

2617 OSAGE AVE,

Deed: **M & L TST**  
 Contract: **KOSANOVICH,PAMELA J**  
 CID#: **02052810152030**  
 DBA:  
 MLS:

Map Area: **CEDAR-R**  
 Route: **910-003-760**  
 Tax Dist: **0205 CED FF**  
 Plat Page: **11-28-100-014**  
 Subdiv: **[EMPTY]**

Checks/Tags:  
 Lister/Date: **???, 08/15/1990**  
 Review/Date: **SW, 12/18/2012**  
 Entry Status: **Inspected**

Rural / RESIDENTIAL

Legal: PCL A N 1/2 NW 28 71 9

**Land**

Land Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Depth/Unit	EFF/Type	Qual./Land						
<b>Site-Excess</b>							1.000			BL NML						
Excess 1							2.000			Poor						
Excess 2							10.390			V Poor						
Sub Total						583,268.40	13.390									
<b>Grand Total</b>						583,268.40	13.390									

**Street**

**Utilities**

**Zoning**

**Land Use**

<b>Site-Excess</b>	Gravel	Septic	Not Applicable	Not Applicable
--------------------	--------	--------	----------------	----------------

**Sales**

**Building Permits**

**Values**

Date	\$ Amount	NUTC	Recording	Date	Number	Tag	\$ Amount	Reason	Type	Appraised	B of R	St. Equalized	Pr Yr: 2018
09/02/2016	\$55,000	C0	2016-1651	1/6/2017		N	\$0	Misc	Land	\$39,000	\$0	\$41,700	\$41,700
05/11/2004	\$0	D17	2004-1157	5/1/2008		N	\$0	Ext-Remodel	LandC		\$0	\$0	
05/05/2004	\$30,000	D22	2004-1093						Dwlg	\$22,600	\$0	\$24,200	\$24,200
10/18/2002	\$0	D12	2002-3085						Impr		\$0	\$0	
									Total	\$61,600	\$0	\$65,900	\$65,900

Res. Structure		Finish				Plumbing		Addition		Garage	
Occ. Code	101	Ttl Rooms Above #	6	Bedrooms Above #	3	Full Bath	1	Addition	1 of 1	Garage	No garages
Occ. Descr.	Single-Family	Ttl Rooms Below #	0	Bedrooms Below #	0	Shower Stall Bath		Year Built	1900	Style	
Year Built	1900					Toilet Room		EFA	118	W X L	
EFA / EFYr	118 / 1900					Lavatory		EFA Year	1900	Area (SF)	
Arch. Dsgn	2S Farmhouse	Foundation	C Blk			Water Closet		Style	1 Sty Fr.	Year Built	
Style	1 Story Frame	Exterior Walls	Asph Shgls			Sink		Area (SF)	98	EFA	
AreaSF/TLA	864 / 962	Roof	Asph / Hip			Shower Stall/Tub		Condition	Poor	EFF Year	
GLA 1st/2nd	962 / 0	Interior Finish	Plas			Mtl St Sh Bath		Bsmt (SF)		Condition	
		Flooring	Hdwd			Mtl Stall Shower		NoBsmt Flr(SF)		Bsmt (SF)	
		<b>Non-base Heating</b>		<b>Fireplace</b>		No Full Bathroom		Heat	Yes	Qtrs Over	
		Floor/Wall #	0	Freestand, 1 Sty	1	Wet Bar		AC	No	Qtrs Over (SF)	
		Pipeless #	0			Whirlpool Bathroom		Attic (SF)		Qtrs AC (SF)	
		Hand Fired (Y/N)	No			Whirlpool Tub				Door Opnrs	
Condition	Poor	Space Heat #	0			No Hot Water Tank				Stalls- Bsmt / Std	
		<b>Appliances</b>				No Plumbing					
Basement	1/2					Sewer & Water Only					
No Bsmt Flr.	0					Water Only w/Sink					
Heat	Yes					Hot Tub					
AC	No					Bidet					
Attic	None					Fbgls Service Sink					
						Urinal					
						Sauna					
						W'Pool Bath w/Shower					

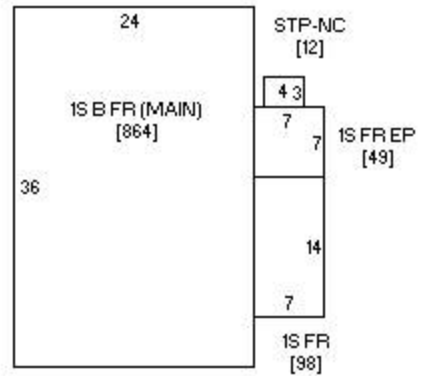


Bldg / Addn	Description	Units	Year						
	101 — Single-Family								
	1 Story Frame	864							
	Adjustment for basement - 1/2								
	Base Heat								
#1	Porch: 1S Frame Enclosed	49 SF							
#1	Fireplace: Freestand, 1 Story	1							
Adtn	1 Story Frame	98 SF	1900						

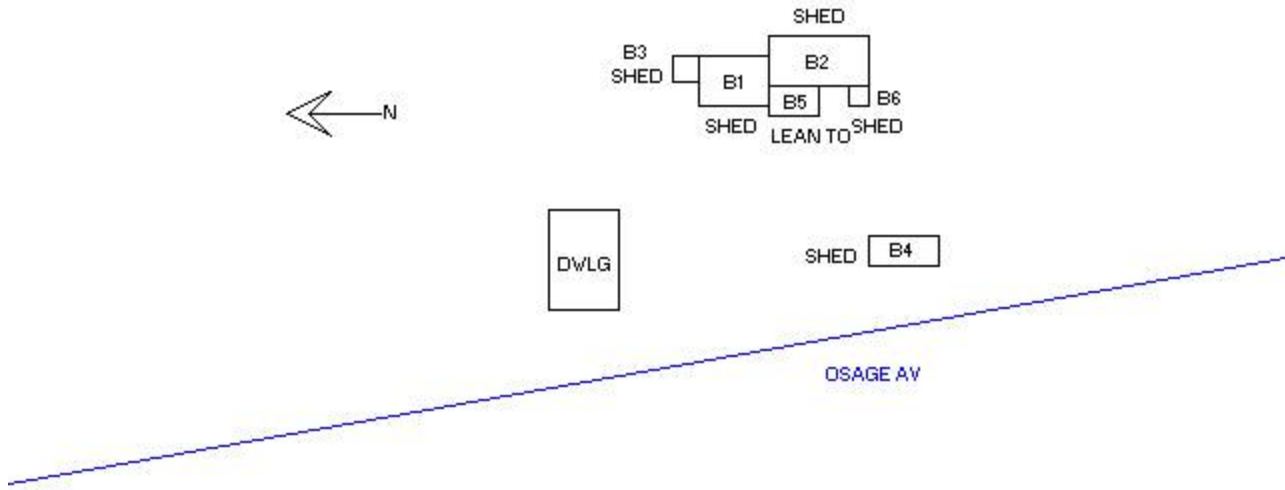


Prior Year	Comment	Value Type	Location	Class	Land Value	Dwelling Value	Improvement Value	M & E Value	Total Value
2018		Eq	Rural	Res	\$41,700	\$24,200	\$0	\$0	\$65,900
2018		Eq	Rural	Res	\$41,700	\$24,200	\$0	\$0	\$65,900
2017	2017 EQUALIZED VALUES (+7% RES & AG	Eq	Rural	Res	\$41,700	\$23,800	\$0	\$0	\$65,500
2016		Appr	Rural	Res	\$37,900	\$29,000	\$0	\$0	\$66,900
2015	STATE EQUALIZATION ORDER	Eq	Rural	Res	\$37,900	\$29,000	\$0	\$0	\$66,900
2015		Appr	Rural	Res	\$33,500	\$25,700	\$0	\$0	\$59,200
2014		Appr	Rural	Res	\$33,500	\$24,800	\$0	\$0	\$58,300
2013		Appr	Rural	Res	\$33,500	\$24,800	\$0	\$0	\$58,300
2012		Appr	Rural	Res	\$33,500	\$24,800	\$0	\$0	\$58,300
2011		Appr	Rural	Res	\$33,500	\$24,800	\$0	\$0	\$58,300
2010		Appr			\$33,500	\$21,800	\$0	\$0	\$55,300
2009		Appr			\$33,500	\$21,800	\$0	\$0	\$55,300
2008	After Board of Review	Eq			\$30,600	\$21,800	\$0	\$0	\$52,400
2007		Eq			\$30,600	\$21,800	\$0	\$0	\$52,400
2007		Appr			\$28,900	\$20,600	\$0	\$0	\$49,500
2006		Appr			\$28,900	\$19,500	\$0	\$0	\$48,400
2005	Prior to VAI turnover	Appr			\$22,400	\$24,100	\$0	\$0	\$46,500
2004		Appr			\$22,400	\$24,100	\$0	\$0	\$46,500
2003		Appr			\$22,400	\$24,100	\$0	\$0	\$46,500

2002	Appr		\$22,400	\$24,100	\$0	\$0	\$46,500
------	------	--	----------	----------	-----	-----	----------



Sketch 1 of 2



Sketch 2 of 2



DWELLING



BLDG 1; SHED BLDG 2; SHED BLDG 3; SHED BLDG 5; LEAN B;DG



BLDG 4; SHED



Photo 4 of 4 - 04/23/2018

DWELLING