

140 W MAIN PINCKNEY, MI 48169 (Property Address)

Parcel Number: 4714-22-403-030

Property Owner: COOKE COACHING LLC

Summary Information

- > Commercial/Industrial Building Summary
 - Yr Built: N/A
 - # of Buildings: 1
 - Total Sq.Ft.: 2,606
- > Assessed Value: \$228,636 | Taxable Value: \$190,201
- > Property Tax information found

Owner and Taxpayer Information

Owner	COOKE COACHING LLC 8250 GRANITE CT DEXTER, MI 48130	Taxpayer	SEE OWNER INFORMATION
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General Information for Tax Year 2023

Property Class	201 COMMERCIAL-IMPROVED	Unit	4720 PINCKNEY
School District	PINCKNEY COMMUNITY SCHOOLS	Assessed Value	\$228,636
Map Number	No Data to Display	Taxable Value	\$190,201
User Number Index	0	State Equalized Value	\$228,636
User Alpha 1	Not Available	Date of Last Name Change	12/17/2021
User Alpha 3	Not Available	Notes	Not Available
Historical District	Not Available	Census Block Group	Not Available
User Alpha 2	Not Available	Exemption	No Data to Display

Principal Residence Exemption Information

Homestead Date No Data to Display

Principal Residence Exemption	June 1st	Final
2023	0.0000 %	0.0000 %

Previous Year Information

Year	MBOR Assessed	Final SEV	Final Taxable
2022	\$181,144	\$181,144	\$181,144
2021	\$184,250	\$184,250	\$97,260
2020	\$146,230	\$146,230	\$95,920

Land Information

Zoning Code	VCBD	Total Acres	0.279
Land Value	\$115,000	Land Improvements	\$0
Renaissance Zone	No	Renaissance Zone Expiration Date	No Data to Display
ECF Neighborhood	Not Available	Mortgage Code	No Data to Display
Lot Dimensions/Comments	Not Available	Neighborhood Enterprise Zone	No

Lot(s)	Frontage	Depth
Lot 1	92.00 ft	132.00 ft
Total Frontage: 92.00 ft		Average Depth: 132.00 ft

Legal Description

14-22-403-030 SEC 22 T1N R4E COM C/L OF INTERSECTION OF MAIN ST & HOWELL ST AS SHOWN ON THE ORIG PLAT OF VILL OF PINCKNEY REC IN LI 2, PG 64, LIVINGSTON CO RECORDS, TH NELY 33.06 FT ALG C/L HOWELL ST, TH WLY DEFLECTING 86* TO THE LEFT 33.06 FT TO SE COR BLK 5 R4 OF SD ORIG PLAT, TH CONT WLY 144 FT ALG N LINE MAIN ST TO SE COR OF W 16 FT OF THE E 28 FT OF LOT 6 OF BLK 5 R4 FOR A POB, TH CONT WLY 92 FT ALG N LINE MAIN ST, TH NLY DEFLECTING 86* TO THE RIGHT 132 FT ALG W LINE OF THE E 38 FT OF LOT 5 OF BLK 5 R4, TH ELY DEFLECTING 93* TO THE RIGHT, 92 FT, ALG NLY LINE LOTS 5 & 6 OF BLK 5 R4, TH SLY DEFLECTING 86* TO THE RIGHT 132 FT ALG E LINE OF W 16 FT OF E 28 FT LOT 6 TO POB. BEING PT OF LOTS 5 & 6 OF BLK 5, R4 ORIG PLAT VILL PINCKNEY. .28 AC M/L COMB 018 & 019 6-89

Date of Last Split/Combine	<i>No Data to Display</i>	Number of Splits Left	0
Date Form Filed	<i>No Data to Display</i>	Unallocated Div.s of Parent	0
Date Created	01/01/0001	Unallocated Div.s Transferred	0
Acreage of Parent	0.00	Rights Were Transferred	<i>Not Available</i>
Split Number	0	Courtesy Split	<i>Not Available</i>
Parent Parcel	<i>No Data to Display</i>		

Sale History

Sale Date	Sale Price	Instrument	Grantor	Grantee	Terms of Sale	Liber/Page
12/13/2021	\$230,000.00	PTA	DUDENHOEFER, ROBERT & BARBARA	COOKE CACHING LLC	03-ARM'S LENGTH	2022-002689

Building Information - 2606 sq ft Industrial - Light Manufacturing (Commercial)

Floor Area	2,606 sq ft	Estimated TCV	\$255,116
Occupancy	Industrial - Light Manufacturing	Class	C
Stories Above Ground	1	Average Story Height	9 ft
Basement Wall Height	<i>Not Available</i>	Identical Units	<i>Not Available</i>
Year Built	<i>No Data to Display</i>	Year Remodeled	<i>No Data to Display</i>
Percent Complete	100%	Heat	Package Heating & Cooling
Physical Percent Good	49%	Functional Percent Good	100%
Economic Percent Good	100%	Effective Age	47 yrs

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