000	\$639,300	27.62
RLO-122-1050-00	201	09/28/21	MLC	0.99	19-MULTI PARCEL ARM'S LENGTH	\$146,800	\$99,300	67.64
TEO-121-2350-00	201	04/29/22	WD	0.88	03-ARM'S LENGTH	\$220,000	\$117,400	53.36

Due to a lack of vacant land sales in Deerfield Township in the 301 class, vacant land sales from other rural townships were utilized to develop the 2024 301 land values. These sales included

SQ FT	Land Residual	Rate per SQ FT	Rate per Acre	1st acre rate	Net Acres	1st Acre Rate	Dollars/SqFt	Street Address
249163.20	\$85,657	0.3437787	14,975.00	\$35,815	5.72	\$14,975	\$0.34	6840 ROGERS HWY
3521390.40	\$1,307,746	0.3713721	16,176.97	\$145,449	80.84	\$16,177	\$0.37	11500 MORENCI RD
43124.40	\$9,887	0.2292670	9,986.87	\$9,937	1.22	\$8,137	\$0.19	15951 ROME RD
38332.80	\$23,171	0.6044693	26,330.68	\$24,700	0.88	\$26,331	\$0.60	9800 TEC-CLINTON HWY
		0.4017028	<b>17,498.17</b>			\$16,405	\$0.38	

Cur. Appraisal	ECF Area	Sale Price	Est. Land Value	Other Parcels in Sale	Land Table
\$516,836	2000	\$500,000	\$102,493		20100 COMMERCIAL
\$1,361,176	MECOM	\$2,315,000	\$353,922		20100 COMMERCIAL
\$211,400	102	\$146,800	\$74,487	RL0-122-1000-00	COMMERCIAL
\$236,662	200	\$220,000	\$39,833		COMMERCIAL

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Assessor Plat #1 Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold
DE7-300-0300-00	148 RAILROAD ST	09/23/22	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$43,800
DE7-300-0320-00	245 CAREY ST	09/28/22	\$159,900	WD	03-ARM'S LENGTH	\$159,900	\$57,400
DE7-300-0611-00	336 PARK ST	09/13/21	\$134,900	MLC	03-ARM'S LENGTH	\$134,900	\$54,600
DE7-300-0672-00	227 E KEEGAN ST	02/02/23	\$182,000	WD	03-ARM'S LENGTH	\$182,000	\$58,600
DE7-300-0841-00	118 RAISIN ST	03/02/23	\$95,000	WD	03-ARM'S LENGTH	\$95,000	\$24,000
DE7-300-1430-00	433 CAREY ST	04/22/21	\$140,000	MLC	19-MULTI PARCEL ARM'S LENGTH	\$140,000	\$50,000
DE7-300-1470-00	380 E RIVER ST	10/31/22	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$61,500
DE7-410-0130-00	324 CAREY ST	11/10/22	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$82,100
DE7-500-0010-00	334 EASTWOOD CT	09/24/21	\$127,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$127,000	\$45,000
DE7-500-0030-00	314 EASTWOOD CT	05/20/22	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$48,400
<b>Totals:</b>			<b>\$1,589,800</b>			<b>\$1,589,800</b>	<b>\$525,400</b>
							<b>Sale. Ratio =&gt;</b>
							<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt	ECF Area	Liber/Page
22.46	\$100,839	\$111,761	\$17,600	0.32	0.32	\$349,253	\$8.02	OVR 2646-66	
35.90	\$132,360	\$44,590	\$17,050	0.31	0.31	\$143,839	\$3.30	OVR 2646-44	
40.47	\$125,024	\$25,276	\$15,400	0.28	0.28	\$90,271	\$2.07	OVR 2626-464	
32.20	\$138,934	\$54,616	\$11,550	0.21	0.21	\$260,076	\$5.97	MVR 2650-660	
25.26	\$55,411	\$43,439	\$3,850	0.07	0.07	\$620,557	\$14.25	OVR 2651-682	
35.71	\$117,564	\$51,916	\$22,835	0.44	0.20	\$118,801	\$2.73	OVR 2617-949	
33.24	\$140,918	\$69,107	\$25,025	0.46	0.46	\$151,884	\$3.49	OVR 2647-167	
46.91	\$189,511	\$4,739	\$19,250	0.35	0.35	\$13,540	\$0.31	OVR 2647-957	
35.43	\$102,871	\$47,889	\$23,760	0.39	0.17	\$122,166	\$2.80	OVR 2633-829	
24.69	\$127,620	\$78,115	\$9,735	0.18	0.18	\$441,328	\$10.13	OVR 2640-160	
	<b>\$1,231,052</b>	<b>\$531,448</b>	<b>\$166,055</b>	<b>3.00</b>	<b>2.54</b>				
<b>33.05</b>			<b>Average</b>	<b>Average</b>		<b>Average</b>			
<b>7.54</b>			<b>per FF=&gt;</b>	<b>per Net Acre=&gt;</b>	<b>177,090.30</b>	<b>per SqFt=&gt;</b>	<b>\$4.07</b>		

Other Parcels in Sale	Land Table	Class
	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
DE7-300-1420-00	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401
DE7-300-0881-00	ASSESSOR PLAT 1	401
	ASSESSOR PLAT 1	401

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Assessor Plat #2 Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
DE7-305-0091-00	468 W RIVER ST	04/21/21	\$137,000	WD	03-ARM'S LENGTH	\$137,000	\$39,400	28.76
DE7-305-0112-00	420 W RIVER ST	07/30/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$46,500	35.77
DE7-305-0153-00	551 W RIVER ST	12/21/21	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$73,900	37.70
DE7-305-0621-00	269 E RIVER ST	10/20/22	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$48,600	28.59
DE7-305-0672-00	130 N COUNTY LINE HWY	12/12/22	\$249,900	WD	03-ARM'S LENGTH	\$249,900	\$83,900	33.57
DE7-305-0681-00	530 E RIVER ST	05/06/22	\$139,900	WD	03-ARM'S LENGTH	\$139,900	\$41,000	29.31
DE7-600-0030-00	482 E KEEGAN ST	11/23/22	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$43,100	28.73
DE7-630-0010-00	154 N COUNTY LINE HWY	05/21/21	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$110,200	45.92
<b>Totals:</b>			<b>\$1,412,800</b>			<b>\$1,412,800</b>	<b>\$486,600</b>	
							<b>Sale. Ratio =&gt;</b>	<b>34.44</b>
							<b>Std. Dev. =&gt;</b>	<b>6.14</b>

Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page
\$89,994	\$68,606	\$21,600	0.48	0.48	\$142,929	\$3.28	0.00	OVR	2618-02
\$111,433	\$25,767	\$7,200	0.16	0.16	\$161,044	\$3.70	0.00	MVR	2623-479
\$172,142	\$69,658	\$45,800	1.08	1.08	\$64,498	\$1.48	0.00	MVR	2632-83
\$113,432	\$68,268	\$11,700	0.26	0.26	\$262,569	\$6.03	0.00	MVR	2646-723
\$191,882	\$89,518	\$31,500	0.70	0.70	\$127,883	\$2.94	0.00	MVR	2648-960
\$92,318	\$56,582	\$9,000	0.20	0.20	\$282,910	\$6.49	0.00	OVR	2643-161
\$97,431	\$60,399	\$7,830	0.17	0.17	\$347,121	\$7.97	46.00	OVR	2648-265
\$254,599	\$11,726	\$26,325	0.59	0.59	\$20,044	\$0.46	100.00	MVR	2617-744
<b>\$1,123,231</b>	<b>\$450,524</b>	<b>\$160,955</b>	<b>3.64</b>	<b>3.64</b>					
			<b>Average</b>		<b>Average</b>				
			<b>per Net Acre=&gt;</b>	<b>123,804.34</b>	<b>per SqFt=&gt;</b>	<b>\$2.84</b>			



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Residential in Township Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold
DE0-125-4510-00	2297 BUCHOLTZ HWY	09/28/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$53,900
DE0-133-2600-00	9602 GARNO RD	06/14/21	\$302,000	WD	03-ARM'S LENGTH	\$302,000	\$112,500
DE0-133-3350-00	9485 GARNO RD	06/14/21	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$54,400
DE0-133-4175-00	9675 GARNO RD	06/02/22	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$21,000
DE0-202-1800-00	1515 S KEINATH HWY	11/02/21	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$88,000
DE0-204-4550-00	1587 S SISSON HWY	05/13/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$105,900
DE0-209-4320-00	11803 DEERFIELD RD	09/23/22	\$249,000	WD	03-ARM'S LENGTH	\$249,000	\$62,900
DE0-209-4350-00	11857 DEERFIELD RD	10/14/21	\$129,000	MLC	03-ARM'S LENGTH	\$129,000	\$54,500
DE0-210-3725-00	3000 S PIOTTER HWY	06/02/22	\$223,000	WD	03-ARM'S LENGTH	\$223,000	\$84,500
DE0-211-1150-00	2248 S KEINATH HWY	04/26/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$72,800
DE0-214-3800-00	3913 HOFFMAN HWY	07/16/21	\$248,000	WD	03-ARM'S LENGTH	\$248,000	\$70,800
DE0-214-3925-00	13620 ATEN RD	08/06/21	\$210,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$210,000	\$93,700
DE0-214-4900-00	13970 ATEN RD	08/02/22	\$270,000	MLC	03-ARM'S LENGTH	\$270,000	\$74,300
DE0-224-2100-00	14625 ATEN RD	02/10/23	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$90,100
DE0-224-4190-00	14751 POOLE RD	09/14/22	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$52,700
<b>Totals:</b>			<b>\$3,196,000</b>			<b>\$3,196,000</b>	<b>\$1,092,000</b>
							<b>Sale. Ratio =&gt;</b>
							<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt	ECF Area	Liber/Page
41.46	\$146,056	\$21,679	\$37,735	1.21	1.21	\$17,961	\$0.41	OTR 2627-563	
37.25	\$291,615	\$52,285	\$41,900	2.00	2.00	\$26,143	\$0.60	OTR 2620-936	
45.33	\$148,032	\$12,468	\$40,500	2.00	2.00	\$6,234	\$0.14	OTR 2621-26	
28.00	\$78,219	\$34,281	\$37,500	1.00	1.00	\$34,281	\$0.79	OTR 2640-483	
40.00	\$223,418	\$29,395	\$32,813	1.00	1.00	\$29,395	\$0.67	MTR 2628-868	
30.26	\$282,205	\$112,845	\$45,050	3.01	3.01	\$37,490	\$0.86	OTR 2639-619	
25.26	\$170,305	\$120,495	\$41,800	2.24	2.24	\$53,792	\$1.23	OTR 2645-938	
42.25	\$148,181	\$18,984	\$38,165	1.41	1.41	\$13,435	\$0.31	OTR 2627-642	
37.89	\$220,127	\$61,831	\$58,958	6.59	6.59	\$9,380	\$0.22	MTR 2640-550	
40.44	\$169,945	\$73,655	\$63,600	9.91	9.91	\$7,432	\$0.17	OTR 2618-517	
28.55	\$248,611	\$63,997	\$64,608	9.18	9.18	\$6,969	\$0.16	OTR 2624-672	
44.62	\$247,557	\$62,303	\$99,860	8.57	2.85	\$7,268	\$0.17	MTR 2624-66	
27.52	\$201,451	\$94,149	\$25,600	1.00	1.00	\$94,149	\$2.16	OTR 2643-133	
34.65	\$235,302	\$70,518	\$45,820	2.78	2.78	\$25,384	\$0.58	MTR 2651-54	
22.91	\$146,741	\$116,934	\$33,675	1.00	1.00	\$116,934	\$2.68	OTR 2646-156	
	<b>\$2,957,765</b>	<b>\$945,819</b>	<b>\$707,584</b>	<b>52.91</b>	<b>47.18</b>				
<b>34.17</b>				<b>Average</b>		<b>Average</b>			
<b>7.42</b>				<b>per Net Acre=&gt;</b>	<b>17,877.69</b>	<b>per SqFt=&gt;</b>	<b>\$0.41</b>		

<b>Other Parcels in Sale</b>	<b>Land Table</b>	<b>Class</b>
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
DE0-214-3900-00	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401
	RESIDENTIAL IN TOWNSHIP	401

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Thompsons Addition Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
DE7-650-0080-00	297 ELM ST	01/07/22	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$36,100	42.47
DE7-650-0120-00	161 W KEEGAN ST	08/12/22	\$199,000	WD	03-ARM'S LENGTH	\$199,000	\$60,400	30.35
<b>Totals:</b>			<b>\$284,000</b>			<b>\$284,000</b>	<b>\$96,500</b>	
							<b>Sale. Ratio =&gt;</b>	<b>33.98</b>
							<b>Std. Dev. =&gt;</b>	<b>8.57</b>

Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt	ECF Area	Liber/Page
\$81,408	\$23,592	\$20,000	0.16	0.16	\$147,450	\$3.38	OVR 2632-241	
\$136,563	\$80,187	\$17,750	0.14	0.14	\$564,697	\$12.96	OVR 2643-840	
<b>\$217,971</b>	<b>\$103,779</b>	<b>\$37,750</b>	<b>0.30</b>	<b>0.30</b>				
			<b>Average</b>		<b>Average</b>			
			<b>per Net Acre=&gt;</b>	<b>343,639.07</b>	<b>per SqFt=&gt;</b>	<b>\$7.89</b>		

Land Table	Class
THOMPSON'S ADDITION	401
THOMPSON'S ADDITION	401

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Witts End & Plat of Vineyard Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal
DE7-640-0070-00	100 WITTS END	03/18/21	\$50,000	WD	03-ARM'S LENGTH	\$50,000	\$21,400	42.80	\$49,550
DE7-675-0030-00	CONCORD DR	10/19/20	\$17,450	WD	03-ARM'S LENGTH	\$17,450	\$7,400	42.41	\$17,212
<b>Totals:</b>			<b>\$67,450</b>			<b>\$67,450</b>	<b>\$28,800</b>		<b>\$66,762</b>
								<b>Sale. Ratio =&gt;</b>	<b>42.70</b>
								<b>Std. Dev. =&gt;</b>	<b>0.28</b>

Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt	ECF Area	Liber/Page	Class
\$50,000	\$49,550	1.41	1.41	\$35,461	\$0.81	WITTS	2615-199	402
\$17,450	\$17,212	0.66	0.66	\$26,360	\$0.61	MVR	2606-935	402
<b>\$67,450</b>	<b>\$66,762</b>	<b>2.07</b>	<b>2.07</b>					
		<b>Average</b>		<b>Average</b>				
		<b>per Net Acre=&gt;</b>	<b>32,553.09</b>	<b>per SqFt=&gt;</b>	<b>\$0.75</b>			