

Residential - Vacant Land **RESIDENTIAL**

N CUT RD
ROSCOMMON, MI 48653



1.09 ac
LOT SIZE

VALUATION

Last Sale **\$185,000 · Oct 24, 2024**

TAX & ASSESSMENT

Property Tax	\$344 (2025)
Assessed Value	\$7,800
Previous Assessed	\$7,600
Assessor Market Value	\$15,600

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	ROSCOMMON
Lot (acres)	1.09
Pool	No

CLIMATE RISK

1 FLOOD	32 WILDFIRE	48 HEAT	62 STORM	2 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 3, 2012	Financing	Intrafamily Transfer			
Apr 30, 2010	Resale	Warranty Deed	\$23,650		
May 9, 2007	Resale	Warranty Deed	\$24,000		
May 10, 2007	Financing	Intrafamily Transfer			\$68K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	2.4 mi
Roscommon Middle School	Middle	5–7	2.5 mi
Roscommon Elementary School	Elementary	PK–4	2.7 mi

District: Gerrish-Higgins School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 48653

118 CRIME INDEX	91 AIR POLLUTION	8,693 POPULATION	\$67K MEDIAN IN-COME	43°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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