

45-006-019-001-00	2018 Est. T.C.V.	FREEMAN FAMILY COTTAGE TRUST
Property Class: 402		S WHEELER RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		40.00	Acres	5000	100			200,000
		40.00	Total Acres				Total Est. Land Value =	200,000

2018 Est. T.C.V. 006-019-001-00 = 200,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 04/23/2013 for 185,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
100,000	100,000	100,000	92,539	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	1,943	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
100,000	100,000	100,000	94,482	94,482	0		

45-006-019-002-00	2018 Est. T.C.V.	LEELANAU LAND LLC
Property Class: 402		S WHEELER RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		80.00	Acres		5000	50	INTEREST SPLIT	200,000
		80.00	Total Acres				Total Est. Land Value =	200,000

2018 Est. T.C.V. 006-019-002-00 = 200,000

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
100,000	100,000	100,000	19,957	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	80,043	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
100,000	100,000	100,000	20,376	100,000	0	

45-006-019-002-01	2018 Est. T.C.V.	LEELANAU LAND LLC
Property Class: 402		S WHEELER RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		80.00	Acres		5000	50	INT SPLIT	200,000
		80.00	Total Acres				Total Est. Land Value =	200,000

2018 Est. T.C.V. 006-019-002-01 = 200,000

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
100,000	100,000	100,000	84,477	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	1,774	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
100,000	100,000	100,000	86,251	86,251	0	

45-006-019-003-00	2018 Est. T.C.V.	LEELANAU CONSERVANCY INC
Property Class: 402		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000	120.00	Acres	5000	100				600,000
	120.00	Total Acres	Total Est. Land Value =					600,000

2018 Est. T.C.V. 006-019-003-00 = 600,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 02/26/2016 for 3,041,949

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
300,000	300,000	300,000	70,462	2.10			
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
	0	0	0	1,479	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
300,000	300,000	300,000	71,941	71,941	71,941		

45-006-019-004-00	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 090.090 EXEMPT

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
EXEMPT - PARK			109.000	Acres	4,000	100		436,000
			109.00	Total Acres			Total Est. Land Value =	436,000

2018 Est. T.C.V. 006-019-004-00 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-019-004-11	2018 Est. T.C.V.	LEELANAU CONSERVANCY INC
Property Class: 402		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

 Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		40.00	Acres	5000	100			200,000
		40.00	Total Acres				Total Est. Land Value =	200,000

 2018 Est. T.C.V. 006-019-004-11 = 200,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 02/26/2016 for 3,041,949

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
100,000	100,000	100,000	23,383	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	491	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
100,000	100,000	100,000	23,874	23,874	23,874		

45-006-019-005-00	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

 Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		10.00	Acres	5000	100			50,000
		10.00	Total Acres				Total Est. Land Value =	50,000

 2018 Est. T.C.V. 006-019-005-00 = 0

Est. TCV/Total Floor Area = 0.00, Most recent sale 12/18/2015 for 60,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-019-008-01	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4019			63.860 Acres		4,283	100		273,510
		63.86	Total Acres				Total Est. Land Value =	273,510

2018 Est. T.C.V. 006-019-008-01 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-019-008-10	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
	1306.80	100.00	1.0000	0.0000	0	100*		0
ACREAGE TABLE 4019			3.000	Acres	9,000	100		27,000
* denotes lines that do not contribute to the total acreage calculation.								
1307 Actual Front Feet,	3.00	Total Acres	Total Est. Land Value =					27,000

2018 Est. T.C.V. 006-019-008-10 = 0

Est. TCv/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-019-009-00	2018 Est. T.C.V.	LEELANAU CONSERVANCY INC
Property Class: 402		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000	240.00	Acres	5000	100				1,200,000
	240.00	Total Acres	Total Est. Land Value =					1,200,000

2018 Est. T.C.V. 006-019-009-00 = 1,200,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 02/26/2016 for 3,041,949

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
600,000	600,000	600,000	140,931	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	2,959	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
600,000	600,000	600,000	143,890	143,890	143,890		

45-006-019-010-00	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 1	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4019			59.000	Acres	4,347	100		256,500
		59.00	Total Acres				Total Est. Land Value =	256,500

2018 Est. T.C.V. 006-019-010-00	=	0			
Est. TCV/Total Floor Area = 0.00					
2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
0	0	0	0	2.10	
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
0	0	0	0	0	0

45-006-030-001-01	2018 Est. T.C.V.	LEELANAU CONSERVANCY INC
Property Class: 402		CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		40.00	Acres	5000	100			200,000
		40.00	Total Acres				Total Est. Land Value =	200,000

2018 Est. T.C.V. 006-030-001-01 = 200,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 02/26/2016 for 3,041,949

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
100,000	100,000	100,000	23,477	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	493	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
100,000	100,000	100,000	23,970	23,970	23,970		

45-006-030-003-00	2018 Est. T.C.V.	SHEFFER ZIMMERMAN TRUST KRIS A
Property Class: 402		W CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
CHENEY RD/TRL WOODDED			20.000	Acres	6,000	100		120,000
		20.00	Total Acres		Total Est.		Land Value =	120,000

2018 Est. T.C.V. 006-030-003-00 = 120,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 01/19/1995 for 55,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
60,000	60,000	60,000	60,000	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
60,000	60,000	60,000	61,260	60,000	0	

45-006-030-003-10 2018 Est. T.C.V. SHEFFER GARY G & VELMA TRUST
 Property Class: 401 3322 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4030			58.769	Acres	5,903	100		346,923
		58.77	Total Acres				Total Est. Land Value =	346,923

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	9800	0	0
Shed: Wood Frame	9.83	1.00	192	50	943
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,943

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+10 Blt 0

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 2400 SF Floor Area = 3000 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	74.67	-8.52	0.00	2400	158,760

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Prefab 1 Story	2200.00	1	2,200

(16) Porches

WCP (1 Story), Standard	15.20	1277	19,410
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(16) Deck/Balcony

Treated Wood, Standard	6.43	420	2,701
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(17) Garages

Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	10.13	1536	15,560
Common Wall: 2 Wall	-1575.00	1	-1,575
Automatic Doors	375.00	1	375

Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	13.16	576	7,580
Automatic Doors	375.00	1	375

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	15.47	768	11,881
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County Multiplier = 1.39 => Cost New = 317,096

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 253,677
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 317,096

2018 Est. T.C.V. 006-030-003-10 = 669,962

Est. TCV/Total Floor Area = 223.32

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
346,100	346,100	346,100	162,959	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-11,100	0	3,422	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
335,000	335,000	335,000	166,381	166,381	166,381	

45-006-030-003-20 2018 Est. T.C.V. VANDERKWAAK LLOYD & VICKI
 Property Class: 401 3577 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
321 Actual Front Feet, 2.00 Total Acres Total Est. Land Value =								50,000

Cost Est. for Res. Bldg: 1 Single Family GARAGE Cls C Blt 1992

(11) Heating System: No Heating/Cooling

Ground Area = Size for Rates = 0 SF Floor Area = 0 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost

Other Additions/Adjustments	Rate	Size	Cost

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(17) Garages

Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	11.60	768	8,909
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 20,911

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 15,683
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 19,604

2018 Est. T.C.V. 006-030-003-20 = 69,604

Est. TCV/Total Floor Area = 0.00, Most recent sale 05/17/2017 for 69,900

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
22,900	22,900	22,900	22,900	2.10		
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	11,900	0	0	11,900	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
34,800	34,800	34,800	23,380	34,800		0

45-006-030-003-30	2018 Est. T.C.V.	SHEFFER ZIMMERMAN TRUST KRIS A
Property Class: 402		W CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
CHENEY RD/TRL WOODDED			10.000	Acres	7,000	100		70,000
		10.00	Total Acres		Total Est.		Land Value =	70,000

2018 Est. T.C.V. 006-030-003-30 = 70,000

Est. TCV/Total Floor Area = 0.00, Most recent sale 03/17/1995 for 20,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
35,000	35,000	35,000	30,270	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	635	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
35,000	35,000	35,000	30,905	30,905	0	

45-006-030-003-40 2018 Est. T.C.V. ROLLAND CAROL P & MANTY MICHAEL
 Property Class: 401 3245 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
300 Actual Front Feet, 4.11 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	3900	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 1+ STORY Cls BC Blt 2005

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1700 SF Floor Area = 1718 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1+	Story Siding	Basement	77.35	0.00	1.85	1700	134,640
1	Story Siding	Overhang	40.36	0.00	0.00	18	726

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	2	7,050
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100

(16) Porches

WSEP (1 Story), Standard	28.14	224	6,303
WCP (1 Story), Standard	27.04	156	4,218

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)							
Base Cost	22.59	864	19,518				
Automatic Doors	425.00	1	425				
Class:BC Exterior: Siding Foundation: 42 Inch (Finished)							
Base Cost	27.35	576	15,754				
Automatic Doors	425.00	2	850				

County Multiplier = 1.39 => Cost New = 288,132

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 259,319

Separately Depreciated Items:

(9) Basement Finish

Basement Living Finish	19.75	1140	22,515
County Multiplier = 1.39 =>			Cost New = 31,296
Phy/Ab.Phy/Func/Econ/Comb.%Good=100/100/100/100/100.0,			Depr.Cost = 31,296

Total Depreciated Cost = 290,615

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 363,269

2018 Est. T.C.V. 006-030-003-40 = 420,769

Est. TCV/Total Floor Area = 244.92, Most recent sale 05/04/2015 for 430,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
211,700	211,700	211,700	211,700	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,300	0	-1,300	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
210,400	210,400	210,400	216,145	210,400	210,400	

45-006-030-004-01	2018 Est. T.C.V.	KI CORP
Property Class: 402		W CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

 Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000			56.98 Acres		5000	100	QPRT	284,900
4019 SEC 1 ROW \$0/A			1.57 Acres		0	100	WHEELER RD 33'*2075.67'	0
4019 SEC 1 ROW \$0/A			0.99 Acres		0	100	CHENEY RD 33'*1317.67'	0
			59.54 Total Acres				Total Est. Land Value =	284,900

 2018 Est. T.C.V. 006-030-004-01 = 284,900

Est. TCV/Total Floor Area = 165.83

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
142,500	142,500	142,500	90,030	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	1,890	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
142,500	142,500	142,500	91,920	91,920	91,920	

45-006-030-004-02 2018 Est. T.C.V. KI CORP
 Property Class: 401 3130 W CHENEY RD
 Map #: GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		3.00 Acres			5000	100		15,000
		3.00 Total Acres					Total Est. Land Value =	15,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.04	1.00	72	0	0
D/W/P: Asphalt Paving	1.86	1.00	3300	0	0

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
					Total Estimated Land Improvements True Cash Value = 5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B-10 Blt 2001

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1963 SF Floor Area = 3644 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	117.54	-10.42	3.16	732	80,725
2	Story Siding	Basement	117.54	0.00	3.16	949	114,544
1	Story Siding	Overhang	45.86	0.00	0.00	282	12,933

Other Additions/Adjustments

	Rate	Size	Cost
Walk out Basement Door(s)	1125.00	1	1,125

(13) Plumbing

Average Fixture(s)	Rate	Size	Cost
3 Fixture Bath	1475.00	1	1,475
	4650.00	1	4,650

(14) Water/Sewer

Well, 100 Feet	Rate	Size	Cost
1000 Gal Septic	3050.00	1	3,050
	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	Rate	Size	Cost
Fireplace: Exterior 2 Story	4125.00	1	4,125
	6600.00	1	6,600

(16) Porches

WCP (1 Story), Standard	Rate	Size	Cost
CSEP (1 Story), Standard	26.54	219	5,812
CCP (1 Story), Standard	29.05	249	7,233
	50.45	42	2,119

(16) Deck/Balcony

Treated Wood, Standard	Rate	Size	Cost
	12.00	50	600

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	Rate	Size	Cost
Common Wall: 1 Wall	25.90	564	14,608
Automatic Doors	-1450.00	1	-1,450
	500.00	2	1,000

County Multiplier = 1.39 => Cost New = 365,569

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 329,012

Separately Depreciated Items:

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	Rate	Size	Cost
Automatic Doors	22.29	784	17,475
	500.00	1	500

County Multiplier = 1.39 => Cost New = 24,986

Phy/Ab.Phy/Func/Econ/Comb.%Good= 94/100/100/100/94.0, Depr.Cost = 23,487

Total Depreciated Cost = 352,498

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 440,623

2018 Est. T.C.V. 006-030-004-02 = 460,623

Est. TCV/Total Floor Area = 126.41

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.
231,900	231,900	231,900	129,763	2.10

2018 New Eq. Adjustment Loss Additions Tax Adjustment Losses

	0	-1,600	0	0	2,725	0
2018 Assessed		MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
	230,300	230,300	230,300	132,488	132,488	0

45-006-030-004-10	2018 Est. T.C.V.	LEELANAU CONSERVANCY INC
Property Class: 402		S WHEELER RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		39.78 Acres			5000	100		198,900
		39.78 Total Acres					Total Est. Land Value =	198,900

2018 Est. T.C.V. 006-030-004-10 = 198,900

Est. TCV/Total Floor Area = 54.58, Most recent sale 02/26/2016 for 3,041,949

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
99,400	99,400	99,400	40,204	2.10			
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	100	0	0	844	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
99,500	99,500	99,500	41,048	41,048	41,048		

45-006-030-005-00	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 090.090 EXEMPT

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
EXEMPT - PARK			78.594	Acres	4,136	100		325,079
			78.59	Total Acres			Total Est. Land Value =	325,079

2018 Est. T.C.V. 006-030-005-00 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-030-005-10	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	115.00	425.00	1.0000	1.0000	750	100		86,250
115 Actual Front Feet, 1.12 Total Acres Total Est. Land Value =								86,250

2018 Est. T.C.V. 006-030-005-10 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-030-005-20	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	131.00	408.00	1.0000	1.0000	750	100		98,250
131 Actual Front Feet, 1.23 Total Acres								Total Est. Land Value = 98,250

2018 Est. T.C.V. 006-030-005-20 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-030-005-30	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	1241.00	445.00	1.0000	0.0000	750	100*		0
ACREAGE TABLE 4031			12.678	Acres	8,416	100		106,695
* denotes lines that do not contribute to the total acreage calculation.								
1241 Actual Front Feet, 12.68	Total Acres				Total Est. Land Value =			106,695

2018 Est. T.C.V. 006-030-005-30 = 0

Est. TCv/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0		

45-006-030-005-40	2018 Est. T.C.V.	CONNELL RICHARD V & JULIA A
Property Class: 402		6335 S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	240.55	410.00	1.0000	0.0000	200	100*		0
SECTION 30 .30			98620 SqFt	0.30000	100			29,586
* denotes lines that do not contribute to the total acreage calculation.								
241 Actual Front Feet, 2.26 Total Acres								Total Est. Land Value = 29,586

2018 Est. T.C.V. 006-030-005-40	=	29,586			
Est. TCV/Total Floor Area = 8.12, Most recent sale 07/16/1977 for 17,000					
2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
14,800	14,800	14,800	10,719	2.10	
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	225	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
14,800	14,800	14,800	10,944	10,944	0

45-006-030-005-50	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		S MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	115.00	410.00	1.0000	1.0000	750	100		86,250
115 Actual Front Feet, 1.08 Total Acres Total Est. Land Value =								86,250

2018 Est. T.C.V. 006-030-005-50 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	0		0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-030-006-02 2018 Est. T.C.V. KACZMAREK BRIAN N & PAMELA I
 Property Class: 402 W CHENEY RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
198 Actual Front Feet, 3.00 Total Acres							Total Est. Land Value =	50,000

2018 Est. T.C.V. 006-030-006-02 = 50,000

Est. TCV/Total Floor Area = 13.72, Most recent sale 08/06/1996 for 38,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.				
25,000	25,000	25,000	19,776	2.10				
2018 New Eq. Adjustment		Loss	Additions	Tax Adjustment	Losses			
0	0	0	0	415	0			
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT			
25,000	25,000	25,000	20,191	20,191	0			

45-006-030-006-10 2018 Est. T.C.V. PECK JOHN & LESLIE
 Property Class: 401 3943 W CHENEY WOODS TRL
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
	258.30	556.52	1.0000	0.0000	0	100*		0
WOODED LOT ON CHENEY RD			143748	SqFt	0.30000	100		43,124
* denotes lines that do not contribute to the total acreage calculation.								
258 Actual Front Feet, 3.30 Total Acres Total Est. Land Value =								43,124

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 4in Ren. Conc.	5.31	1.00	576	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 2005

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1334 SF Floor Area = 2001 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	95.20	0.00	2.77	1334	130,692

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior Stone Veneer	11.20	36	403
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(9) Basement Finish Basement Recreation Finish	13.50	400	5,400
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(13) Plumbing Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer Well, 100 Feet	3050.00	1	3,050
2000 Gal Septic	5650.00	1	5,650

(15) Built-Ins & Fireplaces Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100

(16) Porches WGEP (1 Story), Standard	47.71	154	7,347
WPP, Standard	14.98	120	1,798
CCP (1 Story), Standard	30.87	112	3,457

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)			
Base Cost	29.50	480	14,160
Common Wall: 2 Wall	-2850.00	1	-2,850
Automatic Doors	425.00	2	850
Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)			
Base Cost	25.10	480	12,048
Automatic Doors	425.00	1	425
Class:BC Exterior: Pole Foundation: 18 Inch (Unfinished)			
Base Cost	17.18	480	8,246
Automatic Doors	425.00	1	425

County Multiplier = 1.39 => Cost New = 281,415

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 253,274
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 316,592

2018 Est. T.C.V. 006-030-006-10 = 362,216

Est. TCV/Total Floor Area = 181.02

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
184,000	184,000	184,000	180,406	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-2,900	0	694	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
181,100	181,100	181,100	184,194	181,100	181,100	

45-006-030-006-11	2018 Est. T.C.V.	LOUNIS CLAUDIA TRUST
Property Class: 402		W CHENEY WOODS TRL
Map #: 3	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .30			21780 SqFt	0.30000	100		SHAPE	6,534
		0.50	Total Acres				Total Est. Land Value =	6,534

2018 Est. T.C.V. 006-030-006-11 = 6,534

Est. TCV/Total Floor Area = 3.27, Most recent sale 06/17/2016 for 550,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
3,300	3,300	3,300	3,300	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
3,300	3,300	3,300	3,369	3,300	0	

45-006-030-006-12	2018 Est. T.C.V.	COLLIER MICHAEL F & MARION T
Property Class: 402		W CHENEY WOODS TRL
Map #: 3	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .30			43560 SqFt	0.30000	100			13,068
		1.00 Total Acres					Total Est. Land Value =	13,068

2018 Est. T.C.V. 006-030-006-12 = 13,068

Est. TCV/Total Floor Area = 6.53, Most recent sale 05/31/2005 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
6,500	6,500	6,500	6,500	2.10			
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
	0	0	0	0	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
6,500	6,500	6,500	6,636	6,500	0		

45-006-030-006-20 2018 Est. T.C.V. SENK ROBERT G TRUST
 Property Class: 401 3853 W CHENEY RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
251 Actual Front Feet, 3.00 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.33	1.00	2000	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B+10 Blt 1992

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1644 SF Floor Area = 3061 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	147.42	0.00	0.00	1129	166,437
1	Story Siding	Basement	95.62	0.00	0.00	192	18,359
1	Story Siding	Basement	95.62	0.00	0.00	179	17,116
3	Story Siding	Basement	200.49	0.00	0.00	144	28,871

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650
2 Fixture Bath	3100.00	1	3,100

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
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(16) Deck/Balcony

Treated Wood, Standard	7.55	400	3,020
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(17) Garages

Class: B Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	24.20	780	18,876
Automatic Doors	500.00	1	500

County Multiplier = 1.39 => Cost New = 380,066

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 285,049
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 356,312

2018 Est. T.C.V. 006-030-006-20 = 411,312

Est. TCV/Total Floor Area = 134.37

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
206,900	206,900	206,900	157,289	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,200	0	0	3,303	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
205,700	205,700	205,700	160,592	160,592	160,592	

45-006-030-006-30 2018 Est. T.C.V. FOGLESONG DYLAN & PAMELA
 Property Class: 401 3875 W CHENEY WOODS TRL
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
WOODED LOT RURAL.3/SQFT			165528	SqFt	0.30000	100		49,658
		3.80	Total Acres				Total Est. Land Value =	49,658

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.29	1.00	144	0	0
Shed: Wood Frame	15.43	1.00	80	50	617
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					2,117

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls BC Blt 2008

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1160 SF Floor Area = 1740 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	97.63	0.00	0.00	1160	113,251

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)		1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Wood Stove	2000.00	1	2,000

(16) Porches

WCP (1 Story), Standard	24.63	202	4,975
WPP, Standard	9.81	430	4,218

(16) Deck/Balcony

Treated Wood, Standard	15.90	25	398
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County Multiplier = 1.39 => Cost New = 201,163

Phy/Ab.Phy/Func/Econ/Comb.%Good= 91/100/100/100/91.0, Depr.Cost = 183,059
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 228,823

Ag. Bld 1 1985, 4 Wall Utility Building Class:D,Pole Quality:Low Cost
 Heating System:No Heating/Cooling Rate Adj.:0.00 Desc:
 Rate Height-%Adj Perim.-%Adj Heat-Adj Size CountyMult. Cost New
 4.45 1.000 1.073 0.00 1280 1.39 8,495
 Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/ 75/100/26.3, Depr.Cost = 2,230
 ECF (4031 RURAL) 1.000 => TCV of Bldg: 1 = 2,230

Total Estimated True Cash Value of Agricultural Buildings = 2,230

2018 Est. T.C.V. 006-030-006-30 = 282,828

Est. TCV/Total Floor Area = 162.54, Most recent sale 10/24/2007 for 40,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
142,200	142,200	142,200	126,211	2.10		
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	-800	0	0	2,650	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
141,400	141,400	141,400	128,861	128,861	128,861	

45-006-030-006-40 2018 Est. T.C.V. WALKER MICHAEL E & CAROL M
 Property Class: 401 3595 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4030N NON VIEW	300.00	0.00	0.5774	0.0000	400	100		0
WOODED LOT RURAL	.25/SQFT	444312	SqFt	0.25000	100			111,078
300 Actual Front Feet, 10.20 Total Acres Total Est. Land Value =								111,078

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	2700	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1.75 STORY Cls C+10 Blt 1988

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1092 SF Floor Area = 2108 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	115.03	0.00	0.00	728	83,742
1	Story Siding	Basement	72.78	0.00	0.00	364	26,492
1	Story Siding	Overhang	38.41	0.00	0.00	288	11,062

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Porches

WCP (1 Story), Standard	27.70	110	3,047
WPP, Standard	9.49	280	2,657

(16) Deck/Balcony

Treated Wood, Standard	7.70	132	1,016
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(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	19.22	575	11,052
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 208,191

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 166,553
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 208,191

2018 Est. T.C.V. 006-030-006-40 = 320,769

Est. TCV/Total Floor Area = 152.17

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
161,100	161,100	161,100	124,569	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-700	0	2,615	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
160,400	160,400	160,400	127,184	127,184	127,184	

45-006-030-006-50	2018 Est. T.C.V.	MORAN KEVIN D & SUSAN C
Property Class: 402		3661 W CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
300 Actual Front Feet, 3.65 Total Acres Total Est. Land Value =								50,000

2018 Est. T.C.V. 006-030-006-50 = 50,000

Est. TCV/Total Floor Area = 23.72, Most recent sale 03/04/2003 for 120,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
25,000	25,000	25,000	24,860	2.10			
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	140	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
25,000	25,000	25,000	25,382	25,000	0		

45-006-030-006-55 2018 Est. T.C.V. MORAN KEVIN D & SUSAN C
 Property Class: 401 3665 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
394 Actual Front Feet, 3.69 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	2000	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1+ STORY Cls BC Blt 2007

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1287 SF Floor Area = 1315 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1+	Story Siding	Basement	80.93	0.00	1.85	1287	106,538
1	Story Siding	Overhang	42.36	0.00	0.00	28	1,186

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish

Basement Living Finish	19.75	590	11,653
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
2000 Gal Septic	5650.00	1	5,650

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100

(16) Porches

WCP (1 Story), Standard	34.66	84	2,911
WPP, Standard	20.36	53	1,079
WPP, Standard	11.09	269	2,983

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	23.31	568	13,240
Common Wall: 1/2 Wall	-725.00	1	-725
Automatic Doors	425.00	1	425
Storage area over garage	4.50	142	639

County Multiplier = 1.39 =>

Cost New = 227,486

Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0,	Depr.Cost =	216,112
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 =		270,140

2018 Est. T.C.V. 006-030-006-55 = 325,140

Est. TCV/Total Floor Area = 247.25

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
163,500	163,500	163,500	159,101	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-900	0	3,341	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
162,600	162,600	162,600	162,442	162,442	0	

45-006-030-006-60 2018 Est. T.C.V. ROLANDSON LARS & SHEILA
 Property Class: 401 3701 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
326 Actual Front Feet, 4.01 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.51	1.00	2500	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	95	2,375
Total Estimated Land Improvements True Cash Value =					2,375

Cost Est. for Res. Bldg: 1 Single Family MODULAR Cls CD Blt 1990

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1261 SF Floor Area = 1573 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Basement	65.93	0.00	0.00	1247	82,215
1	Story Siding	Overhang	32.28	0.00	0.00	14	452

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
3 Fixture Bath	1975.00	1	1,975
2 Fixture Bath	1325.00	1	1,325

(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Prefab 1 Story	1710.00	1	1,710

(16) Porches

WPP, Standard	11.33	157	1,779
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(17) Basement Garages

Basement Garage: 2 Car	2075.00	1	2,075
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 138,681

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 104,011

Separately Depreciated Items:

(16) Porches

WPP, Standard	6.87	633	4,349
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County Multiplier = 1.39 => Cost New = 6,045

Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0, Depr.Cost = 3,022

Total Depreciated Cost = 107,033

ECF (4031 RURAL) 1.200 => TCv of Bldg: 1 = 128,440

2018 Est. T.C.V. 006-030-006-60 = 180,815

Est. TCv/Total Floor Area = 114.95

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
85,500	85,500	85,500	65,916	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	4,900	0	0	1,384	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
90,400	90,400	90,400	67,300	67,300	0	

45-006-030-006-62	2018 Est. T.C.V.	BROTSCHUL STEPHEN J & AMY ANN
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
200 Actual Front Feet, 3.09 Total Acres							Total Est. Land Value =	50,000

2018 Est. T.C.V. 006-030-006-62 = 50,000

Est. TCV/Total Floor Area = 31.79

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.				
20,200	20,200	20,200	20,200	2.10				
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses			
0	4,800	0	0	424	0			
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT			
25,000	25,000	25,000	20,624	20,624	0			

45-006-030-006-64 2018 Est. T.C.V. MARTINELLI DOUGLAS M & GAYLE L
 Property Class: 402 3736 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
286 Actual Front Feet, 3.05 Total Acres Total Est. Land Value =								50,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls BC Blt 2017

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1222 SF Floor Area = 1833 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	96.68	0.00	2.77	1222	121,528

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

3 Fixture Bath	3525.00	-1	-3,525
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(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
2000 Gal Septic	5650.00	1	5,650

(16) Porches

WPP, Standard	8.50	770	6,545
WCP (1 Story), Standard	27.04	156	4,218

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	19.96	779	15,549
Common Wall: 1 Wall	-1425.00	1	-1,425

County Multiplier = 1.39 => Cost New = 210,710

Phy/Ab.Phy/Func/Econ/Comb.%Good= 99/100/100/100/99.0, Depr.Cost = 208,603

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 260,754

60 % Completed => Est. True Cash Value 2018 = 156,452

2018 Est. T.C.V. 006-030-006-64 = 206,452

Est. TCV/Total Floor Area = 112.63, Most recent sale 06/10/2013 for 57,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
19,600	19,600	19,600	19,600	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
78,200	5,400	0	78,200	411	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
103,200	103,200	103,200	98,211	98,211	0	

45-006-030-006-65	2018 Est. T.C.V.	DEPUY JOHN R & PAMELA H TR
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
470 Actual Front Feet, 3.61 Total Acres Total Est. Land Value =								50,000

2018 Est. T.C.V. 006-030-006-65 = 50,000

Est. TCV/Total Floor Area = 27.28, Most recent sale 11/26/2004 for 67,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
25,000	25,000	25,000	24,652	2.10			
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	348	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
25,000	25,000	25,000	25,169	25,000	0		

45-006-030-006-70 2018 Est. T.C.V. CHILDS KURT
 Property Class: 401 3881 W CHENEY WOODS TRL
 Map #: 2,3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0		139680	SqFt	1.00000	100	3A	ZONING	139,680
SECTION 30 .10		87120	SqFt	0.10000	100	>3A	SURPLUS	8,712
5.21 Total Acres Total Est. Land Value =								148,392

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.04	1.00	374	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family LOG Cls BC Blt 1997

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1477 SF Floor Area = 2230 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Pine Logs	Basement	111.28	0.00	2.77	1477	168,452
1	Story Siding	Overhang	41.34	0.00	0.00	14	579

Other Additions/Adjustments Rate Size Cost

(1) Exterior							
Stone Veneer		11.20		284		3,181	
Walk out Basement Door(s)		1025.00		1		1,025	

(13) Plumbing							
Average Fixture(s)		1120.00		1		1,120	
3 Fixture Bath		3525.00		1		3,525	

(14) Water/Sewer							
Well, 100 Feet		3050.00		1		3,050	
1000 Gal Septic		3550.00		1		3,550	

(15) Built-Ins & Fireplaces							
Appliance Allowance		2610.00		1		2,610	
Fireplace: Interior 2 Story		4800.00		1		4,800	

(16) Deck/Balcony							
Treated Wood, Standard		8.43		148		1,248	
Treated Wood, Standard		7.29		359		2,617	
Treated Wood w/Roof, Standard		18.05		352		6,354	
Treated Wood, Standard		7.68		255		1,958	

(17) Garages

Class: BC Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost		22.76		720		16,387	
Automatic Doors		425.00		1		425	

County Multiplier = 1.39 => Cost New = 307,024

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 245,619
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 368,428

2018 Est. T.C.V. 006-030-006-70 = 524,320

Est. TCV/Total Floor Area = 235.12, Most recent sale 01/05/1996 for 89,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
254,500	254,500	254,500	190,104	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	7,700	0	3,992	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
262,200	262,200	262,200	194,096	194,096	194,096	

45-006-030-006-80 2018 Est. T.C.V. KACZMAREK BRIAN & PAMELA
 Property Class: 401 3755 W CHENEY RD
 Map #: 3,2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
288 Actual Front Feet, 3.90 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1992

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 816 SF Floor Area = 1224 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	93.66	-10.84	0.00	816	67,581

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 1 Story	3875.00	1	3,875

(16) Porches

WPP, Standard	10.59	204	2,160
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(16) Deck/Balcony

Treated Wood,Standard	7.53	144	1,084
Treated Wood,Standard	11.97	39	467
Treated Wood,Standard	11.03	45	496

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	20.60	400	8,240
Common Wall: 1/2 Wall	-525.00	1	-525
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 131,513

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 105,211
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 131,513

2018 Est. T.C.V. 006-030-006-80 = 186,513

Est. TCV/Total Floor Area = 152.38

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
93,700	93,700	93,700	64,545	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-400	0	0	1,355	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
93,300	93,300	93,300	65,900	65,900	0	

45-006-030-006-85 2018 Est. T.C.V. CHRISTENSEN GREGORY G & MICHELLE L
 Property Class: 401 3937 W CHENEY WOODS TRL
 Map #: 3,2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0		130680	SqFt	1.00000	100	3A	ZONING	130,680
SECTION 30 .10		82764	SqFt	0.10000	100	>3A	SURPLUS	8,276
4.90 Total Acres Total Est. Land Value =								138,956

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls B+10 Blt 1989

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1302 SF Floor Area = 1953 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	125.20	0.00	2.89	1302	166,773

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior

Stone Veneer	12.15	60	729
Walk out Basement Door(s)	1125.00	2	2,250

(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350

(16) Porches

WPP, Standard	19.30	75	1,448
WPP, Standard	13.91	183	2,546
WPP, Standard	9.60	795	7,632

(16) Deck/Balcony

Wood Balcony	27.25	36	981
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(17) Garages

Class:B Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	31.85	620	19,747
Common Wall: 1 Wall	-1900.00	1	-1,900
Automatic Doors	500.00	2	1,000

(17) Basement Garages

Basement Garage: 2 Car	2750.00	1	2,750
Automatic Doors	500.00	2	1,000

County Multiplier = 1.39 => Cost New = 316,163

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 252,930
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 379,395

2018 Est. T.C.V. 006-030-006-85 = 523,351

Est. TCV/Total Floor Area = 267.97, Most recent sale 08/28/2001 for 650,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
243,600	243,600	243,600	243,600	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	18,100	0	5,115	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
261,700	261,700	261,700	248,715	248,715	0	

45-006-030-006-92 2018 Est. T.C.V. LYON WILLIAM DALE & JANICE M
 Property Class: 401 3950 W CHENEY WOODS TRL
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
WOODED LOT RURAL.3/SQFT			275299	SqFt	0.30000	100		82,590
		6.32	Total Acres				Total Est. Land Value =	82,590

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
	Total Estimated Land Improvements True Cash Value =				5,000

Cost Est. for Res. Bldg: 1 Single Family LOG Cls BC Blt 2001

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1550 SF Floor Area = 2325 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Pine Logs	Basement	98.40	0.00	0.00	1550	152,520

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 2 Story	4800.00	1	4,800

(16) Deck/Balcony

Treated Wood,Standard	7.12	482	3,432
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(16) Breezeways

Frame Wall,Finished	33.25	168	5,586
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(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost	22.04	783	17,257
Common Wall: 1/2 Wall	-575.00	1	-575
Automatic Doors	425.00	1	425

County Multiplier = 1.39 => Cost New = 274,247

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 233,110
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 291,388

2018 Est. T.C.V. 006-030-006-92 = 378,978

Est. TCV/Total Floor Area = 163.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
190,500	190,500	190,500	190,500	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-1,000	0	0	-1,000	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
189,500	189,500	189,500	194,500	189,500	189,500	

45-006-030-006-95 2018 Est. T.C.V. LESPERANCE JOHN A & CAROL J
 Property Class: 401 3841 W CHENEY RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
260 Actual Front Feet, 3.00 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	14.74	1.00	96	50	708
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,708

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 1930

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1316 SF Floor Area = 2119 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	119.89	0.00	0.00	803	96,272
1	Story Siding	Basement	77.69	0.00	0.00	513	39,855

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 2 Story	4800.00	1	4,800

(16) Porches

CCP (2 Story), Standard	35.35	126	4,454
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(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	21.10	576	12,154
Automatic Doors	425.00	1	425

County Multiplier = 1.39 =>

Cost New = 238,822

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0,	Depr.Cost =	179,116
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 =		223,896

2018 Est. T.C.V. 006-030-006-95 = 279,604

Est. TCV/Total Floor Area = 131.95, Most recent sale 02/16/1995 for 120,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
140,600	140,600	140,600	98,718	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-800	0	0	2,073	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
139,800	139,800	139,800	100,791	100,791	100,791	

45-006-030-007-00	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		W MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4019 SEC 1 PRT OF>80A\$5000		2.08 Acres			5000	100	IRREG SHAPE	10,375
		2.08 Total Acres					Total Est. Land Value =	10,375

2018 Est. T.C.V. 006-030-007-00	=	0			
Est. TCV/Total Floor Area = 0.00					
2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
0	0	0	0	2.10	
2018 New Eq. Adjustment	Loss		Additions	Tax Adjustment	Losses
0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
0	0	0	0	0	0

45-006-030-007-11 2018 Est. T.C.V. EICHSTADT JOHN L II & JUDITH A
 Property Class: 402 W CHENEY WOODS TRL
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .30			6273 SqFt	0.30000	100		SHAPE	1,882
		0.14 Total Acres					Total Est. Land Value =	1,882

2018 Est. T.C.V. 006-030-007-11 = 1,882

Est. TCV/Total Floor Area = 0.89, Most recent sale 11/25/1995 for 600

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
900	900	900	352	2.10			
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
	0	0	0	7	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
900	900	900	359	359	0		

45-006-030-007-15	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		W MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	130.00	225.00	1.0000	0.0000	750	100*		0
ACREAGE TABLE 4031			0.671	Acres	24,000	100		16,104
* denotes lines that do not contribute to the total acreage calculation.								
130 Actual Front Feet, 0.67 Total Acres								Total Est. Land Value = 16,104

2018 Est. T.C.V. 006-030-007-15 = 0

Est. TCv/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	0

45-006-030-007-20 2018 Est. T.C.V. NICHOLS TIMOTHY J & SUZANNE L
 Property Class: 401 6443 S MILLER HILL RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.40		162914	SqFt	0.40000	100		65,166
		3.74	Total Acres				Total Est. Land Value =	65,166

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	15.43	1.00	80	50	617
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					8,117

Cost Est. for Res. Bldg: 1 Single Family 1.75 STORY Cls BC Blt 1987

(11) Heating System: Forced Hot Water

Ground Area = Size for Rates = 1199 SF Floor Area = 2098 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.75	Story	Siding	Basement	111.05	0.00	2.58	1199 136,242

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	Rate	Size	Cost
2 Fixture Bath	1120.00	1	1,120
	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	Rate	Size	Cost
1000 Gal Septic	3050.00	1	3,050
	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	Rate	Size	Cost
	2610.00	1	2,610

(16) Porches

WPP, Standard	Rate	Size	Cost
WCP (1 Story), Standard	8.50	754	6,409
	22.96	254	5,832

County Multiplier = 1.39 => Cost New = 225,442

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 169,081

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	Rate	Size	Cost
	13.50	1212	16,362
County Multiplier = 1.39 =>			Cost New = 22,743
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 11,372

Total Depreciated Cost = 180,453

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 270,679

2018 Est. T.C.V. 006-030-007-20 = 343,962

Est. TCV/Total Floor Area = 163.95

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
168,400	168,400	168,400	150,730	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	3,600	0	3,165	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
172,000	172,000	172,000	153,895	153,895	153,895	

45-006-030-007-31 2018 Est. T.C.V. JONES MELISSA
 Property Class: 401 6447 S MILLER HILL RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.20		178596	SqFt	0.17000	100		30,361
		4.10	Total Acres				Total Est. Land Value =	30,361

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1982

(11) Heating System: Forced Hot Water

Ground Area = Size for Rates = 359 SF Floor Area = 359 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	76.15	0.00	0.97	359	27,686

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	700.00	1	700

(13) Plumbing

Average Fixture(s)	630.00	1	630
3 Fixture Bath	1975.00	1	1,975

(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Wood Stove	1125.00	1	1,125

(16) Porches

WPP, Standard	6.96	586	4,079
WPP, Standard	20.60	42	865

(16) Deck/Balcony

Treated Wood, Standard	11.03	42	463
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County Multiplier = 1.39 => Cost New = 61,693

Notes: GEODESIC HOUSE 10 SIDES

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 43,185

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	11.25	359	4,039
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County Multiplier = 1.39 => Cost New = 5,614

Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0, Depr.Cost = 2,807

Total Depreciated Cost = 45,992

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 68,988

2018 Est. T.C.V. 006-030-007-31 = 104,349

Est. TCV/Total Floor Area = 290.67

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
51,300	51,300	51,300	51,300	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	900	0	900	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
52,200	52,200	52,200	52,377	52,200	52,200	

45-006-030-007-35	2018 Est. T.C.V.	US GOVT NATL PARK
Property Class: 701		W MILLER HILL RD
Map #: 3	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 090.090 EXEMPT

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
090 EXEMPT EXEMPT			0.66 Acres		8000	100		5,280
			0.66 Total Acres				Total Est. Land Value =	5,280

2018 Est. T.C.V. 006-030-007-35 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-030-007-40 2018 Est. T.C.V. WARD ROBERT R & COURTENAY F
 Property Class: 402 6481 S MILLER HILL RD
 Map #: 3 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors * SHARED DRIVE, 33' EASEMEN

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.20		152460	SqFt	0.17000	100		25,918
		3.50	Total Acres				Total Est. Land Value =	25,918

2018 Est. T.C.V. 006-030-007-40 = 25,918

Est. TCV/Total Floor Area = 72.19, Most recent sale 09/22/2016 for 25,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
13,000	13,000	13,000	13,000	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
13,000	13,000	13,000	13,273	13,000	0	

45-006-030-008-02 2018 Est. T.C.V. GIESLER MARY S ET AL
 Property Class: 401 6891 S DUNNS FARM RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4030			30.000	Acres	7,500	100		225,000
		30.00	Total Acres		Total Est. Land Value =			225,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	7.81	1.00	192	50	750
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					3,250

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls BC Blt 2003

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1942 SF Floor Area = 1942 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	73.15	0.00	1.85	1784	133,800
1	Story Siding	Crawl Space	73.15	-10.24	1.85	158	10,232

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1025.00	2	2,050

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	2	7,050
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Exterior 2 Story	5875.00	1	5,875

(16) Porches

CCP (1 Story), Standard	36.13	72	2,601
WSEP (1 Story), Standard	33.56	140	4,698
WPP, Standard	10.99	278	3,055

(16) Breezeways

Frame Wall, Finished	33.25	168	5,586
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(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	26.47	616	16,306
Common Wall: 1 Wall	-1425.00	1	-1,425
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 286,352

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 257,717

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	13.50	1784	24,084
County Multiplier = 1.39 =>		Cost New =	33,477
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,		Depr.Cost =	16,738

Total Depreciated Cost = 274,455

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 411,683

Ag. Bld 1 2002, 4 Wall Equipment Shop, Quon. Class:S Quality:Low Cost

Heating System:No Heating/Cooling	Rate	Adj.:0.00	Desc:	Rate	Height-%Adj	Perim.-%Adj	Heat-Adj	Size	CountyMult.	Cost New
	9.80	0.946	1.133	0.00	900	1.39				13,140
Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0,										10,512
ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.010 => TCV of Bldg: 1 =										10,617

Total Estimated True Cash Value of Agricultural Buildings = 10,617

Parcel Number: 45-006-030-008-02

2018 Est. T.C.V. 006-030-008-02				=	650,550	
Est. TCV/Total Floor Area = 334.99						
2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
319,900	319,900	319,900	295,849	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	5,400	0	6,212	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
325,300	325,300	325,300	302,061	302,061	302,061	

45-006-030-008-10	2018 Est. T.C.V.	CRYSTAL HARBOR MARINA INC
Property Class: 402		6921 S DUNNS FARM RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	346.001	699.60	1.0000	0.0000	500	100*		0
ACREAGE TABLE 4031			13.500	Acres	8,056	100		108,750
* denotes lines that do not contribute to the total acreage calculation.								
346 Actual Front Feet, 13.50 Total Acres								Total Est. Land Value = 108,750

2018 Est. T.C.V. 006-030-008-10 = 108,750

Est. TCV/Total Floor Area = 56.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
54,400	54,400	54,400	13,921	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	292	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
54,400	54,400	54,400	14,213	14,213	0	

45-006-030-008-15	2018 Est. T.C.V.	CHILDS KURT & LUBA MELNYCZUK
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	209.792258	15.15	1.0000	0.0000	200	100*		0
SECTION 30 1.0			130680	SqFt	1.00000	100	3A ZONING	130,680
SECTION 30 .10			304920	SqFt	0.10000	100	>3A SURPLUS & ACCESS	30,492

* denotes lines that do not contribute to the total acreage calculation.

210 Actual Front Feet, 10.00 Total Acres Total Est. Land Value = 161,172

2018 Est. T.C.V. 006-030-008-15 = 161,172

Est. TCV/Total Floor Area = 82.99, Most recent sale 09/09/2013 for 148,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
67,500	67,500	67,500	54,990	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	13,100	0	0	1,154	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
80,600	80,600	80,600	56,144	56,144	56,144	

45-006-030-008-25 2018 Est. T.C.V. SCHWARTZ JACKIE & MICHAEL TRUST
 Property Class: 401 6905 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .40			67736 SqFt	0.40000	100			27,094
SECTION 30 0 ROW			67736 SqFt	0.00000	100			0
3.11 Total Acres Total Est. Land Value =								27,094

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 1989

(11) Heating System: Forced Hot Water

Ground Area = Size for Rates = 1008 SF Floor Area = 1512 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Pine Logs	Basement	139.40	0.00	2.19	1008	142,723

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(16) Porches

WCP (1 Story), Standard	42.78	48	2,053
WPP, Standard	8.50	768	6,528
WPP, Standard	21.38	48	1,026

(16) Deck/Balcony

Treated Wood, Standard	7.36	336	2,473
Treated Wood, Standard	7.77	236	1,834

(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost	22.08	780	17,222
Automatic Doors	425.00	2	850
Storage area over garage	4.50	780	3,510

County Multiplier = 1.39 => Cost New = 266,622

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 226,629
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 283,286

2018 Est. T.C.V. 006-030-008-25 = 315,380

Est. TCV/Total Floor Area = 208.58, Most recent sale 10/29/2008 for 345,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
163,700	163,700	163,700	154,232	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-6,000	0	3,238	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
157,700	157,700	157,700	157,470	157,470	0

45-006-030-008-28	2018 Est. T.C.V.	FRANCETIC KYELLA
Property Class: 402		6881 S GLEN LAKE VIEW DR
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	164.00	807.45	1.0000	0.0000	200	100*		0
SECTION 30 .30			66211 SqFt	0.30000	100		ROAD ROW "S" THROUGH PROPERTY	19,863
SECTION 30 0 ROW			66211 SqFt	0.00000	100		ROAD ROW	0
* denotes lines that do not contribute to the total acreage calculation.								
164 Actual Front Feet, 3.04 Total Acres								Total Est. Land Value = 19,863

2018 Est. T.C.V. 006-030-008-28 = 19,863

Est. TCV/Total Floor Area = 13.14, Most recent sale 11/18/2014 for 17,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
9,900	9,900	9,900	9,900	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
9,900	9,900	9,900	10,107	9,900	0	

45-006-030-008-30 2018 Est. T.C.V. WARREN NORMAN BRUCE & ANDREA R
 Property Class: 401 3661 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	181.042454	2.22	1.0000	0.0000	200	100*		0
SECTION 30 1.0			130680	SqFt	1.00000	100	3A ZONING	130,680
SECTION 30 .10			313632	SqFt	0.10000	100	>3A SURPLUS	31,363

* denotes lines that do not contribute to the total acreage calculation.
 181 Actual Front Feet, 10.20 Total Acres Total Est. Land Value = 162,043

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	16.62	1.00	100	50	831
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					8,331

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls B-10 Blt 1987

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2202 SF Floor Area = 2532 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Basement	86.00	0.00	2.00	1318	115,984
1	Story Siding	Crawl Space	75.13	-10.18	1.58	852	56,684
1	Story Siding	Overhang	45.14	0.00	0.00	32	1,444

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1125.00	1	1,125

(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	2	9,300

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Security System	5490.00	1	5,490
Fireplace: Exterior 1 Story	5525.00	1	5,525

(16) Porches

WPP, Standard	28.71	32	919
WPP, Standard	15.13	144	2,179
WPP, Standard	14.60	160	2,336

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost	23.90	1200	28,680
Automatic Doors	500.00	1	500

(17) Basement Garages

Basement Garage: 2 Car	2750.00	1	2,750
Automatic Doors	500.00	1	500

County Multiplier = 1.39 => Cost New = 341,823

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 239,276

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	15.95	838	13,366
County Multiplier = 1.39 =>			Cost New = 18,579
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 9,289

Total Depreciated Cost = 248,565

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 372,848

2018 Est. T.C.V. 006-030-008-30 = 543,222

Est. TCV/Total Floor Area = 214.54, Most recent sale 12/21/2009 for 670,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.
260,700	260,700	260,700	260,700	2.10

Parcel Number: 45-006-030-008-30

Page: 2

2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	10,900	0	0	5,474	0
2018 Assessed		MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
	271,600	271,600	271,600	266,174	266,174	0

45-006-030-008-35	2018 Est. T.C.V.	HANSON LIVING TRUST
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

 Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0			130680	SqFt	1.00000	100		130,680
SECTION 30 .10			322344	SqFt	0.10000	100		32,234
			10.40	Total Acres			Total Est. Land Value =	162,914

 2018 Est. T.C.V. 006-030-008-35 = 162,914

Est. TCV/Total Floor Area = 64.34

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
68,400	68,400	68,400	40,489	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	13,100	0	0	850	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
81,500	81,500	81,500	41,339	41,339	0	

45-006-030-008-40 2018 Est. T.C.V. ALM WILLIAM & KIMBERLY S
 Property Class: 401 3673 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0			130680	SqFt	1.00000	100		130,680
SECTION 30 .10			304920	SqFt	0.10000	100		30,492
		10.00	Total Acres				Total Est. Land Value =	161,172

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls B Blt 1996

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1676 SF Floor Area = 1676 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1+	Story Siding	Basement	90.02	0.00	0.00	1276	114,866
1+	Story Siding	Crawl Space	90.02	-11.99	0.00	400	31,212

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish

Basement Recreation Finish	15.95	1276	20,352
Walk out Basement Door(s)	1125.00	1	1,125

(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650
2 Fixture Bath	3100.00	1	3,100

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350

(16) Porches

WCP (1 Story), Standard	26.26	227	5,961
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(16) Deck/Balcony

Red Wood/Cedar, Standard	11.82	280	3,310
Red Wood/Cedar, Standard	11.99	252	3,021
Red Wood/Cedar, Standard	11.36	393	4,464

(17) Garages

Class: B Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	31.31	649	20,320
Automatic Doors	500.00	2	1,000
Storage area over garage	4.85	320	1,552

County Multiplier = 1.39 => Cost New = 323,569

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 258,855
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 388,283

2018 Est. T.C.V. 006-030-008-40 = 556,955

Est. TCV/Total Floor Area = 332.31, Most recent sale 07/20/2016 for 550,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
272,100	272,100	272,100	272,100	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	6,400	0	5,714	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
278,500	278,500	278,500	277,814	277,814	0

45-006-030-008-46 2018 Est. T.C.V. KING ROBERT C & MARGARET J
 Property Class: 401 3705 W CHENEY WOODS TRL
 Map #: GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0		130680	SqFt	1.00000	100			130,680
SECTION 30 .10		104544	SqFt	0.10000	100			10,454
5.40 Total Acres Total Est. Land Value =								141,134

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 1997

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1880 SF Floor Area = 2752 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	90.11	0.00	0.00	1120	100,923
1.25	Story Siding	Blt-in Gar.	47.02	0.00	0.00	576	27,084
1	Story Siding	Overhang	39.74	0.00	0.00	16	636
2	Story Siding	Overhang	80.49	0.00	0.00	168	13,522

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Brick Veneer	8.80	288	2,534

(9) Basement Finish

Basement Recreation Finish	13.50	1120	15,120
Walk out Basement Door(s)	1025.00	2	2,050

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Prefab 1 Story	3630.00	1	3,630

(16) Porches

CCP (1 Story), Standard	48.07	40	1,923
WPP, Standard	8.70	584	5,081

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	27.35	576	15,754
Common Wall: 1 Wall	-1425.00	1	-1,425
Automatic Doors	425.00	2	850

(17) Basement Garages

Basement Garage: 2 Car	2575.00	1	2,575
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 288,163

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 230,530
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 345,796

2018 Est. T.C.V. 006-030-008-46 = 494,430

Est. TCV/Total Floor Area = 179.66

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
240,100	240,100	240,100	132,800	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	7,100	0	0	2,788	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
247,200	247,200	247,200	135,588	135,588	135,588	

45-006-030-008-47	2018 Est. T.C.V.	KING ROBERT C & MARGARET J
Property Class: 402		W CHENEY WOODS TRL
Map #:	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.20		174240	SqFt	0.17000	100		29,621
		4.00	Total Acres				Total Est. Land Value =	29,621

2018 Est. T.C.V. 006-030-008-47 = 29,621

Est. TCV/Total Floor Area = 10.76

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
14,800	14,800	14,800	14,800	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
14,800	14,800	14,800	15,110	14,800	14,800	

45-006-030-008-50 2018 Est. T.C.V. CUTLER BARRY F & RENIE E
 Property Class: 401 3603 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664-9523

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0			130680	SqFt	1.00000	100	3A ZONING	130,680
SECTION 30 .10			392040	SqFt	0.10000	100		39,204
12.00 Total Acres Total Est. Land Value =								169,884

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.89	1.00	108	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	2.0	100	20,000
Total Estimated Land Improvements True Cash Value =					20,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls A Blt 1997

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2644 SF Floor Area = 5288 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	192.27	0.00	3.25	2644	516,955

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish

Basement Recreation Finish 25.45 1322 33,645

(13) Plumbing

Average Fixture(s)	1950.00	1	1,950
3 Fixture Bath	6150.00	3	18,450
2 Fixture Bath	4100.00	1	4,100

(14) Water/Sewer

Well, 100 Feet	3550.00	1	3,550
1000 Gal Septic	4225.00	1	4,225

(15) Built-Ins & Fireplaces

Appliance Allowance	5650.00	1	5,650
Dishwasher	1015.00	1	1,015
Garbage Disposal	375.00	1	375
Oven	1760.00	1	1,760
Standard Range	1440.00	1	1,440
Fireplace: Interior 2 Story	5975.00	2	11,950

(16) Porches

CCP (1 Story), Standard	29.41	270	7,941
CCP (1 Story), Standard	29.68	260	7,717

(16) Deck/Balcony

Treated Wood, Standard 8.05 432 3,478

(17) Garages

Class:A Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	37.36	984	36,762
Common Wall: 1 Wall	-2725.00	1	-2,725
Automatic Doors	675.00	3	2,025

County Multiplier = 1.39 => Cost New = 917,764

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 734,211
ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 1,101,317

2018 Est. T.C.V. 006-030-008-50 = 1,291,201

Est. TCV/Total Floor Area = 244.18, Most recent sale 11/28/1994 for 110,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
631,400	631,400	631,400	579,068	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	14,200	0	12,160	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
645,600	645,600	645,600	591,228	591,228	591,228	

45-006-030-008-55	2018 Est. T.C.V.	COLE JOHN B
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .8			135907	SqFt	0.80000	100		108,726
		3.12	Total Acres				Total Est. Land Value =	108,726

2018 Est. T.C.V. 006-030-008-55 = 108,726

Est. TCV/Total Floor Area = 20.56, Most recent sale 10/31/2000 for 185,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
54,400	54,400	54,400	16,114	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	338	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
54,400	54,400	54,400	16,452	16,452	0	

45-006-030-008-60	2018 Est. T.C.V.	COLE JOHN B
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0			130680 SqFt	1.00000	100			130,680
SECTION 30 .10			176462 SqFt	0.10000	100			17,646
			7.05 Total Acres				Total Est. Land Value =	148,326

2018 Est. T.C.V. 006-030-008-60 = 148,326

Est. TCV/Total Floor Area = 28.05

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
61,100	61,100	61,100	28,332	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	13,100	0	0	594	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
74,200	74,200	74,200	28,926	28,926	0	

45-006-030-008-65 2018 Est. T.C.V. LOUNIS CLAUDIA TRUST
 Property Class: 401 6801 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value G> GLEN VIEW	135000				135000	100		135,000
SECTION 30			130680	SqFt	0.00000	100		0
3.00 Total Acres Total Est. Land Value =								135,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	1600	0	0
D/W/P: 4in Ren. Conc.	4.21	1.00	144	0	0
D/W/P: 4in Ren. Conc.	4.21	1.00	220	0	0
Shed: Wood Frame	9.60	1.00	211	50	1,013
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					2,513

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+5 Blt 1990

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1786 SF Floor Area = 1786 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	64.28	-8.80	0.00	1786	99,087

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

CPP, Standard	13.82	124	1,714
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(16) Deck/Balcony

Treated Wood, Standard	6.86	238	1,633
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(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	23.55	528	12,434
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 177,994

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 151,295

Separately Depreciated Items:

Local Cost Items:

GENERATOR	3000.00	1	3,000
Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0,			Depr.Cost = 2,850

Total Depreciated Cost = 154,145

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 231,217

2018 Est. T.C.V. 006-030-008-65 = 368,730

Est. TCV/Total Floor Area = 206.46, Most recent sale 01/07/2005 for 340,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
181,300	181,300	181,300	164,638	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	3,100	0	0	3,457	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
184,400	184,400	184,400	168,095	168,095	0	

45-006-030-008-70 2018 Est. T.C.V. KINSMAN DAVID D & CATHERINE F
 Property Class: 401 3625 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0		130680	SqFt	1.00000	100	3A	ZONING	130,680
SECTION 30 .10		531432	SqFt	0.10000	100			53,143
15.20 Total Acres Total Est. Land Value =								183,823

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls B-10 Blt 1999

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1784 SF Floor Area = 2230 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story	Pine Logs	Basement	89.44	0.00	2.00	772 70,592
1.25	Story	Pine Logs	Blt-in Gar.	54.13	0.00	2.00	1012 56,804

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Stone Veneer	12.15	90	1,094

(9) Basement Finish			
Basement Living Finish	22.75	200	4,550
Walk out Basement Door(s)	1125.00	1	1,125

(13) Plumbing			
Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650
2 Fixture Bath	3100.00	1	3,100

(14) Water/Sewer			
Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces			
Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 1 Story	4575.00	1	4,575

(16) Porches			
CCP (1 Story), Standard	51.95	40	2,078
WPP, Standard	9.60	784	7,526

(17) Garages			
Class:B Exterior: Siding Foundation: 42 Inch (Finished)			
Base Cost	25.64	1012	25,948
Common Wall: 2 Wall	-3825.00	1	-3,825
Automatic Doors	500.00	3	1,500

(17) Basement Garages			
Basement Garage: 3 Car	5175.00	1	5,175
Automatic Doors	500.00	3	1,500

County Multiplier = 1.39 => Cost New = 276,458

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 234,990
ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 352,484

2018 Est. T.C.V. 006-030-008-70 = 541,307

Est. TCV/Total Floor Area = 242.74, Most recent sale 10/27/1998 for 188,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
252,500	252,500	252,500	193,340	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	18,200	0	4,060	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
270,700	270,700	270,700	197,400	197,400	0	

45-006-030-008-75	2018 Est. T.C.V.	COLE JOHN B
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .30			130680	SqFt	0.30000	100		39,204
		3.00	Total Acres				Total Est. Land Value =	39,204

2018 Est. T.C.V. 006-030-008-75 = 39,204

Est. TCV/Total Floor Area = 17.58

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
19,600	19,600	19,600	16,085	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	337	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
19,600	19,600	19,600	16,422	16,422	0	

45-006-030-008-80	2018 Est. T.C.V.	ALM FAMILY TRUST
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 1.0			130680 SqFt	1.00000	100			130,680
SECTION 30 .10			361548 SqFt	0.10000	100			36,155
		11.30	Total Acres				Total Est. Land Value =	166,835

2018 Est. T.C.V. 006-030-008-80 = 166,835

Est. TCV/Total Floor Area = 74.81, Most recent sale 11/01/2017 for 200,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
70,300	70,300	70,300	48,502	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	13,100	0	0	34,898	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
83,400	83,400	83,400	49,520	83,400	0	

45-006-030-008-85 2018 Est. T.C.V. ALLEN THOMAS & CHERYL
 Property Class: 401 3566 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
WOODED LOT ON CHENEY RD		133294	SqFt	0.30000	100			39,988
		3.06	Total Acres				Total Est. Land Value =	39,988

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Patio Blocks	8.13	1.00	176	0	0
Shed: Wood Frame	9.72	1.00	198	50	963
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
					Total Estimated Land Improvements True Cash Value = 3,463

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+10 Blt 2004

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1152 SF Floor Area = 1440 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Basement	82.87	0.00	2.67	1152	98,542

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 150 Feet	3975.00	1	3,975
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Direct-Vented Gas	1200.00	2	2,400

(16) Porches

WPP, Standard	7.10	705	5,006
WCP (1 Story), Standard	18.90	310	5,859

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	24.85	466	11,580
Automatic Doors	375.00	2	750
No Floor Deduction	-3.15	466	-1,468

County Multiplier = 1.39 => Cost New = 188,455

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 169,609

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	11.45	1165	13,339
County Multiplier = 1.39 =>			Cost New = 18,542
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 9,271

Total Depreciated Cost = 178,880

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 223,600

2018 Est. T.C.V. 006-030-008-85 = 267,051

Est. TCV/Total Floor Area = 185.45, Most recent sale 06/24/2003 for 68,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
140,300	140,300	140,300	133,830	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-6,800	0	-330	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
133,500	133,500	133,500	136,640	133,500	133,500	

45-006-030-008-90 2018 Est. T.C.V. CUNDIFF MARK & JENNIFER
 Property Class: 401 3630 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
WOODED LOT ON CHENEY RD		174676	SqFt	0.30000	100			52,403
		4.01	Total Acres				Total Est. Land Value =	52,403

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
	Total Estimated Land Improvements True Cash Value =				7,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 2006

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2089 SF Floor Area = 3144 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	88.75	0.00	2.77	2089	191,185
1	Story Siding	Overhang	39.11	0.00	0.00	10	391

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100
Fireplace: Wood Stove	2000.00	1	2,000

(16) Porches

WCP (1 Story), Standard	23.01	252	5,799
WCP (1 Story), Standard	27.19	153	4,160
WPP, Standard	17.63	79	1,393
WCP (1 Story), Standard	40.03	56	2,242

County Multiplier = 1.39 => Cost New = 318,031

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 286,228
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 357,785

2018 Est. T.C.V. 006-030-008-90 = 417,688

Est. TCV/Total Floor Area = 132.85, Most recent sale 06/20/2005 for 67,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
210,100	210,100	210,100	199,948	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,300	0	4,198	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
208,800	208,800	208,800	204,146	204,146	204,146	

45-006-030-008-95	2018 Est. T.C.V.	COLE JOHN B
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.40		130680	SqFt	0.40000	100		52,272
		3.00	Total Acres				Total Est. Land Value =	52,272

2018 Est. T.C.V. 006-030-008-95 = 52,272

Est. TCV/Total Floor Area = 16.63

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
26,100	26,100	26,100	16,085	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	337	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
26,100	26,100	26,100	16,422	16,422	0	

45-006-030-009-00 2018 Est. T.C.V. THOMPSON DAVID G & REBECCA V
 Property Class: 402 W CHENEY WOODS TRL
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.40		130680	SqFt	0.40000	100		52,272
		3.00	Total Acres				Total Est. Land Value =	52,272

2018 Est. T.C.V. 006-030-009-00 = 52,272

Est. TCV/Total Floor Area = 16.63, Most recent sale 01/22/2013 for 49,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.				
26,100	26,100	26,100	19,834	2.10				
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
	0	0	0	0	416	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT			
26,100	26,100	26,100	20,250	20,250	0			

45-006-030-009-10	2018 Est. T.C.V.	THOMPSON DAVID G & REBECCA V
Property Class: 402		W CHENEY WOODS TRL
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30 .30			130680	SqFt	0.30000	100		39,204
		3.00	Total Acres				Total Est. Land Value =	39,204

2018 Est. T.C.V. 006-030-009-10 = 39,204

Est. TCV/Total Floor Area = 12.47, Most recent sale 10/22/2007 for 46,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
19,600	19,600	19,600	19,600	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
19,600	19,600	19,600	20,011	19,600	0	

45-006-030-010-00 2018 Est. T.C.V. HOLLENBECK WILLIAM R &
 Property Class: 401 6856 S WHEELER RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
272 Actual Front Feet, 3.50 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	3500	0	0
Shed: Wood Frame	14.13	1.00	120	50	848
Shed: Wood Frame	15.43	1.00	80	50	617
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					6,465

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 1989

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 936 SF Floor Area = 1902 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	128.17	0.00	3.70	936	123,430
1	Story Siding	Overhang	45.20	0.00	0.00	30	1,356

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Exterior 2 Story	5875.00	1	5,875

(16) Porches

WCP (1 Story), Standard	27.35	150	4,103
WCP (1 Story), Standard	46.92	42	1,971
WPP, Standard	10.15	384	3,898

(16) Deck/Balcony

Treated Wood, Standard	22.28	15	334
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(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	18.66	768	14,331
Automatic Doors	425.00	1	425

County Multiplier = 1.39 => Cost New = 238,979

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 191,183
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 238,979

2018 Est. T.C.V. 006-030-010-00 = 295,444

Est. TCV/Total Floor Area = 155.33

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
140,000	140,000	140,000	97,915	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
4,100	3,600	4,100	2,056	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
147,700	147,700	147,700	104,071	104,071	104,071	

45-006-030-010-10 2018 Est. T.C.V. TOMPKINS SCOTT & MARY
 Property Class: 401 3133 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4030N NON VIEW	405.00	0.00	0.4969	0.0000	400	100		0
WOODED LOT RURAL.3/SQFT			227209	SqFt	0.30000	100		68,163
405 Actual Front Feet, 5.22 Total Acres Total Est. Land Value =								68,163

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	1587	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1950

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1011 SF Floor Area = 1516 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	89.65	0.00	0.00	1011	90,636

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Deck/Balcony

Treated Wood, Standard	6.71	280	1,879
Treated Wood, Standard	13.06	32	418

(17) Carports

Aluminum	7.70	404	3,111
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(17) Garages

Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	11.60	768	8,909
Mechanical Doors	350.00	2	700

Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	18.66	264	4,926
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 169,286

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 110,036
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 137,545

2018 Est. T.C.V. 006-030-010-10 = 207,208

Est. TCV/Total Floor Area = 136.68, Most recent sale 09/30/1998 for 175,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
104,100	104,100	104,100	80,618	2.10		
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
0	-500	0	0	0	1,692	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
103,600	103,600	103,600	82,310	82,310	82,310	

45-006-030-010-20 2018 Est. T.C.V. BAARSTAD DAVID L & KATHLEEN A
 Property Class: 401 3177 W CHENEY RD
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
310 Actual Front Feet, 3.99 Total Acres Total Est. Land Value =								50,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	840	0	0
D/W/P: 3.5 Concrete	3.44	1.00	84	0	0
D/W/P: 3.5 Concrete	3.44	1.00	24	0	0
D/W/P: 3.5 Concrete	3.44	1.00	90	0	0
Shed: Wood Frame	11.40	1.00	100	50	570

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					2,070

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1980

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1872 SF Floor Area = 2015 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	60.84	0.00	0.00	864	52,566
1	Story Siding	Overhang	35.40	0.00	0.00	1008	35,683
1	Story Siding	Overhang	35.40	0.00	0.00	143	5,062

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior

Brick Veneer	8.25	144	1,188
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(9) Basement Finish

Basement Recreation Finish	11.45	864	9,893
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 200 Feet	4975.00	1	4,975
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Prefab 1 Story	2200.00	1	2,200
Fireplace: Wood Stove	1350.00	1	1,350

(16) Porches

WPP, Standard	26.07	28	730
WPP, Standard	17.09	66	1,128
WPP, Standard	15.13	93	1,407
WPP, Standard	18.85	50	943

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.65	1008	14,767
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 =>

Cost New = 194,463

Notes: WALK OUT BASEMENT

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 136,124
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 170,155

2018 Est. T.C.V. 006-030-010-20 = 222,225

Est. TCV/Total Floor Area = 110.29

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
111,700	111,700	111,700	111,700	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-600	0	-600	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	

Parcel Number: 45-006-030-010-20

Page: 2

111,100

111,100

111,100

114,045

111,100

111,100

45-006-030-010-30	2018 Est. T.C.V.	HOLLENBECK WILLIAM R & CYNTHIA
Property Class: 402		W CHENEY RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODDED SITES
 * Factors * POWER LINE ROW

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> 3A SITE					50000	100		50,000
331 Actual Front Feet, 4.26 Total Acres Total Est. Land Value =								50,000

2018 Est. T.C.V. 006-030-010-30	=	50,000			
Est. TCV/Total Floor Area = 24.81, Most recent sale 03/06/1997 for 25,000					
2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
25,000	25,000	25,000	15,269	2.10	
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	320	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
25,000	25,000	25,000	15,589	15,589	15,589

45-006-030-011-00	2018 Est. T.C.V.	DANIELS HELEN R &
Property Class: 402		S WHEELER RD
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4030			40.000	Acres	7,500	100		300,000
		40.00	Total Acres		Total Est.		Land Value =	300,000

2018 Est. T.C.V. 006-030-011-00 = 300,000

Est. TCV/Total Floor Area = 148.88

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
150,000	150,000	150,000	31,254	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	0	656	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
150,000	150,000	150,000	31,910	31,910	0	

45-006-030-012-00 2018 Est. T.C.V. ASHMUN ROBERT
 Property Class: 401 6865 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 30	.30		135472	SqFt	0.30000	100	DRAINAGE EASEME	40,641
		3.11	Total Acres				Total Est. Land Value =	40,641

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 2016

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1251 SF Floor Area = 1682 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	86.38	0.00	0.00	862	74,460
1	Story Siding	Basement	67.83	0.00	0.00	389	26,386

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	2	1,550

(13) Plumbing

Average Fixture(s)	Rate	Size	Cost
3 Fixture Bath	760.00	1	760
	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	Rate	Size	Cost
1000 Gal Septic	2700.00	1	2,700
	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	Rate	Size	Cost
	1915.00	1	1,915

(16) Porches

WPP, Standard	Rate	Size	Cost
	12.61	133	1,677

(16) Deck/Balcony

Treated Wood, Standard	Rate	Size	Cost
	7.31	174	1,272

(17) Basement Garages

Basement Garage: 2 Car	Rate	Size	Cost
Automatic Doors	2100.00	1	2,100
	375.00	1	375

County Multiplier = 1.39 => Cost New = 164,965

Phy/Ab.Phy/Func/Econ/Comb.%Good= 99/100/100/100/99.0, Depr.Cost = 163,315
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 244,972

2018 Est. T.C.V. 006-030-012-00 = 285,613

Est. TCV/Total Floor Area = 169.81, Most recent sale 01/29/2014 for 35,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
139,600	139,600	139,600	118,133	2.10	
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
0	3,200	0	0	2,480	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
142,800	142,800	142,800	120,613	120,613	120,613

45-006-030-012-10 2018 Est. T.C.V. BOHMER LYNN ANN REVOCABLE TRUST
 Property Class: 401 6839 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value G> GLEN VIEW	135000				135000	100		135,000
SECTION 30			186001	SqFt	0.00000	100		0
	4.27	Total Acres			Total Est. Land Value =			135,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 2006

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1560 SF Floor Area = 3120 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	116.53	0.00	3.70	1560	187,559

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 2 Story	4800.00	1	4,800

(16) Porches

WCP (1 Story), Standard	34.66	84	2,911
WSEP (1 Story), Standard	31.92	160	5,107

(16) Deck/Balcony

Treated Wood, Standard	6.90	960	6,624
Treated Wood, Standard	10.59	66	699
Treated Wood, Standard	10.59	66	699

(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost	25.30	576	14,573
Common Wall: 1 Wall	-1150.00	1	-1,150
Automatic Doors	425.00	1	425

County Multiplier = 1.39 =>

Cost New = 328,182

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 295,364

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 443,046

2018 Est. T.C.V. 006-030-012-10 = 578,046

Est. TCV/Total Floor Area = 185.27, Most recent sale 08/31/2005 for 250,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
295,200	295,200	295,200	289,477	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-6,200	0	-477	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
289,000	289,000	289,000	295,556	289,000	289,000	

45-006-030-012-20 2018 Est. T.C.V. BURTON DAVID J & DIANE P
 Property Class: 401 6820 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value G> GLEN VIEW	135000				1.61	100		135,000
SECTION 30	133294	SqFt	0.00000		100			0
205 Actual Front Feet, 3.06 Total Acres Total Est. Land Value =								135,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	3420	0	0
D/W/P: Flagstone/Sand	10.98	1.00	80	0	0
D/W/P: Flagstone/Sand	10.98	1.00	24	0	0
D/W/P: Flagstone/Sand	10.98	1.00	272	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	1.0	97	9,700
Total Estimated Land Improvements True Cash Value =					9,700

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+10 Blt 2016

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2497 SF Floor Area = 2497 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	64.61	0.00	2.11	2497	166,600

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	2	1,550

(13) Plumbing

Average Fixture(s)	760.00	1	760
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 200 Feet	4975.00	1	4,975
2000 Gal Septic	5000.00	1	5,000

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250
Fireplace: 2nd on Same Stack	2650.00	1	2,650

(16) Porches

WCP (1 Story), Standard	15.37	614	9,437
WCP (1 Story), Standard	19.61	272	5,334
CCP (1 Story), Standard	21.69	221	4,793
WPP, Standard	14.97	96	1,437

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	17.35	1083	18,790
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	2	750

Class:C Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	17.35	1083	18,790
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 341,115

Phy/Ab.Phy/Func/Econ/Comb.%Good= 98/100/100/100/98.0, Depr.Cost = 334,293
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 501,439

2018 Est. T.C.V. 006-030-012-20 = 646,139

Est. TCV/Total Floor Area = 258.77, Most recent sale 07/05/2011 for 134,900

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
318,900	318,900	318,900	311,302	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	4,200	0	6,537	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
323,100	323,100	323,100	317,839	317,839	317,839	

45-006-030-012-30	2018 Est. T.C.V.	BARNELL BACON LIVING TRUST
Property Class: 402		6828 S GLEN LAKE VIEW DR
Map #: 2	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value G> GLEN VIEW	135000				135000	100		135,000
SECTION 30			134165 SqFt		0.00000	100		0
			3.08 Total Acres				Total Est. Land Value =	135,000

2018 Est. T.C.V. 006-030-012-30 = 135,000

Est. TCV/Total Floor Area = 54.06, Most recent sale 08/05/2015 for 175,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
67,500	67,500	67,500	67,500	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
67,500	67,500	67,500	68,917	67,500	0	

45-006-030-012-45 2018 Est. T.C.V. BOHMER CHRISTINE B TRUST
 Property Class: 401 6803 S GLEN LAKE VIEW DR
 Map #: 2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030N.4030N CHENEY AREA WOODED SITES

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
4030N NON VIEW	204.51	638.99	1.0000	0.0000	400	100*		0
WOODED LOT ON CHENEY RD		130680	SqFt	0.30000	100			39,204

* denotes lines that do not contribute to the total acreage calculation.
 205 Actual Front Feet, 3.00 Total Acres Total Est. Land Value = 39,204

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 2004

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1062 SF Floor Area = 1593 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	99.33	0.00	2.77	1062	108,430

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
2000 Gal Septic	5650.00	1	5,650

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
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(16) Porches

WCP (1 Story), Standard	20.60	400	8,240
WPP, Standard	10.40	344	3,578

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	27.35	576	15,754
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 219,351

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 197,416

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	13.50	1102	14,877
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County Multiplier = 1.39 => Cost New = 20,679

Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0, Depr.Cost = 10,340

Total Depreciated Cost = 207,755

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 259,694

2018 Est. T.C.V. 006-030-012-45 = 303,898

Est. TCV/Total Floor Area = 190.77, Most recent sale 08/24/2012 for 290,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
152,900	152,900	152,900	148,028	2.10		
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	-1,000	0	0	3,108	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
151,900	151,900	151,900	151,136	151,136		0

45-006-030-012-52	2018 Est. T.C.V.	SEYMOUR MICHAEL E
Property Class: 402		S WHEELER RD
Map #:	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4030			19.000	Acres	7,500	100		142,500
		19.00	Total Acres				Total Est. Land Value =	142,500

2018 Est. T.C.V. 006-030-012-52 = 142,500

Est. TCV/Total Floor Area = 89.45, Most recent sale 12/18/2015 for 133,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
71,300	71,300	71,300	71,300	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
71,300	71,300	71,300	72,797	71,300	0		

45-006-031-001-00 2018 Est. T.C.V. KAISER JAMES C & MARIAN TRUST
 Property Class: 401 3189 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	736.15	295.86	1.0000	0.0000	750	100*		0
ACREAGE TABLE 4031			5.000	Acres	16,000	100		80,000

* denotes lines that do not contribute to the total acreage calculation.
 736 Actual Front Feet, 5.00 Total Acres Total Est. Land Value = 80,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	600	0	0
D/W/P: 3.5 Concrete	3.44	1.00	108	0	0
Shed: Metal Prefab	7.70	1.00	224	50	862
Total Estimated Land Improvements True Cash Value =					862

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1978

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1236 SF Floor Area = 1236 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	64.72	0.00	1.92	1236	82,367

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Porches

CCP (1 Story), Standard	73.45	12	881
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	18.95	480	9,096
Common Wall: 1 Wall	-1025.00	1	-1,025
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 142,551

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 92,658
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 115,822

2018 Est. T.C.V. 006-031-001-00 = 196,684

Est. TCV/Total Floor Area = 159.13

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
98,800	98,800	98,800	71,596	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-500	0	0	1,503	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
98,300	98,300	98,300	73,099	73,099	73,099	

45-006-031-001-10 2018 Est. T.C.V. MILLER DONALD M & SANDRA C
 Property Class: 401 3178 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			4.000 Acres		18,000	100		72,000
		4.00	Total Acres				Total Est. Land Value =	72,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	104	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls C+5 Blt 1950

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1056 SF Floor Area = 1728 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	110.44	0.00	0.00	672	74,216
1	Story Siding	Crawl Space	69.88	-10.12	0.00	384	22,948

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Porches

CCP (1 Story), Standard	24.35	160	3,896
CGEP (1 Story), Standard	73.09	36	2,631

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.55	1728	25,142
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 194,660

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 126,529

Separately Depreciated Items:

(17) Carports

Comp.Shingle	7.85	432	3,391
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County Multiplier = 1.39 => Cost New = 4,714

Phy/Ab.Phy/Func/Econ/Comb.%Good= 83/100/100/100/83.0, Depr.Cost = 3,912

Total Depreciated Cost = 130,441

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 163,052

2018 Est. T.C.V. 006-031-001-10 = 240,052

Est. TCV/Total Floor Area = 138.92, Most recent sale 08/09/1993 for 133,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
120,600	120,600	120,600	92,893	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-600	0	1,950	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
120,000	120,000	120,000	94,843	94,843	94,843	

45-006-031-002-00	2018 Est. T.C.V.	SCHOFIELD ROSS & SHERRY M
Property Class: 402		W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.00	282.36	1.0000	0.0000	360	100*		0
TRUMBULL AVG	7.00	282.36	1.0000	0.0000	360	50*	Surplus: Zoning 100 ft	0
SECTION 03 .4			86684 SqFt	0.40000	100			34,674
* denotes lines that do not contribute to the total acreage calculation.								
307 Actual Front Feet, 1.99 Total Acres								Total Est. Land Value = 34,674

2018 Est. T.C.V. 006-031-002-00 = 34,674

Est. TCV/Total Floor Area = 20.07, Most recent sale 07/03/1996 for 36,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
17,300	17,300	17,300	13,946	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	292	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
17,300	17,300	17,300	14,238	14,238	0	

45-006-031-005-00 2018 Est. T.C.V. SWIATEK JAYNE B TRUST
 Property Class: 401 3315 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	132.00	309.00	1.0000	0.0000	360	100*		0
SECTION 03 TRUMBULL	.80 L		40772 SqFt	0.80000	100			32,618

* denotes lines that do not contribute to the total acreage calculation.
 132 Actual Front Feet, 0.94 Total Acres Total Est. Land Value = 32,618

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	1778	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1976

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1580 SF Floor Area = 1580 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	62.29	-8.66	-0.27	1580	84,309

Other Additions/Adjustments Rate Size Cost

(1) Exterior
Brick Veneer 8.25 192 1,584(13) Plumbing
Average Fixture(s) 760.00 1 760
3 Fixture Bath 2400.00 1 2,400(14) Water/Sewer
Well, 100 Feet 2700.00 1 2,700
1000 Gal Septic 3085.00 1 3,085(15) Built-Ins & Fireplaces
Appliance Allowance 1915.00 1 1,915(16) Porches
CCP (1 Story), Standard 25.25 144 3,636(16) Deck/Balcony
Treated Wood, Standard 13.37 30 401

County Multiplier = 1.39 => Cost New = 140,098

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 112,078

Separately Depreciated Items:

(17) Garages

Class:BC Exterior: Siding Foundation: 18 Inch (Finished)

Base Cost	23.80	672	15,994
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 23,413

Phy/Ab.Phy/Func/Econ/Comb.%Good= 84/100/100/100/84.0, Depr.Cost = 19,667

Total Depreciated Cost = 131,745

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 164,681

2018 Est. T.C.V. 006-031-005-00 = 199,799

Est. TCV/Total Floor Area = 126.46, Most recent sale 06/24/1999 for 134,800

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
100,500	100,500	100,500	94,242	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-600	0	1,979	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
99,900	99,900	99,900	96,221	96,221	0

45-006-031-006-00 2018 Est. T.C.V. WIEGAND JOHN A & KATHRYN M
 Property Class: 401 3297 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	100.00	280.50	1.0000	0.0000	360	100*		0
TRUMBULL AVG	32.00	280.50	1.0000	0.0000	360	50*	SURPLUS: ZONING 100 FT	0
SECTION 03 TRUMBULL .80 L			37026	SqFt	0.80000	100		29,621
* denotes lines that do not contribute to the total acreage calculation.								
132 Actual Front Feet, 0.85 Total Acres Total Est. Land Value =								29,621

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.51	1.00	1608	0	0
D/W/P: 3.5 Concrete	3.20	1.00	64	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1987

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1008 SF Floor Area = 1008 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	59.23	0.00	-0.21	1008	59,492

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 630.00 1 630

(14) Water/Sewer

Well, 100 Feet 2550.00 1 2,550
1000 Gal Septic 2895.00 1 2,895

(15) Built-Ins & Fireplaces

Appliance Allowance 1415.00 1 1,415

(16) Porches

WCP (1 Story), Standard 41.46 40 1,658

(16) Deck/Balcony

Treated Wood, Standard 8.52 78 665
Treated Wood, Standard 7.10 160 1,136

(17) Garages

Class: CD Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	22.32	384	8,571
Common Wall: 1 Wall	-1225.00	1	-1,225
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 108,610

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 81,458
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 101,822

2018 Est. T.C.V. 006-031-006-00 = 132,943

Est. TCV/Total Floor Area = 131.89, Most recent sale 01/09/2008 for 129,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
70,300	70,300	70,300	67,927	2.10	
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
0	-3,800	0	0	-1,427	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
66,500	66,500	66,500	69,353	66,500	0

45-006-031-007-00	2018 Est. T.C.V.	SEYMOUR MICHAEL E
Property Class: 402		W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.00	270.07	1.0000	0.0000	360	100*		0
TRUMBULL AVG	50.00	270.07	1.0000	0.0000	360	50*	SURPLUS: ZONING 100 FT	0
ACREAGE TABLE 4031			1.300	Acres	24,000	100		31,200
* denotes lines that do not contribute to the total acreage calculation.								
350 Actual Front Feet, 1.30 Total Acres								Total Est. Land Value = 31,200

2018 Est. T.C.V. 006-031-007-00 = 31,200

Est. TCV/Total Floor Area = 30.95

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
15,600	15,600	15,600	15,600	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
15,600	15,600	15,600	15,927	15,600	0	

45-006-031-008-01 2018 Est. T.C.V. DEMARAY TIMOTHY P & JANICE M
 Property Class: 401 3372 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	200.00	312.70	1.0000	0.0000	200	100*		0
\$200/FF	80.00	312.70	1.0000	0.0000	200	50*	SURPLUS: ZONING 100 FT	0
SECTION 30 1.0			87556 SqFt	1.00000	100			87,556
* denotes lines that do not contribute to the total acreage calculation.								
280 Actual Front Feet, 2.01 Total Acres Total Est. Land Value =								87,556

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+10 Blt 1988

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1688 SF Floor Area = 1688 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Brick	Crawl Space	75.94	-9.36	2.11	1688	115,949

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 1 Story	3875.00	1	3,875

(16) Deck/Balcony

Treated Wood, Standard	6.10	1482	9,040
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(17) Garages

Class: C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	18.57	506	9,396
Common Wall: 1 Wall	-1025.00	1	-1,025
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 206,374

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 154,780
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 193,475

2018 Est. T.C.V. 006-031-008-01 = 288,531

Est. TCV/Total Floor Area = 170.93, Most recent sale 10/28/2016 for 295,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
145,000	145,000	145,000	145,000	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-700	0	-700	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
144,300	144,300	144,300	148,045	144,300	0

45-006-031-009-00	2018 Est. T.C.V.	SEYMOUR MICHAEL E
Property Class: 402		W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			38.860 Acres		7,500	100		291,450
		38.86	Total Acres				Total Est. Land Value =	291,450

2018 Est. T.C.V. 006-031-009-00 = 291,450

Est. TCV/Total Floor Area = 172.66, Most recent sale 12/18/2015 for 300,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
145,700	145,700	145,700	145,700	2.10			
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
145,700	145,700	145,700	148,759	145,700	0		

45-006-031-009-10	2018 Est. T.C.V.	FOSMORE KENNETH L & RUTH ANN
Property Class: 402		W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			4.110 Acres		17,732	85	CNR NOT DESCRIBED ON DEED	61,948
		4.11	Total Acres		Total Est.		Land Value =	61,948

2018 Est. T.C.V. 006-031-009-10 = 61,948

Est. TCV/Total Floor Area = 36.70

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
31,000	31,000	31,000	9,996	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	209	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
31,000	31,000	31,000	10,205	10,205	10,205	

45-006-031-009-15 2018 Est. T.C.V. FOSMORE BRADLEY & JENNIFER
 Property Class: 401 3121 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.00	408.38	1.0000	0.0000	360	100*		0
TRUMBULL AVG	20.00	408.38	1.0000	0.0000	360	50*	SURPLUS: ZONING 100 FT	0
ACREAGE TABLE 4031			3.000	Acres	20,000	100		60,000

* denotes lines that do not contribute to the total acreage calculation.
 320 Actual Front Feet, 3.00 Total Acres Total Est. Land Value = 60,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 2004

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1787 SF Floor Area = 2924 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	90.76	0.00	0.00	1787	162,188
1	Story Siding	Overhang	40.04	0.00	0.00	244	9,770

Other Additions/Adjustments Rate Size Cost

(1) Exterior					
Stone Veneer	11.20		40		448

(9) Basement Finish

Basement Recreation Finish	13.50		894		12,069
Walk out Basement Door(s)	1025.00		1		1,025

(13) Plumbing

Average Fixture(s)	1120.00		1		1,120
3 Fixture Bath	3525.00		2		7,050
2 Fixture Bath	2350.00		1		2,350

(14) Water/Sewer

Well, 200 Feet	5700.00		1		5,700
1000 Gal Septic	3550.00		1		3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00		1		2,610
Jacuzzi Replaces Tub	4710.00		1		4,710
Fireplace: Interior 2 Story	4800.00		1		4,800
Fireplace: 2nd on Same Stack	3200.00		1		3,200

(16) Porches

WCP (1 Story), Standard	27.58		147		4,054
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(16) Deck/Balcony

Treated Wood, Standard	7.32		346		2,533
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(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	19.25		842		16,209
Common Wall: 1 Wall	-1425.00		1		-1,425
Automatic Doors	425.00		2		850

County Multiplier = 1.39 => Cost New = 337,506

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 303,756
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 379,695

2018 Est. T.C.V. 006-031-009-15 = 444,695

Est. TCV/Total Floor Area = 152.08

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
223,700	223,700	223,700	215,966	2.10	
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
0	-1,400	0	0	4,535	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
222,300	222,300	222,300	220,501	220,501	220,501

45-006-031-009-20 2018 Est. T.C.V. FOSMORE KENNETH L & RUTH ANN
 Property Class: 401 3145 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.00	420.24	1.0000	0.0000	360	100*		0
TRUMBULL AVG	12.00	420.24	1.0000	0.0000	360	50*	SURPLUS: ZONING 100 FT	0
ACREAGE TABLE 4031			3.010	Acres	19,973	100		60,120
* denotes lines that do not contribute to the total acreage calculation.								
312 Actual Front Feet, 3.01 Total Acres Total Est. Land Value =								60,120

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 1993

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 2012 SF Floor Area = 3112 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	112.04	0.00	0.00	1100	123,244
1	Story Siding	Basement	72.71	0.00	0.00	384	27,921
1	Story Siding	Basement	72.71	0.00	0.00	528	38,391

Other Additions/Adjustments Rate Size Cost

(13) Plumbing				
Average Fixture(s)	1120.00	1	1,120	
3 Fixture Bath	3525.00	2	7,050	

(14) Water/Sewer				
Well, 100 Feet	3050.00	1	3,050	
1000 Gal Septic	3550.00	1	3,550	

(15) Built-Ins & Fireplaces				
Appliance Allowance	2610.00	1	2,610	
Fireplace: 2nd on Same Stack	3200.00	1	3,200	
Fireplace: Exterior 2 Story	5875.00	1	5,875	

(16) Porches				
CPP, Standard	23.20	42	974	

(17) Garages				
Class:BC Exterior: Siding Foundation: 18 Inch (Unfinished)				
Base Cost	23.62	448	10,582	
Common Wall: 1 Wall	-1150.00	1	-1,150	
Automatic Doors	425.00	1	425	
Class:BC Exterior: Pole Foundation: 18 Inch (Unfinished)				
Base Cost	12.19	2520	30,719	
Mechanical Doors	400.00	1	400	

County Multiplier = 1.39 => Cost New = 358,565

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 304,780
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 380,975

2018 Est. T.C.V. 006-031-009-20 = 446,095

Est. TCV/Total Floor Area = 143.35

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
224,400	224,400	224,400	199,431	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,400	0	4,188	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
223,000	223,000	223,000	203,619	203,619	203,619	

45-006-031-010-00 2018 Est. T.C.V. CHENEY DAVID S
 Property Class: 401 3340 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 03 1.3			182952	SqFt	1.30000	100		237,838
		4.20	Total Acres				Total Est. Land Value =	237,838

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1950

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 576 SF Floor Area = 576 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	67.77	-11.97	-0.21	576	32,020

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Interior 1 Story	2900.00	1	2,900

(16) Porches

CGEP (1 Story), Standard	30.63	216	6,616
CCP (1 Story), Standard	22.65	176	3,986

County Multiplier = 1.39 => Cost New = 73,687

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 40,528
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 50,660

2018 Est. T.C.V. 006-031-010-00 = 289,998

Est. TCV/Total Floor Area = 503.47

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
145,200	145,200	145,200	64,790	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-200	0	0	1,360	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
145,000	145,000	145,000	66,150	66,150	0	0

45-006-031-010-10 2018 Est. T.C.V. SHUTT DEBORAH LEE
 Property Class: 401 3280 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	215.00	335.00	1.0000	0.0000	360	100*		0
SECTION 03 TRUMBULL	.80 L		42992 SqFt	0.80000	100			34,393
SECTION 03			6273 SqFt	0.00000	0	ROW TRUMBULL RD		0

* denotes lines that do not contribute to the total acreage calculation.
 215 Actual Front Feet, 1.13 Total Acres Total Est. Land Value = 34,393

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1980

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 960 SF Floor Area = 960 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	59.86	0.00	0.00	960	57,466

Other Additions/Adjustments

	Rate	Size	Cost
Walk out Basement Door(s)	700.00	1	700

(13) Plumbing

	Rate	Size	Cost
Average Fixture(s)	630.00	1	630

(14) Water/Sewer

	Rate	Size	Cost
Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

	Rate	Size	Cost
Appliance Allowance	1415.00	1	1,415

(16) Deck/Balcony

	Rate	Size	Cost
Treated Wood,Standard	7.95	100	795
Treated Wood,Standard	7.59	120	911

County Multiplier = 1.39 =>

Cost New = 93,632

Phy/Ab.Phy/Func/Econ/Comb.%Good=	Depr.Cost =	Value
65/100/100/100/65.0,		60,861
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 =		76,076

2018 Est. T.C.V. 006-031-010-10 = 111,969

Est. TCV/Total Floor Area = 116.63

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
56,300	56,300	56,300	56,300	2.10		
2018 New Eq. Adjustment		Loss	Additions	Tax Adjustment	Losses	
0	-300	0	0	-300	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
56,000	56,000	56,000	57,482	56,000	56,000	

45-006-031-010-20 2018 Est. T.C.V. CRYAN SEAN L & IRISH LORI C TRUST
 Property Class: 401 3276 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL RD	219.75	291.39	1.0000	0.0000	750	100*		0
SECTION 03 1.4			64033 SqFt	1.40000	100			89,646

* denotes lines that do not contribute to the total acreage calculation.
 220 Actual Front Feet, 1.47 Total Acres Total Est. Land Value = 89,646

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	1100	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+10 Blt 2000

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1450 SF Floor Area = 1450 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	69.42	0.00	0.00	1450	100,659

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

WPP, Standard	8.39	423	3,549
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(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	18.40	624	11,482
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 180,213

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 153,181

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	11.45	1450	16,603
County Multiplier = 1.39 =>			Cost New = 23,077
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 11,539

Total Depreciated Cost = 164,720

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 205,900

2018 Est. T.C.V. 006-031-010-20 = 300,546

Est. TCV/Total Floor Area = 207.27, Most recent sale 11/11/2010 for 275,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
151,000	151,000	151,000	147,609	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-700	0	2,691	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
150,300	150,300	150,300	150,708	150,300	150,300

45-006-031-010-30 2018 Est. T.C.V. TARR DAVID R & NANCY A
 Property Class: 401 3300 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	194.58	185.59	0.7922	0.7180	360	100		39,842
195 Actual Front Feet, 0.83 Total Acres Total Est. Land Value =								39,842

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	240	0	0
D/W/P: Asphalt Paving	1.61	1.00	2475	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,500

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+10 Blt 2003

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1485 SF Floor Area = 1856 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Basement	79.53	0.00	2.67	1485	122,067

Other Additions/Adjustments

	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

	Rate	Size	Cost
Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

	Rate	Size	Cost
Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

	Rate	Size	Cost
Appliance Allowance	1915.00	1	1,915
Fireplace: Prefab 2 Story	2505.00	1	2,505

(16) Porches

	Rate	Size	Cost
WCP (1 Story), Standard	20.23	244	4,936
WPP, Standard	9.78	256	2,504
WSEP (1 Story), Standard	27.78	164	4,556
WPP, Standard	30.00	21	630

(16) Deck/Balcony

	Rate	Size	Cost
Treated Wood, Standard	6.51	347	2,259

(17) Basement Garages

	Rate	Size	Cost
Basement Garage: 1 Car	1550.00	1	1,550
Automatic Doors	375.00	1	375

County Multiplier = 1.39 =>

Cost New = 212,693

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,

Depr.Cost = 180,789

Separately Depreciated Items:

(9) Basement Finish

	Rate	Size	Cost
Basement Recreation Finish	11.45	1485	17,003
County Multiplier = 1.39 =>			Cost New = 23,635
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 11,817

Total Depreciated Cost = 192,606

ECF (4031 RURAL)

1.250 => TCV of Bldg: 1 = 240,758

2018 Est. T.C.V. 006-031-010-30 = 283,100

Est. TCV/Total Floor Area = 152.53, Most recent sale 11/01/2000 for 54,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
142,400	142,400	142,400	142,400	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-800	0	-800	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
141,600	141,600	141,600	145,390	141,600	141,600	

45-006-031-011-00 2018 Est. T.C.V. RAYMOND RONALD & MARTHA
 Property Class: 401 3410 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	200.00	165.00	1.0000	0.0000	360	50*	INTEREST 50%	0
TRUMBULL AVG	64.00	165.00	1.0000	0.0000	360	50*	SURPLUS: ZONING 100 FT	0
SECTION 03 TRUMBULL 1.35 U			43560 SqFt	1.35000	100			58,806

* denotes lines that do not contribute to the total acreage calculation.
 264 Actual Front Feet, 1.00 Total Acres Total Est. Land Value = 58,806

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+10 Blt 1999

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1170 SF Floor Area = 1755 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Pine Logs	Basement	95.22	0.00	0.00	1170	111,407

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(15) Built-Ins & Fireplaces

Fireplace: 2nd on Same Stack	2650.00	1	2,650
Fireplace: Exterior 1 Story	3875.00	1	3,875

(16) Deck/Balcony

Treated Wood, Standard	6.10	780	4,758
Treated Wood, Standard	6.35	473	3,004

County Multiplier = 1.39 => Cost New = 179,107

Phy./Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 143,286
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 179,107

2018 Est. T.C.V. 006-031-011-00 = 242,913

Est. TCV/Total Floor Area = 138.41, Most recent sale 04/15/2002 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
122,100	122,100	122,100	122,100	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-600	0	-600	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
121,500	121,500	121,500	124,664	121,500	121,500

45-006-031-013-00	2018 Est. T.C.V.	LAYCOCK WILLIAM B
Property Class: 402		W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 03 TRUMBULL	.80	L	156816	SqFt	0.80000	100		125,453
			3.60	Total Acres			Total Est. Land Value =	125,453

2018 Est. T.C.V. 006-031-013-00 = 125,453

Est. TCV/Total Floor Area = 71.48

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
62,700	62,700	62,700	24,286	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	510	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
62,700	62,700	62,700	24,796	24,796	24,796	

45-006-031-014-00 2018 Est. T.C.V. QUINN MAUREEN F
 Property Class: 401 3395 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> RURAL SITE 60K					60000	100		60,000
200 Actual Front Feet, 1.25 Total Acres Total Est. Land Value =								60,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1974

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1200 SF Floor Area = 1200 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	65.02	0.00	-0.27	624	40,404
1	Story Siding	Overhang	37.77	0.00	0.00	576	21,756

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	2	1,550

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825
Fireplace: Wood Stove	1350.00	1	1,350

(16) Deck/Balcony

Treated Wood, Standard	8.82	80	706
Treated Wood, Standard	6.14	608	3,733

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	17.55	576	10,109
Common Wall: 2 Wall	-2100.00	1	-2,100
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 129,189

Phy/Ab.Phy/Func/Econ/Comb.%Good= 71/100/100/100/71.0, Depr.Cost = 91,724
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 114,656

2018 Est. T.C.V. 006-031-014-00 = 179,656

Est. TCV/Total Floor Area = 149.71, Most recent sale 09/26/1997 for 113,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
95,200	95,200	95,200	84,199	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-5,400	0	1,768	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
89,800	89,800	89,800	85,967	85,967	0

45-006-031-014-11 2018 Est. T.C.V. PATEL SAMIR S & DEEKO
 Property Class: 401 3411 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value F> RURAL RIDGE					100000	100		100,000
200 Actual Front Feet, 0.92 Total Acres Total Est. Land Value =								100,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	3270	0	0
Shed: Wood Frame	15.43	1.00	80	50	617
Total Estimated Land Improvements True Cash Value =					617

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 2006

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 592 SF Floor Area = 1184 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	143.83	0.00	3.70	592	87,338

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish

Basement Living Finish	19.75	592	11,692
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
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(16) Porches

WSEP (1 Story), Standard	40.08	96	3,848
WPP, Standard	12.76	180	2,297

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	35.30	198	6,989
Automatic Doors	425.00	1	425

County Multiplier = 1.39 => Cost New = 180,448

Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0, Depr.Cost = 171,426
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 257,138

2018 Est. T.C.V. 006-031-014-11 = 357,755

Est. TCV/Total Floor Area = 302.16, Most recent sale 08/14/2017 for 427,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
122,500	122,500	122,500	122,500	2.10	
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
20,600	35,800	0	20,600	35,800	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
178,900	178,900	178,900	145,672	178,900	0

45-006-031-014-20 2018 Est. T.C.V. SHOFFNER JAY P & MARY
 Property Class: 401 3393 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value F> RURAL RIDGE					100000	100		100,000
200 Actual Front Feet, 1.01 Total Acres Total Est. Land Value =								100,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Fencing: Wd, Split, 2 Rail	9.26	1.00	90	50	417
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,417

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 1973

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1641 SF Floor Area = 2641 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Mich Bsmnt.	91.96	-5.37	2.77	720	64,339
1	Story Siding	Basement	74.92	0.00	1.85	921	70,705
1	Story Siding	Overhang	40.60	0.00	0.00	640	25,984

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior

Stone Veneer	11.20	64	717
Walk out Basement Door(s)	1025.00	1	1,025

(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	2	7,050
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100
Fireplace: Wood Stove	2000.00	1	2,000

(16) Porches

WPP, Standard	8.50	1051	8,934
WPP, Standard	9.91	418	4,142
WPP, Standard	11.39	245	2,791
WCP (1 Story), Standard	39.80	57	2,269
WCP (1 Story), Standard	62.05	23	1,427

County Multiplier = 1.39 => Cost New = 289,346

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 260,411

Separately Depreciated Items:

(9) Basement Finish

Basement Recreation Finish	13.50	921	12,434
County Multiplier = 1.39 =>			Cost New = 17,283
Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0,			Depr.Cost = 8,641

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	27.37	575	15,738
Common Wall: 1 Wall	-1425.00	1	-1,425
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 21,076

Phy/Ab.Phy/Func/Econ/Comb.%Good=100/100/100/100/100.0, Depr.Cost = 21,076

Total Depreciated Cost = 290,129

ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 435,193

2018 Est. T.C.V. 006-031-014-20 = 540,610

Est. TCV/Total Floor Area = 204.70, Most recent sale 11/29/2007 for 0

Parcel Number: 45-006-031-014-20

Page: 2

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
242,600	242,600	242,600	242,600	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	27,700	0	0	5,094	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
270,300	270,300	270,300	247,694	247,694	247,694	

45-006-031-015-00 2018 Est. T.C.V. LAYCOCK WILLIAM B
 Property Class: 401 3209 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			18.250	Acres	7,500	100		136,875
SECTION 03 TRUMBULL	.80	L	87120	SqFt	0.80000	100		69,696
20.25 Total Acres Total Est. Land Value =								206,571

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.86	1.00	5000	0	0
Shed: Wood Frame	14.13	1.00	120	50	848
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,848

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls BC Blt 1981

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 2120 SF Floor Area = 3860 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2.5	Story Siding	Basement	129.11	0.00	0.00	1160	149,768
1	Story Siding	Overhang	39.04	0.00	0.00	960	37,478

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	2	7,050

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 2 Story	4800.00	1	4,800

(16) Porches

WCP (1 Story), Standard	18.57	534	9,916
WPP, Standard	12.82	178	2,282
WPP, Standard	10.11	390	3,943

(16) Deck/Balcony

Treated Wood, Standard	7.00	533	3,731
Treated Wood, Standard	6.90	732	5,051

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	18.12	960	17,395
Common Wall: 1/2 Wall	-725.00	1	-725
Automatic Doors	425.00	3	1,275

County Multiplier = 1.39 => Cost New = 350,689

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 280,551
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 350,689

2018 Est. T.C.V. 006-031-015-00 = 563,108

Est. TCV/Total Floor Area = 145.88

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
282,800	282,800	282,800	197,548	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,200	0	4,148	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
281,600	281,600	281,600	201,696	201,696	201,696	

45-006-031-016-00 2018 Est. T.C.V. MIKOLAITIS NANCY
 Property Class: 401 3313 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
RES CO 675	220.00	538.56	1.0000	1.0000	800	100		176,000
220 Actual Front Feet, 2.72 Total Acres Total Est. Land Value =								176,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	240	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+10 Blt 1981

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 980 SF Floor Area = 1430 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	94.49	0.00	0.00	900	85,041
1	Story Siding	Crawl Space	74.24	-10.81	0.00	80	5,074

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish

Basement Recreation Finish	11.45	870	9,962
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250
Fireplace: Wood Stove	1350.00	1	1,350

(16) Porches

WPP, Standard	7.63	520	3,968
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(16) Deck/Balcony

Treated Wood, Standard	6.95	220	1,529
Treated Wood, Standard	8.77	82	719

County Multiplier = 1.39 => Cost New = 170,313

Phy/Ab.Phy/Func/Econ/Comb.%Good= 74/100/100/100/74.0, Depr.Cost = 126,032

Separately Depreciated Items:

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	15.31	784	12,003
County Multiplier = 1.39 =>			Cost New = 16,684
Phy/Ab.Phy/Func/Econ/Comb.%Good= 89/100/100/100/89.0,			Depr.Cost = 14,849

Total Depreciated Cost = 140,881

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 176,101

2018 Est. T.C.V. 006-031-016-00 = 354,601

Est. TCV/Total Floor Area = 247.97, Most recent sale 06/23/1995 for 170,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
177,900	177,900	177,900	126,577	2.10		
2018	New Eq.	Adj.	Loss	Additions	Tax Adjustment	Losses
0	-600	0	0	2,658	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
177,300	177,300	177,300	129,235	129,235	129,235	

45-006-031-018-00 2018 Est. T.C.V. MACHUTA JOSEPH & TOOSLEY ADAM
 Property Class: 401 3235 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

Description	* Factors *		VIEW FRONTAGE		Rate	%Adj.	Reason	Value
	Frontage	Depth	Front	Depth				
TRUMBULL RD	414.97	822.98	1.0000	0.0000	750	100*		0
SECTION 03 TRUMBULL .80 L		170755	SqFt	0.80000	100			136,604
SECTION 03 .4		170755	SqFt	0.40000	100			68,302
* denotes lines that do not contribute to the total acreage calculation.								
415 Actual Front Feet, 7.84 Total Acres Total Est. Land Value =								204,906

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

< Cost Estimates for Res. Building: 1 Mobile Home Class: Low Quality >
 (11) Heating System: Wall Furnace

Unit	Exterior	Roof	Rate	Heat/Roof	Ext.(%)	Size	Cost
BaseUnit	Ribbed	Metal	29.99	-0.80	0	864	25,220

Other Additions/Adjustments	Rate	Size	Cost
Free Standing Roof	4.15	1200	4,980

(9) Foundation

Foundation Wall: Concrete	7.13	0	0
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(13) Plumbing

Average Fixture(s)	405.00	1	405
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(14) Water/Sewer

Well, 100 Feet	2425.00	1	2,425
1000 Gal Septic	2720.00	1	2,720

(15) Built-Ins & Fireplaces

Appliance Allowance	1235.00	1	1,235
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County Multiplier = 1.39 => Cost New = 51,409

Phy/Ab.Phy/Func/Econ/Comb.%Good= 35/100/100/100/35.0, Depr.Cost = 17,993

Separately Depreciated Items:

(16) Porches

WPP, Standard	25.48	24	612
County Multiplier = 1.39 =>			Cost New = 850
Phy/Ab.Phy/Func/Econ/Comb.%Good= 10/100/100/100/10.0,			Depr.Cost = 85

Total Depreciated Cost = 18,078
 ECF (4031 RURAL) 0.600 => TCV of Bldg: 1 = 10,847

2018 Est. T.C.V. 006-031-018-00 = 217,253

Est. TCV/Total Floor Area = 251.45, Most recent sale 01/02/2018 for 185,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
108,700	108,700	108,700	45,102	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-100	0	947	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
108,600	108,600	108,600	46,049	46,049	0	

45-006-031-019-00 2018 Est. T.C.V. DURKEE DARRELL G
 Property Class: 401 3213 W TRUMBULL RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
RES CO 675	112.00	825.00	1.0000	1.0000	800	100		89,600
112 Actual Front Feet, 2.12 Total Acres Total Est. Land Value =								89,600

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1940

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1024 SF Floor Area = 1024 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	59.06	-10.40	0.00	704	34,257
1	Story Siding	Crawl Space	59.06	-8.71	0.00	320	16,112

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
2 Fixture Bath	1325.00	1	1,325

(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Interior 1 Story	2900.00	1	2,900

(16) Porches

WPP, Standard	12.79	120	1,535
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(16) Deck/Balcony

Treated Wood, Standard	7.73	112	866
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(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	23.24	280	6,507
Automatic Doors	375.00	1	375

County Multiplier = 1.39 =>

Cost New = 99,199

Phy/Ab.Phy/Func/Econ/Comb.%Good= 64/100/100/100/64.0, Depr.Cost = 63,488

Separately Depreciated Items:

(17) Garages

Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost	9.71	1200	11,652
Automatic Doors	375.00	1	375
No Floor Deduction	-3.10	1200	-3,720

County Multiplier = 1.39 =>

Cost New = 11,547

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 10,392

Total Depreciated Cost = 73,880

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 92,350

2018 Est. T.C.V. 006-031-019-00 = 183,450

Est. TCV/Total Floor Area = 179.15, Most recent sale 10/06/1995 for 89,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
92,100	92,100	92,100	71,244	2.10		
2018 New Eq.	Adj.	Loss	Additions	Tax Adjustment	Losses	
0	-400	0	0	1,496	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
91,700	91,700	91,700	72,740	72,740	72,740	

45-006-031-019-50 2018 Est. T.C.V. ZBOYAN DOROTHY R & ZBOYAN ROY
 Property Class: 401 7398 S DUNNS FARM RD
 Map #: 4 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	200.00	366.00	1.0000	1.0000	500	100		100,000
S DUNNS 500	31.00	366.00	1.0000	1.0000	500	50	SURPLUS: ZONING 100 FT	7,750
231 Actual Front Feet, 1.94 Total Acres Total Est. Land Value =								107,750

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1965

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 792 SF Floor Area = 792 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	70.58	-12.41	0.00	792	46,071

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 760.00 1 760

(14) Water/Sewer

Well, 100 Feet 2700.00 1 2,700
1000 Gal Septic 3085.00 1 3,085

(15) Built-Ins & Fireplaces

Appliance Allowance 1915.00 1 1,915
Fireplace: Interior 1 Story 3250.00 1 3,250

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost 18.03 656 11,828
Automatic Doors 375.00 1 375

County Multiplier = 1.39 => Cost New = 97,277

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Depr.Cost = 58,366

Separately Depreciated Items:

(16) Porches

WSEP (1 Story), Standard 27.53 168 4,625

County Multiplier = 1.39 => Cost New = 6,429

Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0, Depr.Cost = 6,107

Total Depreciated Cost = 64,473

ECF (4031 RURAL) 1.250 => TCv of Bldg: 1 = 80,592

2018 Est. T.C.V. 006-031-019-50 = 189,842

Est. TCv/Total Floor Area = 239.70, Most recent sale 05/16/1987 for 9,900

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
95,200	95,200	95,200	56,051	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-300	0	0	1,177	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
94,900	94,900	94,900	57,228	57,228	57,228	

45-006-031-020-00	2018 Est. T.C.V.	ZBOYAN ROY W & NIXON JONELL
Property Class: 402		7398 S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	165.00	463.00	1.0000	0.0000	500	100*		0
S DUNNS 500	65.00	463.00	1.0000	0.0000	500	50*	SURPLUS: ZONING 100 FT	0
SECTION 03 .8			76404	SqFt	0.80000	100		61,123
* denotes lines that do not contribute to the total acreage calculation.								
230 Actual Front Feet, 1.75 Total Acres								Total Est. Land Value = 61,123

2018 Est. T.C.V. 006-031-020-00 = 61,123

Est. TCV/Total Floor Area = 77.18

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
30,600	30,600	30,600	13,354	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	280	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
30,600	30,600	30,600	13,634	13,634	13,634	

45-006-031-020-10 2018 Est. T.C.V. WIESEN LAURA A
 Property Class: 401 7574 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	200.00	445.00	1.0000	0.0000	360	100*		0
SECTION 03 .8			88993 SqFt	0.80000	100			71,194

* denotes lines that do not contribute to the total acreage calculation.
 200 Actual Front Feet, 2.04 Total Acres Total Est. Land Value = 71,194

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Brick on Sand	8.62	1.00	153	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1975

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1104 SF Floor Area = 1104 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	58.24	-8.54	0.00	1104	54,869

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 630.00 1 630

(14) Water/Sewer

Well, 100 Feet 2550.00 1 2,550
 1000 Gal Septic 2895.00 1 2,895

(15) Built-Ins & Fireplaces

Appliance Allowance 1415.00 1 1,415
 Garbage Disposal 190.00 1 190
 Vented Hood 285.00 1 285

(16) Porches

CPP, Standard 27.45 24 659
 CCP (1 Story), Standard 64.59 16 1,033

(16) Deck/Balcony

Pine, Standard 5.16 264 1,362

(17) Garages

Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost 11.14 768 8,556
 Mechanical Doors 350.00 3 1,050

County Multiplier = 1.39 => Cost New = 104,936

Phy/Ab.Phy/Func/Econ/Comb.%Good= 64/100/100/100/64.0, Depr.Cost = 67,159
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 83,949

2018 Est. T.C.V. 006-031-020-10 = 160,143

Est. TCV/Total Floor Area = 145.06, Most recent sale 07/16/2002 for 169,900

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
80,400	80,400	80,400	79,039	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-300	0	0	1,061	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
80,100	80,100	80,100	80,698	80,100	80,100	

45-006-031-020-30	2018 Est. T.C.V.	ZBOYAN ROY W & NIXON JONELL
Property Class: 402		7398 S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	100.00	450.00	1.0000	0.0000	500	100*		0
S DUNNS 500	65.00	450.00	1.0000	0.0000	500	50*	SURPLUS: ZONING 100 FT	0
SECTION 03 .8			74270	SqFt	0.80000	100		59,416
* denotes lines that do not contribute to the total acreage calculation.								
165 Actual Front Feet, 1.71 Total Acres								Total Est. Land Value = 59,416

2018 Est. T.C.V. 006-031-020-30 = 59,416

Est. TCV/Total Floor Area = 53.82

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
29,700	29,700	29,700	13,354	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	280	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
29,700	29,700	29,700	13,634	13,634	13,634	

45-006-031-021-00	2018 Est. T.C.V.	SCHOFIELD ROSS & SHERRY
Property Class: 402		W TRUMBULL RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	257.56	512.45	1.0000	0.0000	360	100*		0
SECTION 03 .4			131987 SqFt	0.40000	100			52,795
* denotes lines that do not contribute to the total acreage calculation.								
258 Actual Front Feet, 3.03 Total Acres								Total Est. Land Value = 52,795

2018 Est. T.C.V. 006-031-021-00 = 52,795

Est. TCv/Total Floor Area = 47.82

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
26,400	26,400	26,400	26,400	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
26,400	26,400	26,400	26,954	26,400	0	

45-006-031-021-10 2018 Est. T.C.V. LAKE DOUGLAS G & MARY D
 Property Class: 401 3552 W TRUMBULL RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	400.00	265.46	1.0000	0.0000	360	100*		0
TRUMBULL AVG	92.27	265.46	1.0000	0.0000	360	100*		0
SECTION 03 .4			130680	SqFt	0.40000	100		52,272

* denotes lines that do not contribute to the total acreage calculation.
 492 Actual Front Feet, 3.00 Total Acres Total Est. Land Value = 52,272

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.41	1.00	1112	0	0
D/W/P: Asphalt Paving	2.01	1.00	2200	0	0
D/W/P: Patio Blocks	10.87	1.00	607	0	0
Fencing: Wd, Picket, 30-40	14.75	1.00	311	50	2,294
Fencing: Wire Mesh, #11	1.76	1.00	889	50	782
Shed: Wood Frame	15.28	1.00	154	50	1,176

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	1.0	100	10,000
Total Estimated Land Improvements True Cash Value =					14,252

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls B-5 Blt 1999

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2319 SF Floor Area = 3655 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Basement	90.14	0.00	2.11	2319	213,928
1	Story Siding	Overhang	44.82	0.00	0.00	747	33,481
0.5	Story Siding	Overhang	20.03	0.00	0.00	18	361

Other Additions/Adjustments Rate Size Cost

(1) Exterior
Stone Veneer 12.15 10 122(13) Plumbing
Average Fixture(s) 1475.00 1 1,475
3 Fixture Bath 4650.00 3 13,950(14) Water/Sewer
Well, 100 Feet 3050.00 1 3,050
1000 Gal Septic 3850.00 1 3,850(15) Built-Ins & Fireplaces
Appliance Allowance 4125.00 1 4,125
Fireplace: Prefab 2 Story 5395.00 1 5,395
Fireplace: Raised Hearth 425.00 1 425(16) Porches
WCP (1 Story), Standard 24.02 315 7,566
WCP (1 Story), Standard 25.59 246 6,295
WPP, Standard 30.49 27 823(17) Garages
Class:B Exterior: Siding Foundation: 42 Inch (Finished)
Base Cost 29.08 747 21,723
Common Wall: 1/2 Wall -950.00 1 -950
Automatic Doors 500.00 2 1,000

County Multiplier = 1.39 => Cost New = 440,099

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 374,084
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 467,605

2018 Est. T.C.V. 006-031-021-10 = 534,129

Est. TCV/Total Floor Area = 146.14, Most recent sale 07/15/2010 for 516,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
282,600	282,600	282,600	263,986	2.10	
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
0	-15,500	0	0	3,114	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
267,100	267,100	267,100	269,529	267,100	267,100

45-006-031-021-15 2018 Est. T.C.V. BAUMDRAHER GARY
 Property Class: 401 3600 W TRUMBULL RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.00	619.55	1.0000	0.0000	360	100*		0
TRUMBULL AVG	83.89	619.55	1.0000	0.0000	360	50*	SURPLUS: ZONING	0
ACREAGE TABLE 4031			5.460	Acres	14,821	100		80,920

* denotes lines that do not contribute to the total acreage calculation.
 384 Actual Front Feet, 5.46 Total Acres Total Est. Land Value = 80,920

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	11.06	1.00	120	50	663
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					2,163

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1900

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 700 SF Floor Area = 980 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	96.97	0.00	0.00	560	54,303
1	Story Siding	Crawl Space	76.23	-11.29	0.00	140	9,092

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing			
Average Fixture(s)	760.00	1	760

(14) Water/Sewer			
Well, 100 Feet	2700.00	1	2,700
2000 Gal Septic	5000.00	1	5,000

(15) Built-Ins & Fireplaces			
Appliance Allowance	1915.00	1	1,915

(16) Porches			
WGEP (1 Story), Standard	48.08	80	3,846

(17) Garages			
Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)			
Base Cost	22.61	324	7,326
Mechanical Doors	350.00	1	350
Class:C Exterior: Pole Foundation: 18 Inch (Unfinished)			
Base Cost	11.60	768	8,909
Mechanical Doors	350.00	2	700

County Multiplier = 1.39 => Cost New = 131,912

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 72,552
 ECF (4031 RURAL) 1.250 => TCv of Bldg: 1 = 90,689

2018 Est. T.C.V. 006-031-021-15 = 173,772

Est. TCv/Total Floor Area = 177.32, Most recent sale 03/31/2004 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
87,200	87,200	87,200	60,767	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-300	0	0	1,276	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
86,900	86,900	86,900	62,043	62,043	62,043	

45-006-031-021-30 2018 Est. T.C.V. GORRELL GERALD A & JANICE A
 Property Class: 401 3596 W TRUMBULL RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	314.00	436.00	1.0000	0.0000	360	100*		0
SECTION 03 .4			136909	SqFt	0.40000	100		54,764

* denotes lines that do not contribute to the total acreage calculation.
 314 Actual Front Feet, 3.14 Total Acres Total Est. Land Value = 54,764

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1988

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1240 SF Floor Area = 1720 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	86.50	-9.69	0.00	960	73,738
1	Story Siding	Basement	67.92	0.00	0.00	280	19,018

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Wood Stove	1350.00	1	1,350

(16) Porches

WSEP (1 Story), Standard	34.95	100	3,495
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(16) Deck/Balcony

Treated Wood, Standard	6.15	576	3,542
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(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	22.80	400	9,120
Common Wall: 1 Wall	-1300.00	1	-1,300
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 167,040

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 133,632
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 167,040

2018 Est. T.C.V. 006-031-021-30 = 226,804

Est. TCV/Total Floor Area = 131.86

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
114,000	114,000	114,000	85,117	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	-600	0	0	1,787	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
113,400	113,400	113,400	86,904	86,904	86,904	

45-006-031-023-10	2018 Est. T.C.V.	JOHNSON JAMES D &
Property Class: 402		S DUNNS FARM RD
Map #: 7	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			76.790 Acres		5,105	100		391,975
SECTION 03			77 SqFt		0.00000	100		0
			76.79 Total Acres				Total Est. Land Value =	391,975

2018 Est. T.C.V. 006-031-023-10 = 391,975

Est. TCV/Total Floor Area = 227.89

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
196,000	196,000	196,000	31,177	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	654	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
196,000	196,000	196,000	31,831	31,831	0	

45-006-031-024-00	2018 Est. T.C.V.	DUTMERS FAMILY PARTNERSHIP
Property Class: 402		S DUNNS FARM RD
Map #: 7	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			40.000	Acres	7,500	100		300,000
		40.00	Total	Acres	Total	Est.	Land Value =	300,000

2018 Est. T.C.V. 006-031-024-00 = 300,000

Est. TCV/Total Floor Area = 174.42

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
150,000	150,000	150,000	55,880	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	0	1,173	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
150,000	150,000	150,000	57,053	57,053	0	

45-006-031-025-00	2018 Est. T.C.V.	JOHNSON FAMILY PARTNERSHIP EAST
Property Class: 402		7758 S DUNNS FARM RD
Map #: 5,6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	101.50	969.91	1.0000	1.0000	500	100		50,750
ACREAGE TABLE 4031			69.180	Acres	5,391	100		372,950
102 Actual Front Feet, 71.44			Total Acres		Total Est. Land Value =			423,700

2018 Est. T.C.V. 006-031-025-00 = 423,700

Est. TCV/Total Floor Area = 246.34, Most recent sale 11/26/1990 for 10

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
211,900	211,900	211,900	40,650	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	853	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
211,900	211,900	211,900	41,503	41,503	0	

45-006-031-026-00 2018 Est. T.C.V. CHENEY SHIRLEY TR &
 Property Class: 201 7081 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
SECTION 03 TRUMBULL	.80 L	244709	SqFt	0.80000	125	COMMERCIAL USE		244,709
SECTION 03		12295	SqFt	0.00000	100	ROW		0
5.90 Total Acres Total Est. Land Value =								244,709

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.42	1.39	1817	50	1,793
D/W/P: 4in Concrete	3.12	1.39	1025	50	2,223
Total Estimated Land Improvements True Cash Value =					4,016

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls D Blt 1953

(11) Heating System: Forced Air w/o Ducts

Ground Area = Size for Rates = 630 SF Floor Area = 630 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	54.48	-10.60	0.00	630	27,644

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 525.00 1 525

(16) Deck/Balcony

Treated Wood,Standard 6.03 325 1,960

(17) Carports

Tar & Gravel 7.75 187 1,449

(17) Garages

Class:D Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost 18.73 406 7,604

Mechanical Doors 325.00 1 325

County Multiplier = 1.39 => Cost New = 54,916

Phy/Ab.Phy/Func/Econ/Comb.%Good= 74/100/100/100/74.0, Depr.Cost = 40,638

ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 1 = 56,893

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 1953

Description of Occupancy: 40*25 APARTMENT

Costs are taken from the Multiple Residence cost schedules.

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

Class: D,Siding Quality: Low Cost Percent Adj: +0

Base Rate for Upper Floors = 36.90

(10) Heating system: Wall or Floor Furnace Cost/SqFt: 0.00 100%

Adjusted Square Foot Cost for Upper Floors = 36.90

1 Stories Number of Stories Multiplier: 1.000

Average Height per Story: 8 Height per Story Multiplier: 0.970

Total Floor Area: 1,000 # of Units: 0 Perim. Multiplier: 1.000

Refined Square Foot Cost for Upper Floors: 35.78

County Multiplier: 1.39, Final Square Foot Cost for Upper Floors = 49.732

Total Floor Area: 1,000 Base Cost New of Upper Floors = 49,732

Reproduction/Replacement Cost = 49,732

Eff.Age:34 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 46 /100/100/100/46.0

Total Depreciated Cost = 22,877

ECF (2213 - COMMERCIAL MOTELS) 1.350 => TCV of Bldg: 1 = 30,884

Replacement Cost/Floor Area= 49.73 Est. TCV/Floor Area= 30.88

Cost Estimates for Commercial/Industrial Building/Section: 2 Built 0

Description of Occupancy: 17*86

Costs are taken from the Motel cost schedules.

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

Parcel Number: 45-006-031-026-00

Page: 2

Class: D Quality: Low Cost Percent Adj: +0

Base Rate for Upper Floors = 45.40

(10) Heating system: Wall or Floor Furnace Cost/SqFt: 0.00 100%
Adjusted Square Foot Cost for Upper Floors = 45.40

1 Stories Number of Stories Multiplier: 1.000
Average Height per Story: 8 Height per Story Multiplier: 0.970
Total Floor Area: 1,462 # of Units: 8 Perim. Multiplier: 1.092
Refined Square Foot Cost for Upper Floors: 48.10

County Multiplier: 1.39, Final Square Foot Cost for Upper Floors = 66.858

Total Floor Area: 1,462 Base Cost New of Upper Floors = 97,746

Reproduction/Replacement Cost = 97,746
Eff.Age:34 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 50 /100/100/100/50.0
Total Depreciated Cost = 48,873

ECF (2213 - COMMERCIAL MOTELS) 1.350 => TCV of Bldg: 2 = 65,978
Replacement Cost/Floor Area= 66.86 Est. TCV/Floor Area= 45.13

Cost Estimates for Commercial/Industrial Building/Section: 3 Built 1953
Description of Occupancy: COFFEE SHOP

Costs are taken from the Restaurant cost schedules.

<<<<< Calculator Cost Computations >>>>>
Class: D Quality: Low Cost Percent Adj: +0

Base Rate for Upper Floors = 59.85

(10) Heating system: Wall or Floor Furnace Cost/SqFt: -3.40 100%
Adjusted Square Foot Cost for Upper Floors = 56.45

1 Stories Number of Stories Multiplier: 1.000
Average Height per Story: 8 Height per Story Multiplier: 0.920
Ave. Floor Area: 720 Perimeter: 108 Perim. Multiplier: 1.354
Refined Square Foot Cost for Upper Floors: 70.32

County Multiplier: 1.39, Final Square Foot Cost for Upper Floors = 97.743

Total Floor Area: 720 Base Cost New of Upper Floors = 70,375

Reproduction/Replacement Cost = 70,375
Eff.Age:34 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 50 /100/100/100/50.0
Total Depreciated Cost = 35,187

ECF (2213 - COMMERCIAL MOTELS) 1.350 => TCV of Bldg: 3 = 47,503
Replacement Cost/Floor Area= 97.74 Est. TCV/Floor Area= 65.98

Cost Estimates for Commercial/Industrial Building/Section: 4 Built 0

Costs are taken from the Motel cost schedules.

<<<<< Calculator Cost Computations >>>>>
Class: D Quality: Low Cost Percent Adj: +0

Base Rate for Upper Floors = 45.40

(10) Heating system: Wall or Floor Furnace Cost/SqFt: 0.00 100%
Adjusted Square Foot Cost for Upper Floors = 45.40

1 Stories Number of Stories Multiplier: 1.000
Average Height per Story: 8 Height per Story Multiplier: 0.970
Total Floor Area: 1,156 # of Units: 3 Perim. Multiplier: 0.995
Refined Square Foot Cost for Upper Floors: 43.83

County Multiplier: 1.39, Final Square Foot Cost for Upper Floors = 60.930

Total Floor Area: 1,156 Base Cost New of Upper Floors = 70,435

Reproduction/Replacement Cost = 70,435
Eff.Age:34 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 50 /100/100/100/50.0
Total Depreciated Cost = 35,218

ECF (2213 - COMMERCIAL MOTELS) 1.350 => TCV of Bldg: 4 = 47,544
Replacement Cost/Floor Area= 60.93 Est. TCV/Floor Area= 41.13

Parcel Number: 45-006-031-026-00

Page: 3

Total Estimated True Cash Value of Commercial/Industrial Buildings = 191,909

2018 Est. T.C.V. 006-031-026-00 = 497,527

Est. TCV/Total Floor Area = 100.15, Most recent sale 07/07/2009 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
244,500	244,500	244,500	196,714	2.10		
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	4,300	0	0	4,130	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
248,800	248,800	248,800	200,844	200,844	40,169	

45-006-031-026-50 2018 Est. T.C.V. SIELAFF DONALD JAMES
 Property Class: 401 7099 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4030V.4030V - SECTION 30

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
\$200/FF	263.00	503.51	1.0000	0.0000	200	100*		0
SECTION 30 .30			132422	SqFt	0.30000	100		39,727
* denotes lines that do not contribute to the total acreage calculation.								
263 Actual Front Feet, 3.04 Total Acres Total Est. Land Value =								39,727

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C-5 Blt 2003

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 816 SF Floor Area = 816 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	66.60	-9.80	0.00	816	46,349

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
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(14) Water/Sewer

Well, 200 Feet	4975.00	1	4,975
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Wood Stove	1350.00	1	1,350

(16) Deck/Balcony

Treated Wood, Standard	10.25	50	513
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(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	16.72	768	12,841
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 =>

Cost New = 100,271

Phy/Ab.Phy/Func/Econ/Comb.%Good= 91/100/100/100/91.0, Depr.Cost = 91,246
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 114,058

2018 Est. T.C.V. 006-031-026-50 = 158,785

Est. TCV/Total Floor Area = 194.59

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
79,800	79,800	79,800	77,622	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-400	0	1,630	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
79,400	79,400	79,400	79,252	79,252	79,252	

45-006-031-027-00	2018 Est. T.C.V.	BWR ASSOCIATION LLC
Property Class: 705		7167 S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	325.52	133.82	1.0000	1.0000	500	100		162,760
326 Actual Front Feet, 1.00 Total Acres Total Est. Land Value =								162,760

2018 Est. T.C.V. 006-031-027-00 = 0

Est. TCV/Total Floor Area = 0.00, Most recent sale 10/01/2007 for 175,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	0

45-006-031-027-12 2018 Est. T.C.V. PARHAM JOHN
 Property Class: 401 7207 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	100.00	343.65	1.0000	1.0000	500	100		50,000
S DUNNS 500	7.44	34.65	1.0000	1.0000	500	50	SURPLUS: ZONING 100 FT	1,860
107 Actual Front Feet, 0.80 Total Acres Total Est. Land Value =								51,860

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 4in Concrete	3.61	1.00	117	0	0
D/W/P: Crushed Rock	1.24	1.00	32	0	0
Fencing: Wd, Basket, 5 ft.	18.20	1.00	80	50	728
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					3,228

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C-5 Blt 1989

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 960 SF Floor Area = 960 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	64.39	-9.39	0.00	960	52,800

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

WCP (1 Story), Standard	60.39	20	1,208
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(16) Deck/Balcony

Treated Wood, Standard	12.43	36	447
Treated Wood, Standard	6.96	219	1,524
Treated Wood, Standard	21.50	12	258

(16) Breezeways

Frame Wall, Finished	27.75	104	2,886
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(17) Garages

Class: C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	18.48	512	9,462
Common Wall: 1/2 Wall	-525.00	1	-525
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 114,738

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 91,790
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 114,738

2018 Est. T.C.V. 006-031-027-12 = 169,826

Est. TCV/Total Floor Area = 176.90, Most recent sale 06/20/2008 for 165,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
85,300	85,300	85,300	78,303	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-400	0	1,644	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
84,900	84,900	84,900	79,947	79,947	0

45-006-031-027-13 2018 Est. T.C.V. WHITALL ROBERT W & OWENS SHIRLEY M
 Property Class: 401 7189 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	100.00	278.93	1.0000	1.0000	500	100		50,000
S DUNNS 500	9.08	278.93	1.0000	1.0000	500	50	SURPLUS: ZONING 100 FT	2,270
109 Actual Front Feet, 0.70 Total Acres Total Est. Land Value =								52,270

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.22	1.00	2500	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1989

(11) Heating System: Electric Wall Heat

Ground Area = Size for Rates = 0 SF Floor Area = 0 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost

Other Additions/Adjustments	Rate	Size	Cost
(14) Water/Sewer Well, 100 Feet	2550.00	1	2,550

(14) Water/Sewer

Well, 100 Feet

2550.00

1

2,550

(17) Garages

Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost

9.71

1280

12,429

Automatic Doors

375.00

1

375

County Multiplier = 1.39 =>

Cost New = 21,342

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 17,073

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 21,342

2018 Est. T.C.V. 006-031-027-13 = 75,112

Est. TCV/Total Floor Area = 0.00, Most recent sale 07/17/2014 for 80,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
37,600	37,600	37,600	37,536	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	64	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
37,600	37,600	37,600	38,324	37,600	0	

45-006-031-027-15	2018 Est. T.C.V.	CENTURYTEL
Property Class: 705		3615 W TRUMBULL RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 090.090 EXEMPT

* Factors *

Description	Frontage	Depth	Front	Depth	Rate %Adj.	Reason	Value
			0.00 Total Acres		Total Est.	Land Value =	0

2018 Est. T.C.V. 006-031-027-15	=	0
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Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	

45-006-031-027-20 2018 Est. T.C.V. WHITE DAVID & MARY
 Property Class: 401 3631 W TRUMBULL RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	300.10	188.76	0.6807	0.7241	360	100		53,251
300 Actual Front Feet, 1.30 Total Acres Total Est. Land Value =								53,251

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.24	1.00	1000	0	0
Shed: Wood Frame	13.02	1.00	52	50	338

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,838

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C-5 Blt 1993

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1040 SF Floor Area = 1040 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	63.40	-9.20	0.00	1040	56,368

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 760.00 1 760

(14) Water/Sewer

Well, 100 Feet 2700.00 1 2,700
1000 Gal Septic 3085.00 1 3,085

(15) Built-Ins & Fireplaces

Appliance Allowance 1915.00 1 1,915

(16) Porches

WPP, Standard 13.27 120 1,592

(16) Deck/Balcony

Treated Wood, Standard 21.50 12 258

(17) Garages

Class:C Exterior: Pole Foundation: 42 Inch (Unfinished)

Base Cost 12.73 746 9,497
Mechanical Doors 350.00 1 350

County Multiplier = 1.39 => Cost New = 106,370

Phy/Ab.Phy/Func/Econ/Comb.%Good= 88/100/100/100/88.0, Depr.Cost = 93,605
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 117,007

2018 Est. T.C.V. 006-031-027-20 = 172,096

Est. TCV/Total Floor Area = 165.48, Most recent sale 09/04/2015 for 177,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
84,500	84,500	84,500	81,930	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	1,500	0	0	1,720	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
86,000	86,000	86,000	83,650	83,650	0	

45-006-031-028-00 2018 Est. T.C.V. NEW NEIGHBORHOOD LODGING LLC
 Property Class: 401 3656 W TRUMBULL RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	338.00	500.00	1.0000	0.0000	500	100*	DUNNS RD FF	0
TRUMBULL AVG	186.00	730.00	1.0000	0.0000	360	100*	TRUMBLE RD FF	0
ACREAGE TABLE 4031			6.997	Acres	12,004	100		83,994

* denotes lines that do not contribute to the total acreage calculation.
 524 Actual Front Feet, 7.00 Total Acres Total Est. Land Value = 83,994

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 4in Ren. Conc.	4.21	1.00	450	50	947
D/W/P: Asphalt Paving	1.61	1.00	9500	50	7,648
Shed: Wood Frame	9.49	1.00	224	50	1,063

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					14,658

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1970

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1632 SF Floor Area = 1632 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	61.99	0.00	0.00	1266	78,479
1	Story Siding	Crawl Space	61.99	-8.59	0.00	366	19,544

Other Additions/Adjustments Rate Size Cost

(9) Basement Finish

Basement Recreation Finish 11.45 1232 14,106

(13) Plumbing

Average Fixture(s) 760.00 1 760
 3 Fixture Bath 2400.00 1 2,400

(14) Water/Sewer

Well, 100 Feet 2700.00 1 2,700
 1000 Gal Septic 3085.00 1 3,085

(15) Built-Ins & Fireplaces

Appliance Allowance 1915.00 1 1,915
 Fireplace: Interior 2 Story 3825.00 2 7,650
 Fireplace: 2nd on Same Stack 2650.00 1 2,650

(16) Porches

WPP, Standard 8.83 355 3,135

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost 13.50 1771 23,909
 Common Wall: 1/2 Wall -525.00 1 -525
 Automatic Doors 375.00 2 750

Class:BC Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost 12.19 3276 39,934
 Mechanical Doors 400.00 4 1,600

County Multiplier = 1.39 => Cost New = 280,909

Phy/Ab.Phy/Func/Econ/Comb.%Good= 66/100/100/100/66.0, Depr.Cost = 185,400
 ECF (4031 RURAL) 1.250 => TCv of Bldg: 1 = 231,750

2018 Est. T.C.V. 006-031-028-00 = 330,402

Est. TCv/Total Floor Area = 202.45, Most recent sale 11/16/2017 for 332,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
175,100	175,100	175,100	147,782	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-9,900	0	17,418	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
165,200	165,200	165,200	150,885	165,200	0	

45-006-031-030-00 2018 Est. T.C.V. DONOVAN KIM D
 Property Class: 401 7007 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	70.00	516.50	1.0000	1.0000	500	100		35,000
70 Actual Front Feet, 0.83 Total Acres Total Est. Land Value =								35,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.51	1.00	3330	50	2,514
Fencing: Wd, Split, 6 ft.	15.06	1.00	163	50	1,227
Shed: Wood Frame	11.23	1.00	64	50	359
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					6,600

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1970

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 864 SF Floor Area = 864 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	61.18	-10.84	0.00	864	43,494

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 630.00 1 630

(14) Water/Sewer

Well, 100 Feet 2550.00 1 2,550

1000 Gal Septic 2895.00 1 2,895

(15) Built-Ins & Fireplaces

Appliance Allowance 1415.00 1 1,415

(16) Deck/Balcony

Treated Wood, Standard 8.37 84 703

County Multiplier = 1.39 => Cost New = 71,845

Phy/Ab.Phy/Func/Econ/Comb.%Good= 82/100/100/100/82.0, Depr.Cost = 58,913

Separately Depreciated Items:

(17) Garages

Class:CD Exterior: Pole Foundation: 18 Inch (Unfinished)

Base Cost 11.14 768 8,556

Mechanical Doors 350.00 1 350

County Multiplier = 1.39 => Cost New = 12,379

Phy/Ab.Phy/Func/Econ/Comb.%Good= 89/100/100/100/89.0, Depr.Cost = 11,017

Total Depreciated Cost = 69,930

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 87,412

2018 Est. T.C.V. 006-031-030-00 = 129,012

Est. TCV/Total Floor Area = 149.32, Most recent sale 06/26/2006 for 137,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
64,300	64,300	64,300	56,800	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	200	0	1,192	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
64,500	64,500	64,500	57,992	57,992	57,992	

45-006-031-031-00	2018 Est. T.C.V.	WHITAKER KEITH W
Property Class: 402		S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	70.00	450.00	1.0000	1.0000	500	100		35,000
70 Actual Front Feet, 0.72 Total Acres								Total Est. Land Value = 35,000

2018 Est. T.C.V. 006-031-031-00 = 35,000

Est. TCV/Total Floor Area = 40.51

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
17,500	17,500	17,500	8,493	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	178	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
17,500	17,500	17,500	8,671	8,671	0	

45-006-031-032-00	2018 Est. T.C.V.	STACER JEFFREY
Property Class: 402		S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	70.00	250.00	1.0000	1.0000	500	100		35,000
70 Actual Front Feet, 0.40 Total Acres Total Est. Land Value =								35,000

2018 Est. T.C.V. 006-031-032-00 = 35,000

Est. TCV/Total Floor Area = 40.51

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
17,500	17,500	17,500	10,842	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	227	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
17,500	17,500	17,500	11,069	11,069	0	

45-006-031-033-00 2018 Est. T.C.V. LEWIS DONALD J
 Property Class: 401 7063 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	100.00	550.00	1.0000	1.0000	500	100		50,000
S DUNNS 500	50.00	550.00	1.0000	1.0000	500	50	SURPLUS: ZONING 100 FT	12,500
150 Actual Front Feet, 1.89 Total Acres Total Est. Land Value =								62,500

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 4in Concrete	3.61	1.00	864	0	0
D/W/P: Patio Blocks	8.13	1.00	20	0	0
D/W/P: 3.5 Concrete	3.44	1.00	99	0	0
Fencing: Wd, Split, 2 Rail	8.01	1.00	150	0	0
Shed: Wood Frame	12.61	1.00	64	50	404
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,904

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1964

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1598 SF Floor Area = 1598 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	62.15	0.00	0.00	1598	99,316

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Porches

CCP (1 Story), Standard	31.72	82	2,601
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(16) Deck/Balcony

Treated Wood, Standard	6.45	400	2,580
Treated Wood, Standard	6.51	348	2,265

(16) Breezeways

Frame Wall, Finished	27.75	43	1,193
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(17) Garages

Class: C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	15.85	730	11,571
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 181,758

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 118,143
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 147,678

2018 Est. T.C.V. 006-031-033-00 = 213,082

Est. TCV/Total Floor Area = 133.34, Most recent sale 06/01/2004 for 205,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
107,100	107,100	107,100	91,471	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-600	0	1,920	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
106,500	106,500	106,500	93,391	93,391	0	

45-006-031-034-00	2018 Est. T.C.V.	ANDERSON PETER F & KAREN
Property Class: 402		W TRUMBULL RD
Map #: 7	GLEN ARBOR TOWNSHIP	GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			40.000	Acres	7,500	100		300,000
		40.00	Total Acres				Total Est. Land Value =	300,000

2018 Est. T.C.V. 006-031-034-00 = 300,000

Est. TCV/Total Floor Area = 187.73, Most recent sale 03/04/1988 for 35,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
150,000	150,000	150,000	34,817	2.10			
2018	New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
	0	0	0	731	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
150,000	150,000	150,000	35,548	35,548	0		

45-006-031-034-15 2018 Est. T.C.V. BROWN DAVID B
 Property Class: 401 3710 W GLENWAY LN
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GLENWAY	100.00	404.00	1.0000	1.0000	1200	100	BROOKS LAKE	120,000
GLENWAY	76.11	404.00	1.0000	1.0000	1200	50	SURPLUS: ZONING 100 FT	45,666
GLENWAY	38.00	650.00	1.0000	1.0000	1200	0	EASEMENT	0
214 Actual Front Feet, 2.20 Total Acres Total Est. Land Value =								165,666

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+10 Blt 2000

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1866 SF Floor Area = 2332 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	77.00	-9.11	0.00	1866	126,683

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

WPP, Standard	23.44	36	844
WPP, Standard	7.10	936	6,646

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	18.53	617	11,433
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 220,718

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 198,647
ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 248,308

2018 Est. T.C.V. 006-031-034-15 = 418,974

Est. TCV/Total Floor Area = 179.66, Most recent sale 12/10/2013 for 410,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
215,900	215,900	215,900	211,195	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-6,400	0	0	-1,695	
0				0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
209,500	209,500	209,500	215,630	209,500	209,500

45-006-031-034-17 2018 Est. T.C.V. BROWN ALICE J TRUST
 Property Class: 401 3700 W GLENWAY LN
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GLENWAY	100.00	410.00	1.0000	1.0000	1200	100	BROOKS LAKE	120,000
GLENWAY	13.60	410.00	1.0000	1.0000	1200	50	SURPLUS: ZONING 100 FT	8,160
114 Actual Front Feet, 1.07 Total Acres Total Est. Land Value =								128,160

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 4in Ren. Conc.	4.21	1.00	295	0	0
D/W/P: 4in Ren. Conc.	4.21	1.00	2800	0	0
Shed: Wood Frame	11.40	1.00	100	50	570
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,570

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+10 Blt 1998

(11) Heating System: Forced Hot Water

Ground Area = Size for Rates = 1680 SF Floor Area = 1680 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	67.93	-9.37	1.22	1680	100,430

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Prefab 1 Story	2200.00	1	2,200

(16) Porches

WPP, Standard	7.89	482	3,803
WPP, Standard	12.25	143	1,752

(16) Deck/Balcony

Treated Wood, Standard	6.58	322	2,119
Treated Wood, Standard	6.67	292	1,948

(17) Garages

Class:C Exterior: Pole Foundation: 42 Inch (Unfinished)

Base Cost	12.40	784	9,722
Automatic Doors	375.00	1	375
Storage area over garage	3.95	392	1,548

County Multiplier = 1.39 => Cost New = 187,312

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 168,580

Separately Depreciated Items:

Local Cost Items:

GENERATOR	3000.00	1	3,000
Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0,			Depr.Cost = 2,850

Total Depreciated Cost = 171,430

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 214,288

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 2011

Costs are taken from the Shed, Utility, 4 Wall cost schedules.

<<<<< Calculator Cost Computations >>>>>
 Class: D,Pole Quality: Average Percent Adj: +0

Base Rate for Upper Floors = 11.65

Adjusted Square Foot Cost for Upper Floors = 11.65

Parcel Number: 45-006-031-034-17

1 Stories Number of Stories Multiplier: 1.000
 Average Height per Story: 12 Height per Story Multiplier: 1.040
 Ave. Floor Area: 1,456 Perimeter: 0 Perim. Multiplier: 1.000
 Refined Square Foot Cost for Upper Floors: 12.12

County Multiplier: 1.39, Final Square Foot Cost for Upper Floors = 16.841

Total Floor Area: 1,456 Base Cost New of Upper Floors = 24,521

Reproduction/Replacement Cost = 24,521
 Eff.Age:5 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 82 /100/100/100/82.0
 Total Depreciated Cost = 20,107

ECF (4031 RURAL) 0.970 => TCV of Bldg: 1 = 19,504
 Replacement Cost/Floor Area= 16.84 Est. TCV/Floor Area= 13.40

Total Estimated True Cash Value of Commercial/Industrial Buildings = 19,504

2018 Est. T.C.V. 006-031-034-17 = 367,522

Est. TCV/Total Floor Area = 117.19, Most recent sale 10/15/1998 for 269,500

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
188,600	188,600	188,600	162,263	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-4,800	0	0	3,407	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
183,800	183,800	183,800	165,670	165,670	0	

45-006-031-034-18 2018 Est. T.C.V. KASMERKY JOHN T & HEATHER T
 Property Class: 401 3690 W GLENWAY LN
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GLENWAY	100.001552.32	1.0000	1.0000	1.0000	1200	100		120,000
GLENWAY	10.001552.32	1.0000	1.0000	1.0000	1200	50	SURPLUS: ZONING 100 FT	6,000
110 Actual Front Feet, 3.92 Total Acres Total Est. Land Value =								126,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Patio Blocks	8.13	1.00	252	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1998

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1492 SF Floor Area = 1492 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	62.83	0.00	0.00	1458	91,606
1	Story Siding	Overhang	36.51	0.00	0.00	34	1,241

Other Additions/Adjustments

	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	Rate	Size	Cost
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

	Rate	Size	Cost
Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

	Rate	Size	Cost
Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

	Rate	Size	Cost
WCP (1 Story), Standard	31.65	75	2,374
WPP, Standard	9.57	273	2,613

(16) Deck/Balcony

	Rate	Size	Cost
Composite, Standard	7.17	240	1,721
Treated Wood, Standard	7.94	118	937

(17) Garages

Class: C Exterior: Siding Foundation: 18 Inch (Unfinished)

	Rate	Size	Cost
Base Cost	17.55	576	10,109
Common Wall: 1 Wall	-1025.00	1	-1,025
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 175,745

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 149,383

Separately Depreciated Items:

(9) Basement Finish

	Rate	Size	Cost
Basement Recreation Finish	11.45	1458	16,694

County Multiplier = 1.39 => Cost New = 23,205

Phy/Ab.Phy/Func/Econ/Comb.%Good= 50/100/100/100/50.0, Depr.Cost = 11,602

Total Depreciated Cost = 160,986

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 201,232

2018 Est. T.C.V. 006-031-034-18 = 332,232

Est. TCV/Total Floor Area = 222.68, Most recent sale 04/23/2004 for 330,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
176,800	176,800	176,800	172,853	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-10,700	0	-6,753	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
Parcel Number: 45-006-031-034-18						Page: 2

166,100	166,100	166,100	176,482	166,100	0
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45-006-031-034-19	2018 Est. T.C.V.	KASMERKY JOHN T & HEATHER T
Property Class: 402		W GLENWAY LN
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GLENWAY	76.50	586.49	1.0000	1.0000	1200	100	BROOKS LAKE	91,800
77 Actual Front Feet, 1.03 Total Acres Total Est. Land Value =								91,800

2018 Est. T.C.V. 006-031-034-19 = 91,800

Est. TCV/Total Floor Area = 61.53, Most recent sale 04/23/2004 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
45,900	45,900	45,900	30,690	2.10			
2018	New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
	0	0	0	0	644	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
45,900	45,900	45,900	31,334	31,334	0		

45-006-031-034-20 2018 Est. T.C.V. HAMPTON WILLIAM P TRUST
 Property Class: 401 7212 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GRADE"C"	8000	100.00	300.56	1.0000	1.0000	8000	100	800,000
100 Actual Front Feet, 0.69 Total Acres Total Est. Land Value =								800,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.20	1.00	424	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1958

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1885 SF Floor Area = 1885 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	53.39	-7.41	0.00	1885	86,672

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
3 Fixture Bath	1975.00	1	1,975

(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Interior 1 Story	2900.00	1	2,900

(16) Porches

CCP (1 Story), Standard	34.15	60	2,049
CPP, Standard	15.68	85	1,333

(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	18.83	444	8,361
Common Wall: 1 Wall	-1000.00	1	-1,000
Automatic Doors	375.00	1	375

County Multiplier = 1.39 =>

Cost New = 153,115

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 84,213
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 155,794

2018 Est. T.C.V. 006-031-034-20 = 960,794

Est. TCV/Total Floor Area = 509.71

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
481,000	481,000	481,000	255,871	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-600	0	0	5,373	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
480,400	480,400	480,400	261,244	261,244	0	

45-006-031-034-31 2018 Est. T.C.V. DUFF JAMES G & BEVERLY L
 Property Class: 401 7200 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

Description	Frontage	Depth	* Factors *		Rate	%Adj.	Reason	Value
			Front	Depth				
BIG GLEN B 10K	200.00	0.00	0.7937	1.0000	10000	100		1,587,427
GRADE"D" 6000	16.00	0.00	0.8249	0.0000	6000	100		0
DUNNS 275	120.00	415.00	0.7637	1.0000	275	100	DUNNS FARM RD	25,203
BIG GLEN AREA			13.057 Acres		7,253	100		94,697
CONSERVATION			9.140 Acres		1,000	100		9,140
216 Actual Front Feet, 23.34 Total Acres Total Est. Land Value =								1,716,467

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	2.01	1.00	660	0	0
D/W/P: Asphalt Paving	2.01	1.00	1400	0	0
D/W/P: Asphalt Paving	2.01	1.00	17000	0	0
D/W/P: Asphalt Paving	2.01	1.00	2250	0	0
Fencing: Wd, Split, 3 Rail	11.16	1.00	100	50	558
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	1.0	100	10,000
Total Estimated Land Improvements True Cash Value =					10,558

Cost Est. for Res. Bldg: 1 Single Family 1.75 STORY Cls B+5 Blt 2004

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 6085 SF Floor Area = 11615 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.75	Story Siding	Crawl Space	112.33	-11.00	3.24	6085	636,308
1	Story Siding	Overhang	43.46	0.00	0.00	966	41,982

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	6	27,900

(14) Water/Sewer

Well, 200 Feet	5700.00	1	5,700
2000 Gal Septic	6050.00	2	12,100

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350
Fireplace: Exterior 2 Story	6600.00	1	6,600

(16) Porches

CCP (1 Story), Standard	34.24	105	3,595
CCP (1 Story), Standard	20.32	490	9,957
CPP, Standard	8.65	769	6,652
CPP, Standard	10.44	360	3,758

(17) Garages

Class:B Exterior: Siding Foundation: 42 Inch (Finished)							
Base Cost	26.16	966	25,271				
Common Wall: 1 Wall	-1900.00	1	-1,900				
Automatic Doors	500.00	3	1,500				
Class:B Exterior: Siding Foundation: 42 Inch (Finished)							
Base Cost	25.55	1349	34,467				
Automatic Doors	500.00	3	1,500				

County Multiplier = 1.39 => Cost New = 1,148,613

Phy/Ab.Phy/Func/Econ/Comb.%Good= 91/100/100/100/91.0, Depr.Cost = 1,045,238
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 1,933,691

2018 Est. T.C.V. 006-031-034-31 = 3,660,716

Est. TCV/Total Floor Area = 315.17, Most recent sale 09/13/2004 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
1,830,900	1,830,900	1,830,900	1,701,178	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-500	0	0	35,724	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
1,830,400	1,830,400	1,830,400	1,736,902	1,736,902	1,736,902	

45-006-031-034-35	2018 Est. T.C.V.	DUFF JAMES G & BEVERLY L
Property Class: 402		S BIRCHWAY DR
Map #:	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP A 15000	33.00	356.00	1.0000	1.0000	15000	5	NORTH CHANNEL PROPERTY - WATERWAY	24,750
33 Actual Front Feet, 0.27 Total Acres								Total Est. Land Value = 24,750

2018 Est. T.C.V. 006-031-034-35 = 24,750

Est. TCV/Total Floor Area = 2.13, Most recent sale 12/16/2009 for 25,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
12,500	12,500	12,500	12,500	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-100	0	0	-100	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
12,400	12,400	12,400	12,762	12,400	12,400	

45-006-031-034-50	2018 Est. T.C.V.	BROOKHAVEN LTD
Property Class: 402		S BROOKS RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
COM CO 675	300.00	363.00	1.0000	1.0000	370	100		111,000
COM CO 675	18.00	363.00	1.0000	1.0000	370	50	SURPLUS: ZONING 100 FT	3,330
318 Actual Front Feet, 2.65 Total Acres								Total Est. Land Value = 114,330

2018 Est. T.C.V. 006-031-034-50 = 114,330

Est. TCV/Total Floor Area = 9.84

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
57,200	57,200	57,200	24,286	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	510	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
57,200	57,200	57,200	24,796	24,796	0	

45-006-031-035-00 2018 Est. T.C.V. C&U POSTER ADVERTISING CO
 Property Class: 401 7281 S BROOKS RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.001	219.68	0.8855	1.0000	10000	100		885,467
BIG GLEN B 10K	50.001	219.68	0.8855	1.0000	10000	50	SURPLUS: ZONING	221,367
150 Actual Front Feet, 4.20 Total Acres Total Est. Land Value =								1,106,834

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	500	0	0
D/W/P: Asphalt Paving	1.61	1.00	4275	0	0
Shed: Wood Frame	10.96	1.00	126	50	690
Shed: Wood Frame	11.06	1.00	120	50	663

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					6,354

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C+5 Blt 1950

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1998 SF Floor Area = 1998 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	63.32	-8.54	0.00	1998	109,450

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 760.00 1 760

(14) Water/Sewer

Well, 100 Feet 2700.00 1 2,700
1000 Gal Septic 3085.00 4 12,340

(15) Built-Ins & Fireplaces

Appliance Allowance 1915.00 1 1,915

(16) Porches

WSEP (1 Story), Standard 27.29 172 4,694
WCP (1 Story), Standard 34.59 61 2,110

(16) Deck/Balcony

Treated Wood, Standard 6.10 821 5,008
Treated Wood w/Roof, Standard 28.30 60 1,698
Treated Wood, Standard 8.26 102 843

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost 18.57 506 9,396
Common Wall: 1 Wall -1025.00 1 -1,025
Mechanical Doors 350.00 2 700

County Multiplier = 1.39 =>

Cost New = 209,319

Notes: 7281 HOUSE

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 136,057
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 251,706

2018 Est. T.C.V. 006-031-035-00 = 1,364,894

Est. TCV/Total Floor Area = 683.13, Most recent sale 06/28/1996 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
683,400	683,400	683,400	216,444	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,000	0	4,545	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
682,400	682,400	682,400	220,989	220,989	0	

45-006-031-035-10 2018 Est. T.C.V. BROOKHAVEN LTD
 Property Class: 201 S BROOKS RD
 Map #: GLEN ARBOR TOWNSHIP GLEN ARBOR, MI 49636

Land Value Estimates for Land Table 2122.2122 COMMERCIAL LAND

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
2122 COMME	\$1.25/SQFT		182952 SqFt	1.25000	100			228,690
		4.20 Total Acres					Total Est. Land Value =	228,690

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	10.27	1.46	96	1	14
	Total Estimated Land Improvements True Cash Value =				14

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls D Blt 1950

(11) Heating System: Space Heater

Ground Area = Size for Rates = 559 SF Floor Area = 559 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	56.46	-9.87	-1.89	559	24,987

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 525.00 1 525

(15) Built-Ins & Fireplaces

Appliance Allowance 1235.00 1 1,235

(16) Porches

CPP, Standard 14.98 86 1,288

(16) Deck/Balcony

Treated Wood, Standard 7.31 116 848

County Multiplier = 1.39 =>

Cost New = 40,148

Notes: 7273 UNIT1

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 22,081
 ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 1 = 30,914

Cost Est. for Res. Bldg: 2 Single Family 1 STORY Cls D Blt 1950

(11) Heating System: Space Heater

Ground Area = Size for Rates = 536 SF Floor Area = 536 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	57.21	-9.98	-1.89	536	24,302

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 525.00 1 525

(15) Built-Ins & Fireplaces

Appliance Allowance 1235.00 1 1,235

(16) Porches

CSEP (1 Story), Standard 34.00 90 3,060

County Multiplier = 1.39 =>

Cost New = 40,480

Notes: 7261 UNIT 2

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 22,264
 ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 2 = 31,170

Cost Est. for Res. Bldg: 3 Single Family 1 STORY Cls D Blt 1950

(11) Heating System: Space Heater

Ground Area = Size for Rates = 553 SF Floor Area = 553 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	56.63	-9.90	-1.89	553	24,797

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s) 525.00 1 525

Parcel Number: 45-006-031-035-10

Page: 2

(15) Built-Ins & Fireplaces
 Appliance Allowance 1235.00 1 1,235

(16) Deck/Balcony
 Treated Wood,Standard 6.23 256 1,595

County Multiplier = 1.39 => Cost New = 39,130
 Notes: 7253 UNIT 3

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 21,522
 ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 3 = 30,130

Cost Est. for Res. Bldg: 4 Single Family 1 STORY Cls D Blt 1950

(11) Heating System: Space Heater
 Ground Area = Size for Rates = 530 SF Floor Area = 530 SF.
 Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost
 1 Story Siding Crawl Space 57.43 -10.01 -1.89 530 24,131

Other Additions/Adjustments Rate Size Cost

(13) Plumbing
 Average Fixture(s) 525.00 1 525

(15) Built-Ins & Fireplaces
 Appliance Allowance 1235.00 1 1,235

(16) Deck/Balcony
 Treated Wood,Standard 6.50 201 1,307

County Multiplier = 1.39 => Cost New = 37,804
 Notes: 7549 UNIT 4

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 20,792
 ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 4 = 29,109

Cost Est. for Res. Bldg: 5 Single Family 1 STORY Cls D Blt 1950

(11) Heating System: Space Heater
 Ground Area = Size for Rates = 675 SF Floor Area = 675 SF.
 Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost
 1 Story Siding Crawl Space 53.43 -9.37 -1.89 675 28,465

Other Additions/Adjustments Rate Size Cost

(13) Plumbing
 Average Fixture(s) 525.00 1 525

(15) Built-Ins & Fireplaces
 Appliance Allowance 1235.00 1 1,235

(16) Deck/Balcony
 Treated Wood,Standard 6.25 250 1,563

County Multiplier = 1.39 => Cost New = 44,184
 Notes: 7241 UNIT 5

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 24,301
 ECF (2213 - COMMERCIAL MOTELS) 1.400 => TCV of Bldg: 5 = 34,022

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 2014
 Description of Occupancy: OLD TENNIS COURT

Costs are taken from the User-Defined cost schedules.
 <<<<< Calculator Cost Computations >>>>>
 Class: C Quality: Average Percent Adj: +0

Base Rate for Upper Floors = 0.00

Adjusted Square Foot Cost for Upper Floors = 0.00

1 Stories Number of Stories Multiplier: 1.000
 Average Height per Story: 0 Height per Story Multiplier: 1.000
 Ave. Floor Area: 0 Perimeter: 0 Perim. Multiplier: 1.000
 Refined Square Foot Cost for Upper Floors: 0.00

County Multiplier: 1.46, Final Square Foot Cost for Upper Floors = 0.000
 Parcel Number: 45-006-031-035-10 Page: 3

45-006-031-036-00 2018 Est. T.C.V. BROOK PINES LLC
 Property Class: 401 3707 W GLENWAY LN
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GLENWAY	100.00	279.97	1.0000	1.0000	1200	100	BROOKS LAKE	120,000
BROOKS LAKE	120.00	279.97	1.0000	1.0000	650	100	SURPLUS: ZONING 100 FT	78,000
220 Actual Front Feet, 1.41 Total Acres Total Est. Land Value =								198,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	13.42	1.00	24	50	161
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					2,661

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C Blt 1970

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 988 SF Floor Area = 1482 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	85.76	-9.81	-0.40	988	74,643

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
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(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Wood Stove	1350.00	1	1,350

(16) Deck/Balcony

Treated Wood, Standard	6.48	368	2,385
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County Multiplier = 1.39 => Cost New = 120,705

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 78,458
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 98,073

Cost Est. for Res. Bldg: 2 Single Family 1.5 STORY Cls C Blt 1970

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 0 SF Floor Area = 412 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Overhang	49.33	0.00	0.00	412	20,324

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
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(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Wood Stove	1350.00	1	1,350

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	19.63	550	10,797
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 49,339

Notes: 3705

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 27,136
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 2 = 33,920

2018 Est. T.C.V. 006-031-036-00 = 332,654

Est. TCV/Total Floor Area = 175.64

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.
166,800	166,800	166,800	162,437	2.10

Parcel Number: 45-006-031-036-00

Page: 2

2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	-500	0	0	3,411	0
2018 Assessed		MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
	166,300	166,300	166,300	165,848	165,848	0

45-006-031-037-00 2018 Est. T.C.V. BERNSEN JENNIFER K
 Property Class: 401 6965 S DUNNS FARM RD
 Map #: 5,2 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	100.00	212.00	0.8263	0.7674	360	100		22,829
TRUMBULL AVG	72.46	212.00	0.8263	0.7674	360	50	SURPLUS: ZONING 100 FT	8,271
172 Actual Front Feet, 0.84 Total Acres Total Est. Land Value =								31,099

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.24	1.00	2200	0	0
Shed: Wood Frame	9.17	1.00	264	50	1,210
Shed: Wood Frame	12.07	1.00	80	50	483
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 25	2500.00	1.00	1.0	100	2,500
Total Estimated Land Improvements True Cash Value =					4,193

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls C Blt 1958

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 912 SF Floor Area = 912 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	68.46	0.00	0.00	912	62,436

Other Additions/Adjustments	Rate	Size	Cost
Walk out Basement Door(s)	775.00	1	775

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 1 Story	3250.00	1	3,250

(16) Porches

CPP, Standard	20.30	48	974
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	14.40	900	12,960
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 127,331

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 82,765
 ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 103,456

2018 Est. T.C.V. 006-031-037-00 = 138,748

Est. TCV/Total Floor Area = 152.14, Most recent sale 12/01/2006 for 142,900

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
69,700	69,700	69,700	69,514	2.10	
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-300	0	-114	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
69,400	69,400	69,400	70,973	69,400	0

45-006-031-038-00	2018 Est. T.C.V.	ANDERSON PETER F
Property Class: 401		3023 W TRUMBULL RD
Map #: 4	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			40.000	Acres	7,500	100		300,000
		40.00	Total Acres		Total Est.		Land Value =	300,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1	Single Family	1 STORY	Cls CD	Blt 1940
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(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1076 SF Floor Area = 1076 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	58.52	-8.60	0.00	1076	53,714

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
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(16) Porches

CGEP (1 Story), Standard	54.76	54	2,957
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(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	12.95	1152	14,918
Mechanical Doors	350.00	2	700

County Multiplier = 1.39 => Cost New = 110,893

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,	Depr.Cost =	66,536
ECF (4031 RURAL)	1.250 => TCV of Bldg: 1 =	83,170

2018 Est. T.C.V. 006-031-038-00 = 388,170

Est. TCV/Total Floor Area = 360.75

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
194,400	194,400	194,400	85,117	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-300	0	1,787	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
194,100	194,100	194,100	86,904	86,904	0	

45-006-031-039-10 2018 Est. T.C.V. COLEMAN JUDITH L TRUST
 Property Class: 401 7698 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	751.02	0.9941	1.0000	10000	100		994,077
BIG GLEN B 10K	2.00	751.02	0.9941	1.0000	10000	50	SURPLUS: ZONING 100 FT	9,941
102 Actual Front Feet, 1.76 Total Acres Total Est. Land Value =								1,004,018

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.24	1.00	2000	0	0
D/W/P: 3.5 Concrete	3.44	1.00	54	0	0
D/W/P: 3.5 Concrete	3.44	1.00	74	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1978

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1973 SF Floor Area = 2970 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	80.87	-8.57	3.01	1973	148,587
0.5	Story Siding	Overhang	16.59	0.00	0.00	20	332

Other Additions/Adjustments Rate Size Cost

(13) Plumbing							
3 Fixture Bath	2400.00		1			2,400	
Separate Shower	775.00		1			775	

(14) Water/Sewer							
Well, 100 Feet	2700.00		1			2,700	
1000 Gal Septic	3085.00		1			3,085	

(15) Built-Ins & Fireplaces							
Appliance Allowance	1915.00		1			1,915	
Fireplace: Exterior 2 Story	4650.00		1			4,650	

(16) Porches							
WCP (1 Story), Standard	45.75		36			1,647	
WCP (1 Story), Standard	72.70		9			654	

(16) Deck/Balcony							
Treated Wood, Standard	6.75		267			1,802	
Treated Wood, Standard	8.46		94			795	
Treated Wood, Standard	6.57		327			2,148	
Wood Balcony	17.50		47			823	

(17) Garages							
Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)							
Base Cost	16.08		706			11,352	
Common Wall: 1 Wall	-1025.00		1			-1,025	
Automatic Doors	375.00		1			375	
Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)							
Base Cost	15.74		874			13,757	
Automatic Doors	375.00		2			750	

County Multiplier = 1.39 => Cost New = 274,556

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 192,189
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 355,550

2018 Est. T.C.V. 006-031-039-10 = 1,364,568

Est. TCV/Total Floor Area = 459.45

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
693,800	693,800	693,800	288,235	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-11,500	0	0	6,052	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
682,300	682,300	682,300	294,287	294,287	0	

45-006-031-039-20 2018 Est. T.C.V. DUTMERS FAMILY PARTNERSHIP
 Property Class: 401 7706 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	300.00	644.84	0.6756	1.0000	10000	100		2,026,905
BIG GLEN B 10K	69.51	644.84	0.6756	1.0000	10000	50	SURPLUS: ZONING 100 FT	234,817
OFF WATER RURAL TYPE			7.45 Acres		7500	100		55,875
370 Actual Front Feet, 12.92 Total Acres Total Est. Land Value =								2,317,597

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.41	1.00	2520	0	0
D/W/P: 3.5 Concrete	4.41	1.00	1152	0	0
D/W/P: Asphalt Paving	2.01	1.00	2550	0	0
D/W/P: Patio Blocks	10.87	1.00	509	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B Blt 1900

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 3790 SF Floor Area = 7580 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Wood Bsmnt.	122.01	-2.80	-1.03	2885	340,949
2	Story Siding	Wood Bsmnt.	122.01	-2.80	-1.03	905	106,953

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	2	9,300

(14) Water/Sewer

Well, 100 Feet	3050.00	2	6,100
1000 Gal Septic	3850.00	2	7,700

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Exterior 2 Story	6600.00	2	13,200

(16) Porches

CGEP (1 Story), Standard	53.23	144	7,665
WGEP (1 Story), Standard	38.50	364	14,014
WPP, Standard	15.39	137	2,108
WPP, Standard	21.70	55	1,194

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	19.70	1901	37,450
Automatic Doors	500.00	4	2,000

County Multiplier = 1.39 =>

Cost New = 770,384

Lump Sum Item(s):

TENNIS COURT	1.00	5000.0	5,000
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Notes: 7758 RESIDENCE

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,	Depr.Cost =	503,999
ECF (4134 BIG GLEN)	1.850 => TCV of Bldg: 1 =	932,399

Cost Est. for Res. Bldg: 2 Single Family 2 STORY Cls D Blt 1900

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 668 SF Floor Area = 1336 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	84.87	-9.40	1.31	668	51,289

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

3 Fixture Bath	1650.00	-1	-1,650
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County Multiplier = 1.39 =>

Cost New = 68,998

Parcel Number: 45-006-031-039-20

Page: 2

Notes: 12/2017 IN PROCESS OF DECONSTRUCTION

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/ 50/100/100/27.5, Depr.Cost = 18,975
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 35,103
 60 % Completed => Est. True Cash Value 2018 = 21,062

Cost Est. for Res. Bldg: 3 Single Family 1 STORY Cls D Blt 1900

(11) Heating System: Wall/Floor Furnace
 Ground Area = Size for Rates = 828 SF Floor Area = 828 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	50.65	-8.87	-0.78	828	33,948

Other Additions/Adjustments

	Rate	Size	Cost
(13) Plumbing 3 Fixture Bath	1650.00	1	1,650
(15) Built-Ins & Fireplaces Appliance Allowance	1235.00	1	1,235
(16) Deck/Balcony Treated Wood,Standard	6.16	280	1,725

County Multiplier = 1.39 => Cost New = 53,595
 Notes: RENTAL 'YELLOWHOUSE"#4

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/ 50/100/100/27.5, Depr.Cost = 14,739
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 3 = 27,267

Cost Est. for Res. Bldg: 4 Single Family 1 STORY Cls CD Blt 1993

(11) Heating System: Forced Air w/ Ducts
 Ground Area = Size for Rates = 1166 SF Floor Area = 1166 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	57.62	-8.42	0.00	1166	57,367

Other Additions/Adjustments

	Rate	Size	Cost
(13) Plumbing Average Fixture(s)	630.00	1	630
(15) Built-Ins & Fireplaces Appliance Allowance	1415.00	1	1,415
(16) Deck/Balcony Treated Wood,Standard	6.16	443	2,729

County Multiplier = 1.39 => Cost New = 86,376
 Notes: RENTAL 'KOZY NOOK" 7700

Phy/Ab.Phy/Func/Econ/Comb.%Good= 88/100/ 50/100/44.0, Depr.Cost = 38,005
 Functional Depreciation because of: DESIGN
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 4 = 70,310

Cost Est. for Res. Bldg: 5 Single Family 1 STORY Cls D Blt 1900

(11) Heating System: No Heating/Cooling
 Ground Area = Size for Rates = 575 SF Floor Area = 575 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Piers	56.01	-14.20	-2.49	575	22,609

Other Additions/Adjustments

	Rate	Size	Cost
(13) Plumbing Average Fixture(s)	525.00	1	525
(15) Built-Ins & Fireplaces Appliance Allowance	1235.00	1	1,235
(16) Deck/Balcony Treated Wood,Standard	7.49	106	794

County Multiplier = 1.39 => Cost New = 34,976
 Notes: RENTAL 'NEW COTTAGE'' 7730

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 19,237
 Parcel Number: 45-006-031-039-20 Page: 3

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 5 = 35,589

Cost Est. for Res. Bldg: 6 Single Family GARAGE Cls BC Blt 2017

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 0 SF Floor Area = 0 SF.

Stories Exterior Foundation Rate Bsmnt-Adj Heat-Adj Size Cost

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

3 Fixture Bath 3525.00 -1 -3,525

(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost 30.18 331 9,990

Class:BC Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost 29.18 354 10,330

County Multiplier = 1.39 => Cost New = 23,344

Phy/Ab.Phy/Func/Econ/Comb.%Good= 99/100/100/100/99.0, Depr.Cost = 23,111

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 6 = 42,755

2018 Est. T.C.V. 006-031-039-20 = 3,454,479

Est. TCV/Total Floor Area = 300.78, Most recent sale 07/19/1984 for 0

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
1,713,800	1,713,800	1,713,800	516,295	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
22,400	3,900	12,900	22,400	10,760	3,886	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
1,727,200	1,727,200	1,727,200	545,569	545,569	0	

45-006-031-039-30	2018 Est. T.C.V.	DUTMERS FAMILY PARTNERSHIP
Property Class: 402		S DUNNS FARM RD
Map #: 6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			16.560 Acres		7,500	100		124,200
		16.56	Total Acres		Total Est.		Land Value =	124,200

2018 Est. T.C.V. 006-031-039-30 = 124,200

Est. TCV/Total Floor Area = 10.81

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
62,100	62,100	62,100	8,816	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	185	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
62,100	62,100	62,100	9,001	9,001	0	

45-006-031-039-40 2018 Est. T.C.V. ABEL WILLIAM S & AMY R
 Property Class: 401 7700 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	700.00	1.0000	1.0000	10000	100		1,000,000
100 Actual Front Feet, 1.61 Total Acres Total Est. Land Value =								1,000,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+10 Blt 1997

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1965 SF Floor Area = 2958 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	84.78	-8.99	0.00	1965	148,927
1	Story Siding	Overhang	35.19	0.00	0.00	10	352

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825

(16) Deck/Balcony

Treated Wood w/Roof,Standard	22.55	88	1,984
Treated Wood,Standard	6.10	748	4,563

County Multiplier = 1.39 => Cost New = 240,312

Phy/Ab.Phy/Func/Econ/Comb.%Good= 80/100/100/100/80.0, Depr.Cost = 192,250
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 355,662

Cost Est. for Res. Bldg: 2 Single Family 1.5 STORY Cls C+10 Blt 1980

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 840 SF Floor Area = 1720 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	97.47	-11.26	0.00	840	72,416
1	Story Siding	Overhang	40.38	0.00	0.00	460	18,575

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

(14) Water/Sewer

1000 Gal Septic	3085.00	1	3,085
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(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Prefab 2 Story	2505.00	1	2,505

(16) Deck/Balcony

Treated Wood,Standard	6.95	220	1,529
Treated Wood,Standard	6.46	394	2,545

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	19.33	460	8,892
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Parcel Number: 45-006-031-039-40

Page: 2

Automatic Doors	375.00	1	375
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County Multiplier = 1.39 => Cost New = 159,846

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 103,900
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 192,215

2018 Est. T.C.V. 006-031-039-40 = 1,552,877
 Est. TCV/Total Floor Area = 331.95, Most recent sale 08/31/2016 for 1,550,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
778,400	778,400	778,400	778,400	2.10	

2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	-2,000	0	0	-2,000	0

2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
776,400	776,400	776,400	794,746	776,400	0

45-006-031-039-50	2018 Est. T.C.V.	DUTMERS FAMILY PARTNERSHIP
Property Class: 402		S DUNNS FARM RD
Map #: 6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	600.00	1.0000	1.0000	10000	100		1,000,000
100 Actual Front Feet, 1.38 Total Acres								Total Est. Land Value = 1,000,000

2018 Est. T.C.V. 006-031-039-50 = 1,000,000

Est. TCV/Total Floor Area = 213.77

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
500,000	500,000	500,000	182,822	2.10			
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	3,839	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
500,000	500,000	500,000	186,661	186,661	0		

45-006-031-039-60 2018 Est. T.C.V. DUTMERS FAMILY PARTNERSHIP
 Property Class: 401 7714 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	225.00	1.0000	1.0000	10000	100		1,000,000
100 Actual Front Feet, 0.52 Total Acres Total Est. Land Value =								1,000,000

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	4.41	1.00	80	0	0
D/W/P: Flagstone/Sand	15.20	1.00	280	0	0
D/W/P: Asphalt Paving	2.01	1.00	2500	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B-5 Blt 1986

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1778 SF Floor Area = 3916 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	125.83	-11.25	3.33	1778	209,644
1	Story Siding	Overhang	46.52	0.00	0.00	360	16,747

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Brick Veneer	9.45	83	784

(13) Plumbing			
Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650

(14) Water/Sewer			
Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces			
Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350
Fireplace: 2nd on Same Stack	3500.00	1	3,500

(16) Porches			
CCP (1 Story), Standard	29.64	144	4,268
CSEP (1 Story), Standard	25.93	378	9,802
WCP (1 Story), Standard	25.40	252	6,401
WCP (1 Story), Standard	66.12	24	1,587

(16) Deck/Balcony			
Treated Wood, Standard	11.88	52	618

(17) Garages			
Class:B Exterior: Siding Foundation: 42 Inch (Finished)			
Base Cost	29.56	720	21,283
Common Wall: 1/2 Wall	-950.00	1	-950
Automatic Doors	500.00	2	1,000

County Multiplier = 1.39 => Cost New = 413,086

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 351,123
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 649,577

2018 Est. T.C.V. 006-031-039-60 = 1,654,577

Est. TCV/Total Floor Area = 422.52

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
829,600	829,600	829,600	404,473	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-2,300	0	8,493	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
827,300	827,300	827,300	412,966	412,966	0	

45-006-031-040-00 2018 Est. T.C.V. GROVER JEFFREY P & LORI L
 Property Class: 401 7600 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	1016.40	0.9772	1.0000	10000	100		977,176
BIG GLEN B 10K	8.00	1016.40	0.9772	1.0000	10000	50	SURPLUS: ZONING 100 FT	39,087
108 Actual Front Feet, 2.52 Total Acres Total Est. Land Value =								1,016,263

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.44	1.00	630	0	0
D/W/P: 3.5 Concrete	3.44	1.00	600	0	0
Dock: Light posts	21.31	1.00	432	50	4,603
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					9,603

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+10 Blt 1970

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1365 SF Floor Area = 2042 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	89.25	-9.90	-0.44	1145	90,352
1	Story Siding	Crawl Space	70.07	-9.90	-0.30	220	13,171
1	Story Siding	Overhang	37.01	0.00	0.00	105	3,886

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825

(16) Porches

CGEP (1 Story), Standard	31.58	223	7,042
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	20.35	411	8,364
Common Wall: 1 Wall	-1025.00	1	-1,025
Automatic Doors	375.00	2	750

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	14.91	832	12,405
Mechanical Doors	350.00	2	700

County Multiplier = 1.39 => Cost New = 211,184

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Depr.Cost = 126,710
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 234,414

2018 Est. T.C.V. 006-031-040-00 = 1,260,280

Est. TCV/Total Floor Area = 617.18, Most recent sale 07/25/2012 for 1,025,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
631,000	631,000	631,000	592,253	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-900	0	12,437	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
630,100	630,100	630,100	604,690	604,690	0	

45-006-031-041-00 2018 Est. T.C.V. KLINGAMAN THOMAS AT EL
 Property Class: 401 7620 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	600.00	0.9772	1.0000	10000	100		977,176
BIG GLEN B 10K	8.00	0.00	0.9772	1.0000	10000	50	SURPLUS: ZONING 100 FT	39,087
108 Actual Front Feet, 1.38 Total Acres Total Est. Land Value =								1,016,263

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	2625	0	0
D/W/P: Patio Blocks	8.13	1.00	35	0	0
D/W/P: Patio Blocks	8.13	1.00	16	0	0
Shed: Wood Frame	12.78	1.00	59	50	377
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,377

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+5 Blt 1970

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1753 SF Floor Area = 2893 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	102.00	-8.85	4.02	1140	110,774
1	Story Siding	Crawl Space	64.49	-8.85	2.01	581	33,495
1	Story Siding	Overhang	35.72	0.00	0.00	32	1,143

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800
2 Fixture Bath	1600.00	1	1,600
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825
Fireplace: Prefab 2 Story	2505.00	1	2,505

(16) Porches

WPP, Standard	7.18	621	4,459
WCP (1 Story), Standard	21.34	207	4,417

(16) Deck/Balcony

Treated Wood, Standard	6.49	361	2,343
Wood Balcony	17.50	37	648

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	15.74	741	11,663
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 265,881

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 172,823
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 319,722

Cost Est. for Res. Bldg: 2 Single Family 1.75 STORY Cls C Blt 1989

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 896 SF Floor Area = 1344 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	87.43	-10.07	2.87	896	71,886

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400

Parcel Number: 45-006-031-041-00

Page: 2

(14) Water/Sewer				
1000 Gal Septic	3085.00	1	3,085	
(15) Built-Ins & Fireplaces				
Appliance Allowance	1915.00	1	1,915	
Fireplace: Prefab 2 Story	2505.00	1	2,505	
(16) Porches				
WCP (1 Story), Standard	69.62	14	975	
WCP (1 Story), Standard	48.28	32	1,545	

County Multiplier = 1.39 => Cost New = 118,248

Notes: 2ND DWELLING

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 88,686
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 164,070

2018 Est. T.C.V. 006-031-041-00 = 1,505,432

Est. TCV/Total Floor Area = 355.31

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
754,500	754,500	754,500	690,139	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-1,800	0	0	14,492	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
752,700	752,700	752,700	704,631	704,631	641,214	

45-006-031-041-10	2018 Est. T.C.V.	KLINGAMAN THOMAS AT EL
Property Class: 402		S DUNNS FARM RD
Map #: 6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	100.00	450.00	1.0000	1.0000	500	100	LOCATION	50,000
100 Actual Front Feet, 1.03 Total Acres								Total Est. Land Value = 50,000

2018 Est. T.C.V. 006-031-041-10 = 50,000

Est. TCV/Total Floor Area = 11.80

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
25,000	25,000	25,000	20,563	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	431	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
25,000	25,000	25,000	20,994	20,994	20,994	

45-006-031-042-00 2018 Est. T.C.V. PICARD PETER
 Property Class: 401 7642 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	476.37	0.9766	1.0000	10000	54	INTEREST SPLIT	527,353
BIG GLEN B 10K	8.22	476.37	0.9766	1.0000	10000	27	INT SPLIT/EXCES	21,674
DUNNS 275	202.26	467.37	0.9727	1.0000	275	54	INTEREST SPLIT	29,217
108 Actual Front Feet, 3.35 Total Acres Total Est. Land Value =								578,244

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+5 Blt 1968

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 3628 SF Floor Area = 4075 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	780	49,265
1	Story Siding	Crawl Space	59.38	-7.66	2.01	540	29,014
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	1008	63,665
1	Story Siding	Overhang	33.59	0.00	0.00	1300	43,667

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	2	9,300

(16) Deck/Balcony

Treated Wood, Standard	6.10	720	4,392
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	13.95	960	13,392
Automatic Doors	375.00	1	375

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.55	1300	18,915
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	2	750

County Multiplier = 1.39 =>

Cost New = 341,204

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/ 54/40.5, Depr.Cost = 138,187

Economic Depreciation because of: INTEREST SPLIT

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 255,647

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 0

Description of Occupancy: TENNIS COURT

Costs are taken from the Tennis Club cost schedules.

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

Class: C Quality: Excellent Percent Adj: +0

Base Rate for Upper Floors = 0.00

Adjusted Square Foot Cost for Upper Floors = 0.00

0 Stories Number of Stories Multiplier: 1.000

Average Height per Story: 0 Height per Story Multiplier: 0.880

Ave. Floor Area: 0 Perimeter: 0 Perim. Multiplier: 1.000

Refined Square Foot Cost for Upper Floors: 0.00

45-006-031-042-01 2018 Est. T.C.V. PICARD PETER
 Property Class: 401 7642 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	474.37	0.9766	1.0000	10000	20	INTEREST SPLIT	195,316
BIG GLEN B 10K	8.22	474.37	0.9766	1.0000	10000	10	INT SPLIT/EXCES	8,027
DUNNS 275	202.26	474.37	0.9727	1.0000	275	20	INTEREST SPLIT	10,821
108 Actual Front Feet, 3.38 Total Acres Total Est. Land Value =								214,164

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+5 Blt 1968

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 3628 SF Floor Area = 4075 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	780	49,265
1	Story Siding	Crawl Space	59.38	-7.66	2.01	540	29,014
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	1008	63,665
1	Story Siding	Overhang	33.59	0.00	0.00	1300	43,667

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	2	9,300

(16) Deck/Balcony

Treated Wood, Standard	6.10	720	4,392
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	13.95	960	13,392
Automatic Doors	375.00	1	375

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.55	1300	18,915
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 341,204

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/ 20/15.0, Depr.Cost = 51,181

Economic Depreciation because of: INTEREST SPLIT

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 94,684

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 0

Description of Occupancy: TENNIS COURT

Costs are taken from the Tennis Club cost schedules.

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

Class: C Quality: Excellent Percent Adj: +0

Base Rate for Upper Floors = 0.00

Adjusted Square Foot Cost for Upper Floors = 0.00

0 Stories Number of Stories Multiplier: 1.000

Average Height per Story: 0 Height per Story Multiplier: 0.880

Ave. Floor Area: 0 Perimeter: 0 Perim. Multiplier: 1.000

Refined Square Foot Cost for Upper Floors: 0.00

45-006-031-042-02 2018 Est. T.C.V. PICARD PETER
 Property Class: 401 7642 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	476.37	0.9766	1.0000	10000	16	INTEREST SPLIT	156,253
BIG GLEN B 10K	8.22	476.37	0.9766	1.0000	10000	8	INT SPLIT/EXCES	6,422
DUNNS 275	202.26	467.37	0.9727	1.0000	275	16	INTEREST SPLIT	8,657
108 Actual Front Feet, 3.35 Total Acres Total Est. Land Value =								171,332

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+5 Blt 1968

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 3628 SF Floor Area = 4075 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	780	49,265
1	Story Siding	Crawl Space	59.38	-7.66	2.01	540	29,014
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	1008	63,665
1	Story Siding	Overhang	33.59	0.00	0.00	1300	43,667

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	2	9,300

(16) Deck/Balcony

Treated Wood, Standard	6.10	720	4,392
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	13.95	960	13,392
Automatic Doors	375.00	1	375

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.55	1300	18,915
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 341,204

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/ 16/12.0, Depr.Cost = 40,944

Economic Depreciation because of: INTEREST SPLIT

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 75,747

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 0

Description of Occupancy: TENNIS COURT

Costs are taken from the Tennis Club cost schedules.

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

Class: C Quality: Excellent Percent Adj: +0

Base Rate for Upper Floors = 0.00

Adjusted Square Foot Cost for Upper Floors = 0.00

0 Stories Number of Stories Multiplier: 1.000

Average Height per Story: 0 Height per Story Multiplier: 0.880

Ave. Floor Area: 0 Perimeter: 0 Perim. Multiplier: 1.000

Refined Square Foot Cost for Upper Floors: 0.00

45-006-031-042-03 2018 Est. T.C.V. PICARD GUY F ET AL
 Property Class: 401 7642 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	476.37	0.9766	1.0000	10000	10	INTEREST SPLIT	97,658
BIG GLEN B 10K	8.22	476.37	0.9766	1.0000	10000	5	INT SPLIT/EXCES	4,014
DUNNS 275	202.26	476.37	0.9727	1.0000	275	10	INTEREST SPLIT	5,410
108 Actual Front Feet, 3.40 Total Acres Total Est. Land Value =								107,082

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.25 STORY Cls C+5 Blt 1968

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 3628 SF Floor Area = 4075 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	780	49,265
1	Story Siding	Crawl Space	59.38	-7.66	2.01	540	29,014
1.25	Story Siding	Crawl Space	68.27	-7.66	2.55	1008	63,665
1	Story Siding	Overhang	33.59	0.00	0.00	1300	43,667

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800
Separate Shower	775.00	1	775

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	2	9,300

(16) Deck/Balcony

Treated Wood, Standard	6.10	720	4,392
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	13.95	960	13,392
Automatic Doors	375.00	1	375

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	14.55	1300	18,915
Common Wall: 1 Wall	-1300.00	1	-1,300
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 341,204

Phy/Ab.Phy/Func/Econ/Comb.&Good= 75/100/100/ 10/7.5, Depr.Cost = 25,590
 Economic Depreciation because of: INTEREST SPLIT
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 47,342

Cost Estimates for Commercial/Industrial Building/Section: 1 Built 0

Description of Occupancy: TENNIS COURT

Costs are taken from the Tennis Club cost schedules.

<<<<< Calculator Cost Computations >>>>>
 Class: C Quality: Excellent Percent Adj: +0

Base Rate for Upper Floors = 0.00

Adjusted Square Foot Cost for Upper Floors = 0.00

0 Stories Number of Stories Multiplier: 1.000
 Average Height per Story: 0 Height per Story Multiplier: 0.880
 Ave. Floor Area: 0 Perimeter: 0 Perim. Multiplier: 1.000
 Refined Square Foot Cost for Upper Floors: 0.00

45-006-031-043-00 2018 Est. T.C.V. BRADY DONALD & GERALDINE
 Property Class: 401 7674 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	900.00	0.9855	1.0000	10000	100		985,470
BIG GLEN B 10K	5.00	900.00	0.9855	1.0000	10000	50	SURPLUS: ZONING 100 FT	24,637
105 Actual Front Feet, 2.17 Total Acres Total Est. Land Value =								1,010,106

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 15	1500.00	1.00	1.0	100	1,500
Total Estimated Land Improvements True Cash Value =					1,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls CD Blt 1970

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1008 SF Floor Area = 1512 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	75.48	-8.74	-0.32	1008	66,951

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
3 Fixture Bath	1975.00	1	1,975

(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Exterior 2 Story	4150.00	1	4,150

(16) Porches

WPP, Standard	8.61	336	2,893
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(16) Deck/Balcony

Treated Wood, Standard	12.81	30	384
Wood Balcony	15.00	85	1,275

(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	14.85	768	11,405
Mechanical Doors	350.00	2	700

County Multiplier = 1.39 =>

Cost New = 135,141

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0,	Depr.Cost =	87,841
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 =		162,507

2018 Est. T.C.V. 006-031-043-00 = 1,174,113

Est. TCV/Total Floor Area = 776.53

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
587,600	587,600	587,600	251,470	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-500	0	5,280	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
587,100	587,100	587,100	256,750	256,750	0	

45-006-031-044-00 2018 Est. T.C.V. DEAN WILLIAM E TRUST
 Property Class: 401 7682 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	850.00	0.9855	1.0000	10000	100		985,470
BIG GLEN B 10K	5.00	850.00	0.9855	1.0000	10000	50	SURPLUS: ZONING 100 FT	24,637
105 Actual Front Feet, 2.05 Total Acres Total Est. Land Value =								1,010,106

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	11.06	1.00	120	50	663
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,663

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B-10 Blt 1968

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1696 SF Floor Area = 3152 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	120.05	0.00	3.16	1456	179,394
1	Story Siding	Crawl Space	77.88	-10.76	1.58	176	12,091
1	Story Siding	Slab	77.88	-12.57	1.58	64	4,281

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Exterior 2 Story	6600.00	1	6,600

(16) Porches

WGEP (1 Story), Standard	49.97	176	8,795
CPP, Standard	18.71	72	1,347

(16) Deck/Balcony

Treated Wood w/Roof, Standard	72.20	12	866
Treated Wood, Standard	7.22	543	3,920
Treated Wood, Standard	8.61	168	1,446

County Multiplier = 1.39 => Cost New = 327,889

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 229,522
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 424,616

Cost Est. for Res. Bldg: 2 Single Family 1 STORY Cls C Blt 1968

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 576 SF Floor Area = 576 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Slab	76.32	-13.30	-0.27	576	36,144

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
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(14) Water/Sewer

1000 Gal Septic	3085.00	1	3,085
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(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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(16) Deck/Balcony

Treated Wood, Standard	13.06	32	418
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County Multiplier = 1.39 => Cost New = 58,827

Parcel Number: 45-006-031-044-00

Page: 2

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Depr.Cost = 35,296
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 65,298

2018 Est. T.C.V. 006-031-044-00 = 1,505,683

Est. TCV/Total Floor Area = 403.88

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
754,600	754,600	754,600	400,279	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-1,800	0	0	8,405	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
752,800	752,800	752,800	408,684	408,684	0	

45-006-031-045-00 2018 Est. T.C.V. GOOD ANTOINETTE Y PERSONAL
 Property Class: 401 7694 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	800.00	0.9855	1.0000	10000	100		985,470
BIG GLEN B 10K	5.00	800.00	0.9855	1.0000	10000	50	SURPLUS: ZONING 100 FT	24,637
105 Actual Front Feet, 1.93 Total Acres Total Est. Land Value =								1,010,106

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.24	1.00	1500	0	0
Shed: Wood Frame	10.96	1.00	126	50	690
Shed: Wood Frame	8.17	1.00	393	100	3,212
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	50	2,500
Total Estimated Land Improvements True Cash Value =					6,402

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C Blt 1970

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1312 SF Floor Area = 1648 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	81.63	-9.10	0.00	672	48,740
1	Story Siding	Crawl Space	64.10	-9.10	0.00	640	35,200

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825

(16) Deck/Balcony

Treated Wood, Standard	6.69	288	1,927
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County Multiplier = 1.39 => Cost New = 141,991

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 99,394
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 183,878

2018 Est. T.C.V. 006-031-045-00 = 1,200,386

Est. TCV/Total Floor Area = 728.39

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
600,900	600,900	600,900	258,806	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-700	0	5,434	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
600,200	600,200	600,200	264,240	264,240	0	

45-006-031-046-01	2018 Est. T.C.V.	JOHNSON FAMILY PARTNERSHIP EAST
Property Class: 402		7732 S DUNNS FARM RD
Map #: 6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
ACREAGE TABLE 4031			37.826	Acres	7,500	100		283,695
		37.83	Total Acres				Total Est. Land Value =	283,695

2018 Est. T.C.V. 006-031-046-01 = 283,695

Est. TCV/Total Floor Area = 172.15

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
141,800	141,800	141,800	86,019	2.10		
2018	New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses
	0	0	0	0	1,806	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
141,800	141,800	141,800	87,825	87,825	0	

45-006-031-046-10 2018 Est. T.C.V. JOHNSON FAMILY PARTNERSHIP WEST
 Property Class: 401 7758 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	200.00	450.20	0.7747	1.0000	10000	100		1,549,465
BIG GLEN B 10K	34.15	450.20	0.7747	1.0000	10000	50	SURPLUS: ZONING 100 FT	132,286
234 Actual Front Feet, 2.42 Total Acres Total Est. Land Value =								1,681,750

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.20	1.00	458	0	0
D/W/P: 3.5 Concrete	3.20	1.00	180	0	0
D/W/P: 3.5 Concrete	3.20	1.00	300	0	0
D/W/P: 3.5 Concrete	3.20	1.00	225	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls C-5 Blt 0

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1488 SF Floor Area = 2676 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Basement	94.41	0.00	0.00	1188	112,159
1	Story Siding	Crawl Space	59.72	-8.36	0.00	300	15,408

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	1	4,650

(16) Deck/Balcony

Treated Wood,Standard	6.56	330	2,165
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County Multiplier = 1.39 =>

Cost New = 204,110

Notes: RESIDENCE 7706

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0,	Depr.Cost =	122,466
ECF (4134 BIG GLEN)	1.850 => TCV of Bldg: 1 =	226,562

Cost Est. for Res. Bldg: 2 Single Family 1 STORY Cls CD Blt 0

(11) Heating System: Forced Air w/o Ducts

Ground Area = Size for Rates = 1200 SF Floor Area = 1200 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	57.31	-8.35	-0.71	1200	57,900

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

1000 Gal Septic	2895.00	1	2,895
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(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
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(16) Deck/Balcony

Treated Wood,Standard	9.15	64	586
Treated Wood,Standard	6.45	276	1,780

County Multiplier = 1.39 =>

Cost New = 90,636

Notes: RENTAL 7732 THE BUNGALOW

Parcel Number: 45-006-031-046-10

Page: 2

Phy/Ab.Phy/Func/Econ/Comb.%Good= 70/100/100/100/70.0, Depr.Cost = 63,445
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 117,374

Cost Est. for Res. Bldg: 3 Single Family 1 STORY Cls C Blt 0

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 468 SF Floor Area = 468 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Piers	81.08	-17.35	0.00	468	29,826

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
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(14) Water/Sewer

1000 Gal Septic	3085.00	1	3,085
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(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
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County Multiplier = 1.39 =>

Cost New = 49,464

Notes: RENTAL 7728BEACHHOUSE

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/100/100/100/55.0, Depr.Cost = 27,205
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 3 = 50,330

2018 Est. T.C.V. 006-031-046-10 = 2,081,016

Est. TCV/Total Floor Area = 479.06

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
1,041,900	1,041,900	1,041,900	326,846	2.10		
2018 New Eq. Adjustment	Loss		Additions	Tax Adjustment	Losses	
0	-1,400	0	0	6,863	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
1,040,500	1,040,500	1,040,500	333,709	333,709	0	

45-006-031-047-00 2018 Est. T.C.V. HICKS CHARLES P & KATHLEEN R
 Property Class: 401 7271 S DUNNS FARM RD
 Map #: 5 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	128.70	175.00	0.9155	0.6972	360	100		29,573
193 Actual Front Feet, 0.39 Total Acres Total Est. Land Value =								29,573

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	196	0	0
D/W/P: Patio Blocks	8.13	1.00	40	0	0
Fencing: Vnyl, Solid, 6'	21.63	1.00	48	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	95	4,750
Total Estimated Land Improvements True Cash Value =					4,750

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C-5 Blt 1991

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1188 SF Floor Area = 2082 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Basement	78.80	0.00	2.72	888	72,390
1	Story Siding	Slab	61.88	-10.80	1.82	300	15,870
1	Story Siding	Overhang	37.84	0.00	0.00	450	17,028

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Stone Veneer	10.25	8	82

(13) Plumbing			
Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	2	4,800

(14) Water/Sewer			
Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces			
Appliance Allowance	1915.00	2	3,830
Fireplace: Direct-Vented Gas	1200.00	1	1,200

(16) Deck/Balcony			
Treated Wood,Standard	14.15	25	354

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	14.40	900	12,960
Brick Veneer	8.25	8	66
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 188,344

Phy/Ab.Phy/Func/Econ/Comb.%Good= 75/100/100/100/75.0, Depr.Cost = 141,258

Separately Depreciated Items:

(16) Deck/Balcony			
Treated Wood,Standard	6.61	312	2,062
County Multiplier = 1.39 =>			Cost New = 2,867
Phy/Ab.Phy/Func/Econ/Comb.%Good= 89/100/100/100/89.0,			Depr.Cost = 2,551

Total Depreciated Cost = 143,810

ECF (4031 RURAL) 1.250 => TCV of Bldg: 1 = 179,762

2018 Est. T.C.V. 006-031-047-00 = 214,085

Est. TCV/Total Floor Area = 102.83, Most recent sale 06/12/1995 for 87,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
107,700	107,700	107,700	98,117	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-700	0	0	2,060	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
107,000	107,000	107,000	100,177	100,177	88,156	

45-006-031-048-00	2018 Est. T.C.V.	WHITAKER KEITH W
Property Class: 402		S DUNNS FARM RD
Map #: 5	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
TRUMBULL AVG	100.00	285.00	0.8911	0.8898	360	100		28,544
TRUMBULL AVG	39.00	285.00	0.8911	0.8898	360	50	SURPLUS: ZONING 100 FT	5,566
139 Actual Front Feet, 0.91 Total Acres								Total Est. Land Value = 34,110

2018 Est. T.C.V. 006-031-048-00 = 34,110

Est. TCV/Total Floor Area = 16.38

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
17,100	17,100	17,100	12,137	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	0	0	0	254	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
17,100	17,100	17,100	12,391	12,391	0	

45-006-031-049-00	2018 Est. T.C.V.	PICARD ET AL
Property Class: 402		S DUNNS FARM RD
Map #:	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4019.4019 RURAL ACREAGE

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
<Site Value A> DRAIN FIELD&ROW					1	100		1
4019 SEC 1 ROW \$0/A			1.50 Acres		0	100		0
			1.50 Total Acres				Total Est. Land Value =	1

2018 Est. T.C.V. 006-031-049-00 = 0

Est. TCV/Total Floor Area = 0.00

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
0	0	0	0	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	0	0	0	0	0	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
0	0	0	0	0	0	0

45-006-031-051-00 2018 Est. T.C.V. ANDREWS CHARLES J
 Property Class: 401 7905 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4031.4031 NEIGHBORHOOD

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
S DUNNS 500	200.00	575.00	1.0000	1.0000	500	100		100,000
S DUNNS 500	98.00	575.00	1.0000	1.0000	500	50	SURPLUS: ZONING 100 FT	24,500
298 Actual Front Feet, 3.93 Total Acres Total Est. Land Value =								124,500

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	1.0	100	10,000
Total Estimated Land Improvements True Cash Value =					10,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls BC Blt 2006

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 1293 SF Floor Area = 1293 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Basement	77.92	0.00	1.85	1253	99,952
1	Story Siding	Overhang	42.32	0.00	0.00	40	1,693

Other Additions/Adjustments	Rate	Size	Cost
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(9) Basement Finish			
Basement Recreation Finish	13.50	1293	17,456

(13) Plumbing			
Average Fixture(s)	1120.00	1	1,120
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer			
Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces			
Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100

(16) Porches			
CSEP (1 Story), Standard	34.17	131	4,476
WPP, Standard	10.94	283	3,096
WCP (1 Story), Standard	70.55	18	1,270
WPP, Standard	17.69	78	1,380

(16) Deck/Balcony			
Treated Wood, Standard	14.86	31	461

(17) Garages

Class:BC Exterior: Block Foundation: 42 Inch (Finished)

Base Cost	24.98	720	17,986
Automatic Doors	425.00	1	425

County Multiplier = 1.39 => Cost New = 229,313

Phy/Ab.Phy/Func/Econ/Comb.%Good= 93/100/100/100/93.0, Depr.Cost = 213,261
 ECF (4030V CHENEY WOODS - MILLER HILL RIDGE AREAS)1.500 => TCV of Bldg: 1 = 319,892

2018 Est. T.C.V. 006-031-051-00 = 454,392

Est. TCV/Total Floor Area = 351.42, Most recent sale 08/26/2005 for 340,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
226,300	226,300	226,300	190,651	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	900	0	4,003	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
227,200	227,200	227,200	194,654	194,654	0	

45-006-031-052-00 2018 Est. T.C.V. OFENLOCH FAMILY LIMITED PARTNERSHIP
 Property Class: 401 7786 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	98.62	435.04	1.0042	1.0000	10000	99	1% INTEREST SPL	980,417
99 Actual Front Feet, 0.98 Total Acres Total Est. Land Value =								980,417

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	2.01	1.00	630	0	0
D/W/P: Asphalt Paving	2.01	1.00	1650	0	0

Residential Local Cost Land Improvements

Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B Blt 1999

(11) Heating System: Forced Heat & Cool, Air Conditioning

Ground Area = Size for Rates = 3114 SF Floor Area = 5864 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	123.58	-10.48	17.18	2340	304,855
1.5	Story Siding	Blt-in Gar.	63.11	0.00	12.87	728	55,313
2	Story Siding	Overhang	88.07	0.00	0.00	46	4,051

Other Additions/Adjustments Rate Size Cost

(13) Plumbing							
Average Fixture(s)		1475.00			1	1,475	
3 Fixture Bath		4650.00			4	18,600	
Separate Shower		1605.00			1	1,605	

(14) Water/Sewer							
Well, 100 Feet		3050.00			1	3,050	
1000 Gal Septic		3850.00			1	3,850	

(15) Built-Ins & Fireplaces							
Appliance Allowance		4125.00			1	4,125	
Fireplace: Interior 2 Story		5350.00			1	5,350	

(16) Porches							
CCP (1 Story), Standard		37.02			84	3,110	
CCP (1 Story), Standard		30.95			128	3,962	
WSEP (1 Story), Standard		28.99			282	8,175	

(16) Deck/Balcony							
Treated Wood, Standard		7.38			486	3,587	

(17) Garages							
Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)							
Base Cost		16.89			625	10,556	
Mechanical Doors		350.00			1	350	

(17) Basement Garages							
Basement Garage: 2 Car		2750.00			1	2,750	
Automatic Doors		500.00			2	1,000	

County Multiplier = 1.39 => Cost New = 605,712

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/ 99/89.1, Depr.Cost = 539,690

Economic Depreciation because of: INTEREST SPLIT
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 998,426

2018 Est. T.C.V. 006-031-052-00 = 1,983,843

Est. TCV/Total Floor Area = 338.31, Most recent sale 12/31/1990 for 220,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
1,006,700	1,006,700	1,006,700	540,281	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-14,800	0	11,345	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
991,900	991,900	991,900	551,626	551,626	551,626	

45-006-031-052-01 2018 Est. T.C.V. OFENLOCH CHARLES E & SARA J
 Property Class: 401 7786 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	98.62	435.04	1.0042	1.0000	10000	1	INTEREST SPLIT	9,903
99 Actual Front Feet, 0.98 Total Acres Total Est. Land Value =								9,903

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	2.01	1.00	630	0	0
D/W/P: Crushed Rock	1.33	1.00	1650	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B Blt 1999

(11) Heating System: Forced Heat & Cool, Air Conditioning

Ground Area = Size for Rates = 3114 SF Floor Area = 5864 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	123.58	-10.48	17.18	2340	304,855
1.5	Story Siding	Blt-in Gar.	63.11	0.00	12.87	728	55,313
2	Story Siding	Overhang	88.07	0.00	0.00	46	4,051

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	4	18,600
Separate Shower	1605.00	1	1,605

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350

(16) Porches

CCP (1 Story), Standard	37.02	84	3,110
CCP (1 Story), Standard	30.95	128	3,962
WSEP (1 Story), Standard	28.99	282	8,175

(16) Deck/Balcony

Treated Wood, Standard	7.38	486	3,587
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(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	16.89	625	10,556
Mechanical Doors	350.00	1	350

(17) Basement Garages

Basement Garage: 2 Car	2750.00	1	2,750
Automatic Doors	500.00	2	1,000

County Multiplier = 1.39 => Cost New = 605,712

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/ 1/0.9, Depr.Cost = 5,451

Economic Depreciation because of: INTEREST SPLIT

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 10,085

2018 Est. T.C.V. 006-031-052-01 = 24,988

Est. TCV/Total Floor Area = 4.26, Most recent sale 12/31/1990 for 220,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.			
12,600	12,600	12,600	8,738	2.10			
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses			
0	-100	0	183	0			
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT		
12,500	12,500	12,500	8,921	8,921	8,921		

45-006-031-052-10 2018 Est. T.C.V. LEAHY TIMOTHY J & MARGARET J
 Property Class: 401 7812 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP A 15000	100.05	415.10	0.8705	1.0000	15000	100		1,306,413
DUNNS 275	100.00	900.00	0.7845	1.0000	275	100		21,574
200 Actual Front Feet, 3.02 Total Acres Total Est. Land Value =								1,327,988

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Crushed Rock	1.24	1.00	625	0	0
D/W/P: 3.5 Concrete	3.44	1.00	19	0	0
D/W/P: Patio Blocks	8.13	1.00	250	0	0
Retaining Wall: Block, 8 in.	9.91	1.00	320	50	1,586
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					6,586

Cost Est. for Res. Bldg: 1 Single Family 1.75 STORY Cls C+10 Blt 1920

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1534 SF Floor Area = 2684 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.75	Siding	Basement	99.91	0.00	0.00	224	22,380
1.75	Siding	Crawl Space	99.91	-9.60	0.00	1310	118,306

Other Additions/Adjustments Rate Size Cost

(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	1	2,400
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 2 Story	4650.00	1	4,650

(16) Porches

CCP (1 Story), Standard	46.52	36	1,675
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(16) Deck/Balcony

Treated Wood, Standard	6.40	446	2,854
Treated Wood, Standard	7.59	140	1,063

(17) Garages

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	22.62	407	9,206
Automatic Doors	375.00	2	750

County Multiplier = 1.39 => Cost New = 240,948

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Depr.Cost = 144,569
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 267,452

2018 Est. T.C.V. 006-031-052-10 = 1,602,026

Est. TCV/Total Floor Area = 596.88, Most recent sale 09/28/1990 for 10

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
802,000	802,000	802,000	316,707	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-1,000	0	6,650	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
801,000	801,000	801,000	323,357	323,357	0	

45-006-031-053-00 2018 Est. T.C.V. ALL SHOOK UP LLC
 Property Class: 401 7814 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	99.00	350.00	1.0030	1.0000	10000	100	SWAMP	992,989
99 Actual Front Feet, 0.80 Total Acres Total Est. Land Value =								992,989

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 2 STORY Cls B Blt 2006

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2188 SF Floor Area = 4376 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
2	Story Siding	Crawl Space	128.73	-11.32	3.51	2188	264,573

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	1	4,650
2 Fixture Bath	3100.00	1	3,100

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3850.00	1	3,850

(15) Built-Ins & Fireplaces

Appliance Allowance	4125.00	1	4,125
Fireplace: Exterior 2 Story	6600.00	1	6,600

(16) Porches

WCP (1 Story), Standard	23.92	320	7,654
WCP (1 Story), Standard	44.40	54	2,398
WPP, Standard	9.60	716	6,874

(16) Deck/Balcony

Treated Wood, Standard	13.44	42	564
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(17) Garages

Class: B Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	34.35	528	18,137
Automatic Doors	500.00	2	1,000

County Multiplier = 1.39 =>

Cost New = 455,989

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0,	Depr.Cost =	410,390
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 =		759,222

Cost Est. for Res. Bldg: 2 Single Family LOG Cls CD Blt 1900

(11) Heating System: Wall/Floor Furnace

Ground Area = Size for Rates = 378 SF Floor Area = 378 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Pine Logs	Crawl Space	77.90	-11.17	-1.63	378	24,608

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
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(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
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(16) Deck/Balcony

Treated Wood, Standard	11.92	36	429
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(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	24.80	240	5,952
Mechanical Doors	350.00	1	350

County Multiplier = 1.39 => Cost New = 49,948

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/ 50/100/100/27.5,	Depr.Cost =	13,736
ECF (4134 BIG GLEN)	1.850 => TCV of Bldg: 2 =	25,411

2018 Est. T.C.V. 006-031-053-00 = 1,782,622

Est. TCV/Total Floor Area = 374.97

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
915,400	915,400	915,400	476,620	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-24,100	0	0	10,009	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
891,300	891,300	891,300	486,629	486,629	0	

45-006-031-053-10 2018 Est. T.C.V. COZZENS BRUCE C & KATHRYN E TRUST
 Property Class: 401 7816 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	99.00	400.00	1.0030	1.0000	10000	100		992,989
99 Actual Front Feet, 0.91 Total Acres Total Est. Land Value =								992,989

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	17.14	1.00	24	50	206
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,206

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls BC Blt 1997

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2727 SF Floor Area = 3750 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	70.04	-9.32	1.85	390	24,402
1	Story Siding	Crawl Space	70.04	-9.32	1.85	224	14,016
1.5	Story Siding	Crawl Space	85.82	-9.32	2.77	325	25,763
2	Story Siding	Crawl Space	107.79	-9.32	3.70	584	59,667
1.5	Story Siding	Crawl Space	85.82	-9.32	2.77	552	43,757
1	Story Siding	Overhang	37.75	0.00	0.00	652	24,613

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525
2 Fixture Bath	2350.00	1	2,350

(14) Water/Sewer

Well, 100 Feet	3050.00	1	3,050
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces

Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 1 Story	4100.00	1	4,100

(16) Porches

CCP (1 Story), Standard	38.87	60	2,332
WPP, Standard	9.70	444	4,307

(16) Deck/Balcony

Treated Wood, Standard	21.65	16	346
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(17) Garages

Class:BC Exterior: Siding Foundation: 42 Inch (Finished)

Base Cost	25.89	652	16,880
Common Wall: 1 Wall	-1425.00	1	-1,425
Automatic Doors	425.00	2	850

County Multiplier = 1.39 => Cost New = 327,781

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0, Depr.Cost = 278,614
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 515,436

2018 Est. T.C.V. 006-031-053-10 = 1,513,631

Est. TCV/Total Floor Area = 403.63

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
773,900	773,900	773,900	349,680	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-17,100	0	7,343	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
756,800	756,800	756,800	357,023	357,023	357,023	

45-006-031-054-00 2018 Est. T.C.V. CHRISTENSEN GREGORY G & MICHELLE L
 Property Class: 401 7660 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors *

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
BIG GLEN B 10K	100.00	300.00	0.9855	1.0000	10000	100		985,470
BIG GLEN B 10K	5.00	300.00	0.9855	1.0000	10000	50	SURPLUS: ZONING 100 FT	24,637
105 Actual Front Feet, 0.72 Total Acres Total Est. Land Value =								1,010,106

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 10	10000.00	1.00	1.0	100	10,000
Total Estimated Land Improvements True Cash Value =					10,000

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls B-10 Blt 2001

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 3073 SF Floor Area = 4610 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	89.69	-9.43	2.37	3073	253,922

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Stone Veneer	12.15	100	1,215

(13) Plumbing			
Average Fixture(s)	1475.00	1	1,475
3 Fixture Bath	4650.00	3	13,950
2 Fixture Bath	3100.00	1	3,100

(14) Water/Sewer			
Well, 100 Feet	3050.00	1	3,050
2000 Gal Septic	6050.00	1	6,050

(15) Built-Ins & Fireplaces			
Appliance Allowance	4125.00	1	4,125
Fireplace: Interior 2 Story	5350.00	1	5,350

(16) Porches			
CCP (1 Story), Standard	31.81	121	3,849
CCP (1 Story), Standard	80.09	16	1,281

(16) Deck/Balcony			
Treated Wood, Standard	11.10	65	722

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	21.41	860	18,413
Common Wall: 1 Wall	-1450.00	1	-1,450
Automatic Doors	500.00	3	1,500

County Multiplier = 1.39 => Cost New = 440,007

Phy/Ab.Phy/Func/Econ/Comb.%Good= 95/100/100/100/95.0, Depr.Cost = 418,006

Separately Depreciated Items:

(17) Garages

Class:B Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	33.06	324	10,711
County Multiplier = 1.39 =>			14,889
Phy/Ab.Phy/Func/Econ/Comb.%Good= 56/100/100/100/56.0,			8,338

Total Depreciated Cost = 426,344

ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 788,737

2018 Est. T.C.V. 006-031-054-00 = 1,808,843

Est. TCV/Total Floor Area = 392.37, Most recent sale 09/01/2016 for 2,300,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
907,300	907,300	907,300	907,300	2.10		
2018 New Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses		
0	-2,900	0	-2,900	0		
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
Parcel Number: 45-006-031-054-00						Page: 2

904,400

904,400

904,400

926,353

904,400

904,400

45-006-031-055-00	2018 Est. T.C.V.	TUKTAWA LLC
Property Class: 401		7874 S DUNNS FARM RD
Map #: 6	GLEN ARBOR TOWNSHIP	MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GRADE"D" 6000	200.00	300.00	0.7953	1.1067	6000	100		1,056,134
GRADE"D" 6000	50.00	300.00	0.7953	1.1067	6000	50	SURPLUS: ZONING 100 FT	132,017
250 Actual Front Feet, 1.72 Total Acres								Total Est. Land Value = 1,188,151

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Shed: Wood Frame	12.34	1.00	72	50	444
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,444

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C+10 Blt 2003

(11) Heating System: Forced Heat & Cool

Ground Area = Size for Rates = 2144 SF Floor Area = 3216 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	83.88	-8.79	3.16	2144	167,768

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
3 Fixture Bath	2400.00	3	7,200

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Interior 2 Story	3825.00	1	3,825
Fireplace: Two Sided	4675.00	1	4,675

(16) Porches

WSEP (1 Story), Standard	27.41	170	4,660
WCP (1 Story), Standard	23.05	170	3,919

(16) Deck/Balcony

Treated Wood w/Roof, Standard	39.80	28	1,114
Treated Wood, Standard	6.13	622	3,813

County Multiplier = 1.39 => Cost New = 285,553

Phy/Ab.Phy/Func/Econ/Comb.%Good= 90/100/100/100/90.0, Depr.Cost = 256,997
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 475,445

2018 Est. T.C.V. 006-031-055-00 = 1,669,040

Est. TCV/Total Floor Area = 518.98

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
779,000	779,000	779,000	238,132	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	55,500	0	0	5,000	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
834,500	834,500	834,500	243,132	243,132	0	

45-006-031-056-00 2018 Est. T.C.V. FINNEGAN PAUL J & MARY M
 Property Class: 401 7900 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GRADE"D"	6000	100.00	245.00	0.9036	1.0520	6000	100	570,378
GRADE"D"	6000	50.00	245.00	0.9036	1.0520	6000	50 SURPLUS: ZONING 100 FT	142,594
150 Actual Front Feet, 0.84 Total Acres Total Est. Land Value =								712,972

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1.75 STORY Cls BC Blt 2002

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 1982 SF Floor Area = 3468 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.75	Story Siding	Crawl Space	102.35	-10.19	0.00	1982	182,661

Other Additions/Adjustments	Rate	Size	Cost
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(1) Exterior			
Stone Veneer	11.20	328	3,674

(13) Plumbing			
Average Fixture(s)	1120.00	1	1,120
3 Fixture Bath	3525.00	1	3,525

(14) Water/Sewer			
Well, 200 Feet	5700.00	1	5,700
1000 Gal Septic	3550.00	1	3,550

(15) Built-Ins & Fireplaces			
Appliance Allowance	2610.00	1	2,610
Fireplace: Interior 2 Story	4800.00	1	4,800
Fireplace: 2nd on Same Stack	3200.00	1	3,200
Fireplace: Raised Hearth	315.00	2	630

(16) Porches			
WSEP (1 Story), Standard	20.84	576	12,004
WCP (1 Story), Standard	24.81	198	4,912
WPP, Standard	25.83	35	904
WCP (1 Story), Standard	22.92	256	5,868

(16) Deck/Balcony			
Treated Wood, Standard	7.49	302	2,262

County Multiplier = 1.39 => Cost New = 330,013

Phy/Ab.Phy/Func/Econ/Comb.%Good= 85/100/100/100/85.0,	Depr.Cost =	280,511
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 =		518,946

2018 Est. T.C.V. 006-031-056-00 = 1,236,918

Est. TCV/Total Floor Area = 356.67, Most recent sale 08/23/1996 for 475,000

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
618,100	618,100	618,100	425,380	2.10		
2018 New Eq. Adjustment		Loss	Additions	Tax Adjustment	Losses	
0	400	0	0	8,932	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
618,500	618,500	618,500	434,312	434,312	0	

45-006-031-057-00 2018 Est. T.C.V. COOK NAOMI T TRUST
 Property Class: 401 7924 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

* Factors * RIVER

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP D 4500/	80.00	200.00	1.0812	1.0000	4500	100		389,243
80 Actual Front Feet, 0.37 Total Acres Total Est. Land Value =								389,243

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: 3.5 Concrete	3.20	1.00	144	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1965

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 950 SF Floor Area = 950 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	59.99	-8.88	-0.21	950	48,355

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Exterior 1 Story	3450.00	1	3,450

(16) Porches

CPP, Standard	14.90	100	1,490
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County Multiplier = 1.39 => Cost New = 84,491

Phy/Ab.Phy/Func/Econ/Comb.%Good= 60/100/100/100/60.0, Depr.Cost = 50,695
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 93,785

2018 Est. T.C.V. 006-031-057-00 = 488,028

Est. TCV/Total Floor Area = 513.71, Most recent sale 08/17/2010 for 1

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.	
244,400	244,400	244,400	147,001	2.10	
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses
0	-400	0	0	3,087	0
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT
244,000	244,000	244,000	150,088	150,088	0

45-006-031-058-00 2018 Est. T.C.V. MERSERVE FAMILY TRUST
 Property Class: 401 7908 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP D 4500/	80.00	200.00	1.0812	1.0000	4500	100		389,243
80 Actual Front Feet, 0.37 Total Acres Total Est. Land Value =								389,243

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
D/W/P: Asphalt Paving	1.61	1.00	540	0	0
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 75	7500.00	1.00	1.0	100	7,500
Total Estimated Land Improvements True Cash Value =					7,500

Cost Est. for Res. Bldg: 1 Single Family 1.5 STORY Cls C Blt 1966

(11) Heating System: Electric Baseboard

Ground Area = Size for Rates = 1847 SF Floor Area = 2733 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.5	Story Siding	Crawl Space	77.65	-8.30	-0.40	1413	97,426
1.5	Story Siding	Crawl Space	77.65	-8.30	-0.40	359	24,753
1	Story Siding	Overhang	35.46	0.00	0.00	75	2,660

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	760.00	1	760
2 Fixture Bath	1600.00	1	1,600

(14) Water/Sewer

Well, 100 Feet	2700.00	1	2,700
1000 Gal Septic	3085.00	1	3,085

(15) Built-Ins & Fireplaces

Appliance Allowance	1915.00	1	1,915
Fireplace: Exterior 1 Story	3875.00	1	3,875

(16) Deck/Balcony

Treated Wood, Standard	6.10	756	4,612
Wood Balcony	17.50	92	1,610

(17) Garages

Class:C Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	20.70	396	8,197
Mechanical Doors	350.00	1	350

Class:C Exterior: Siding Foundation: 42 Inch (Unfinished)

Base Cost	18.46	621	11,464
Automatic Doors	375.00	1	375

County Multiplier = 1.39 => Cost New = 229,880

Phy/Ab.Phy/Func/Econ/Comb.%Good= 65/100/100/100/65.0, Depr.Cost = 149,422

Separately Depreciated Items:

Square footage # 2 is depreciated at 100%Good...	Base Cost Was =	24,753
County Multiplier = 1.39 =>	Cost New =	34,407
Phy/Ab.+hy/Func/Econ/Comb.%Good= 35/100/100/100/35.0,	Depr.Cost =	12,042
ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 =		298,709

2018 Est. T.C.V. 006-031-058-00 = 695,452

Est. TCV/Total Floor Area = 254.46

2017 Assessed	MBOR	S.E.V.	Base for Cap	C.P.I.		
348,800	348,800	348,800	315,178	2.10		
2018 New Eq.	Adjustment	Loss	Additions	Tax Adjustment	Losses	
0	-1,100	0	0	6,618	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
347,700	347,700	347,700	321,796	321,796	321,796	

45-006-031-059-00 2018 Est. T.C.V. DEKORNE, KARLSTROM & SWANSON J/T
 Property Class: 401 7948 S DUNNS FARM RD
 Map #: 6 GLEN ARBOR TOWNSHIP MAPLE CITY, MI 49664

Land Value Estimates for Land Table 4000.4000 BIG GLEN

Description	Frontage	Depth	Front	Depth	Rate	%Adj.	Reason	Value
GROUP D 4500/	66.00	228.00	1.1565	1.0000	4500	100		343,492
66 Actual Front Feet, 0.34 Total Acres Total Est. Land Value =								343,492

Land Improvement Cost Estimates

Land Improvement Factor: 1.000000

Description	Rate	CountyMult.	Size	%Good	Cash Value
Residential Local Cost Land Improvements					
Description	Rate	CountyMult.	Size	%Good	Cash Value
LAND IMPROVEMENTS 5	5000.00	1.00	1.0	100	5,000
Total Estimated Land Improvements True Cash Value =					5,000

Cost Est. for Res. Bldg: 1 Single Family 1 STORY Cls CD Blt 1920

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 920 SF Floor Area = 1150 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1.25	Story Siding	Crawl Space	70.03	-8.96	0.00	920	56,184

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
1000 Gal Septic	2895.00	1	2,895

(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
Fireplace: Exterior 1 Story	3450.00	1	3,450

(16) Porches

CPP, Standard	25.80	28	722
CGEP (1 Story), Standard	66.12	40	2,645

(17) Garages

Class:CD Exterior: Siding Foundation: 18 Inch (Unfinished)

Base Cost	15.04	748	11,250
Mechanical Doors	350.00	2	700

County Multiplier = 1.39 => Cost New = 114,594

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/ 75/100/100/41.3, Depr.Cost = 47,270
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 1 = 87,449

Cost Est. for Res. Bldg: 2 Single Family 1 STORY Cls CD Blt 1941

(11) Heating System: Forced Air w/ Ducts

Ground Area = Size for Rates = 964 SF Floor Area = 964 SF.

Stories	Exterior	Foundation	Rate	Bsmnt-Adj	Heat-Adj	Size	Cost
1	Story Siding	Crawl Space	59.80	-8.85	0.00	480	24,456
1	Story Siding	Slab	59.80	-10.55	0.00	484	23,837

Other Additions/Adjustments	Rate	Size	Cost
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(13) Plumbing

Average Fixture(s)	630.00	1	630
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(14) Water/Sewer

Well, 100 Feet	2550.00	1	2,550
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(15) Built-Ins & Fireplaces

Appliance Allowance	1415.00	1	1,415
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County Multiplier = 1.39 => Cost New = 73,514

Phy/Ab.Phy/Func/Econ/Comb.%Good= 55/ 75/100/100/41.3, Depr.Cost = 30,325
 ECF (4134 BIG GLEN) 1.850 => TCV of Bldg: 2 = 56,101

2018 Est. T.C.V. 006-031-059-00 = 492,042

Est. TCV/Total Floor Area = 232.75, Most recent sale 07/01/2009 for 75,000

2017 Assessed MBOR S.E.V. Base for Cap C.P.I.

Parcel Number: 45-006-031-059-00

Page: 2

246,500	0	0	0	2.10		
2018 New	Eq. Adjustment	Loss	Additions	Tax Adjustment	Losses	
246,000	0	0	174,557	0	0	
2018 Assessed	MBOR	S.E.V.	Capped	->Taxable<-	PRE/MBT	
246,000	246,000	246,000	174,557	174,557	155,356	