

Wayne County Commercial Assessment

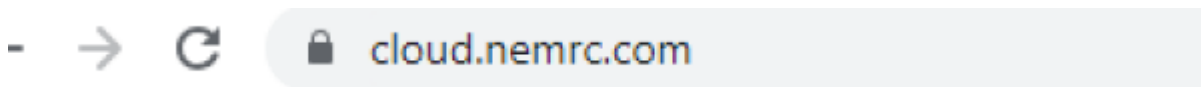
Microsolve Manual

The following manual will walk you step by step on how to access the Microsolve system to get Commercial Cost Reports

Note - You must be a licensed assessor to access the Microsolve system. You will also need to have the Assessor2k program open to access the login credentials

<html> <h3 style="font-weight: bold;">Step 1 - Connect </h3> </html>

Since Microsolve is an cloud based resource, you must first go to the website to log in. Click the following link or type into your internet browser's address bar: <https://cloud.nemrc.com/>



<html> <h3 style="font-weight: bold;">Step 2 - Enter Credentials </h3> </html> Now that you are at the login page, you must put in the credentials. You will also notice, just above the "Log on" button, there are 2 radio buttons. You want to make sure that the "Remote Desktop App" button is selected. **Refer to Assessor2k's Credentials Section for USERNAME and PASSWORD**

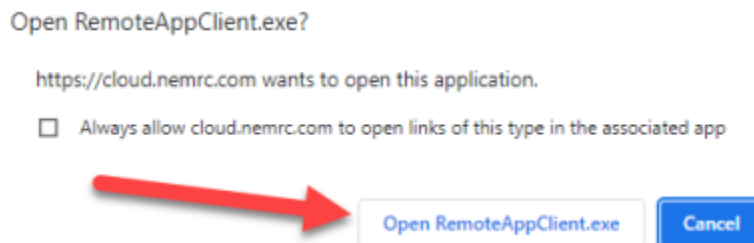




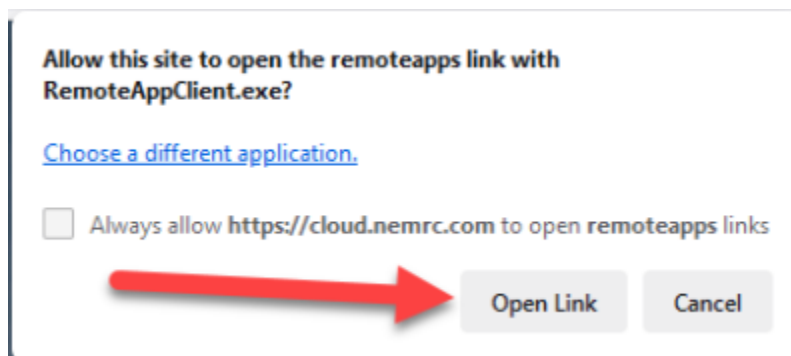
NOTE: *If it is your first time logging in, or your first time in a while, you may receive an extra message saying, “Windows Plugin not found”. You can click on the “Download Plugin” button.*

<html> <h3 style="font-weight: bold;">Step 3a - Run the Program </h3> </html>

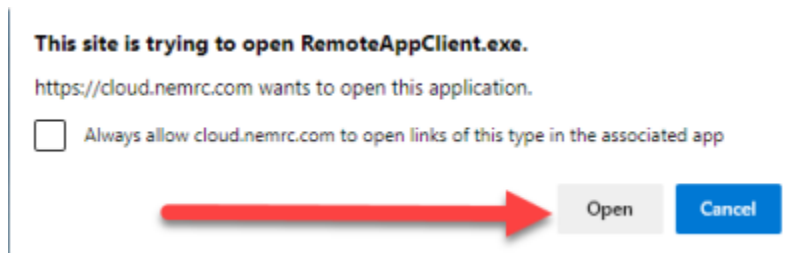
You will now be prompted by your browser asking for permission to run the program. Each browser displays a differently, but you want to allow the program to run. Then you will see a “pop-up” window that displays the app is starting.



<html> <p style="font-weight: bold; text-align:center; font-size: 20px;">Google Chrome</p>
<center></html>

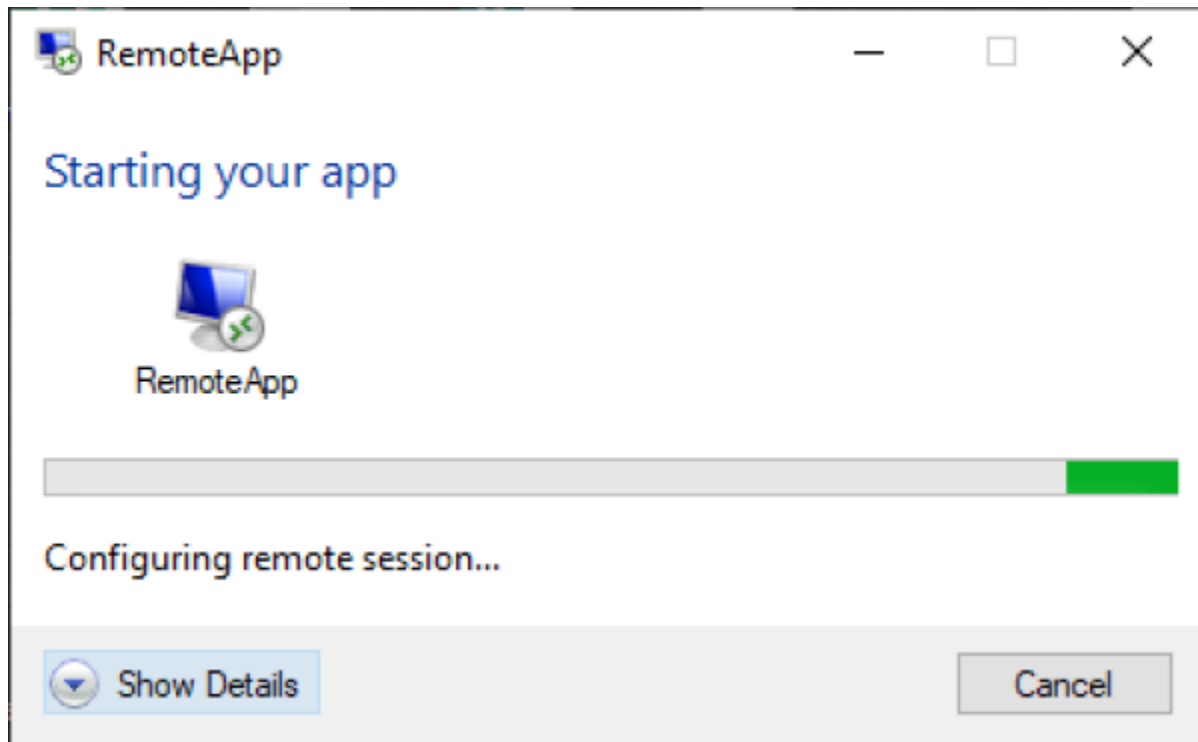


<html> <p style="font-weight: bold; text-align:center; font-size: 20px;">Mozilla Firefox</p>
<center></html>



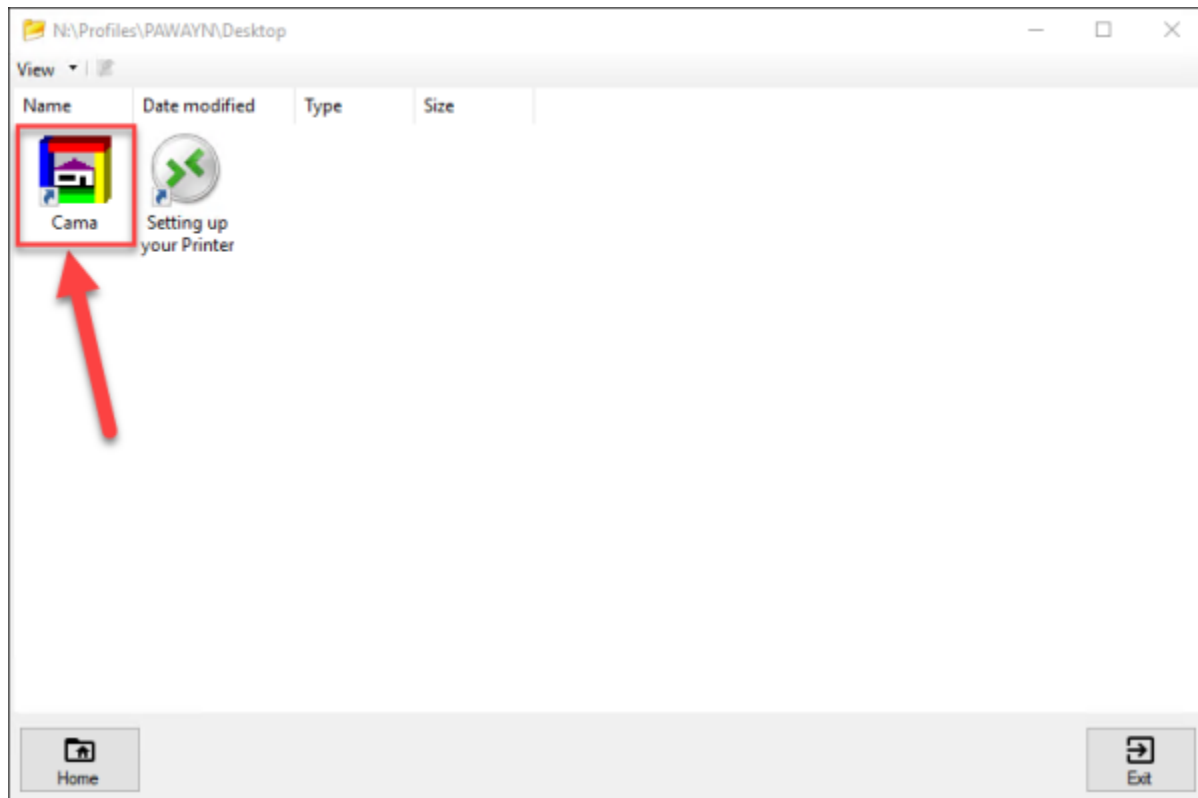
<html> <p style="font-weight: bold; text-align:center; font-size: 20px;">Microsoft Edge</p>

<center></html>



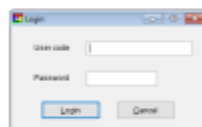
<html> <h3 style="font-weight: bold; text-align:left;">Step 3b - Run the Program</h3> </html>

<html> <p style="text-align:center;"> You will now see a program window open with two files in it.
Double click on the Cama option</p>
</html>

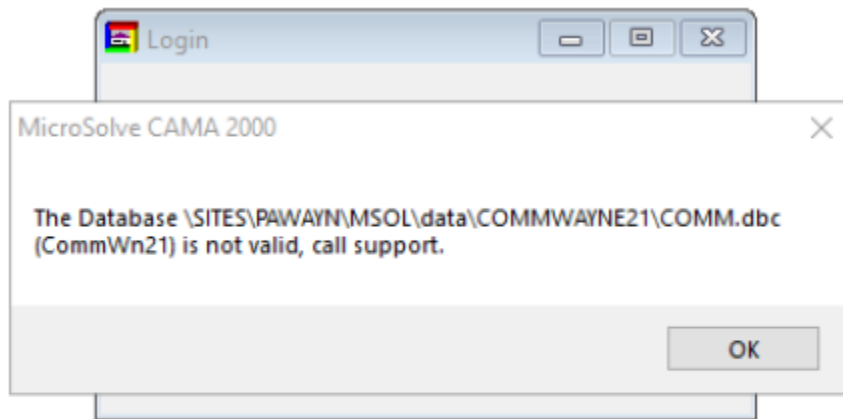


Now it is time to enter a second set of credentials Refer to Assessor2k's Credentials Section for USERNAME and PASSWORD

File Edit Window Help
EncSession02-00010029K.doc



Although it appears to be an error, it is not. Click on the "OK" button and the program will continue to open

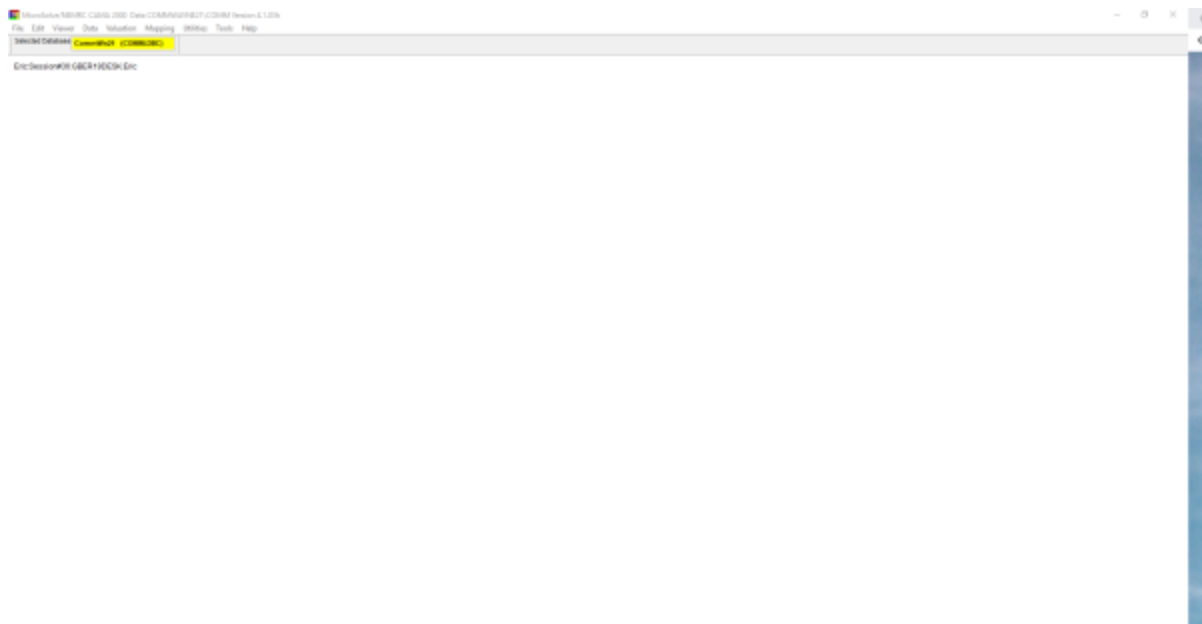


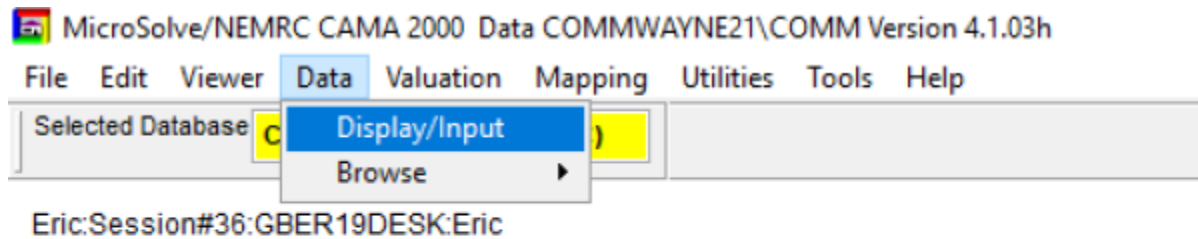
Step 4 - Using the Program

Now that you are logged into Microsolve, you can begin to find your way around the program.

First, let's display some data.

- Go to the top left corner of the program and locate the "Data" tab.
- Now, choose Display/Input. This will bring up the last property that was opened in the program.





Parcel Information

Parcel ID: 127559 Owner Name: STOURBRIDGE RAILROAD COMPANY Owner Name2:

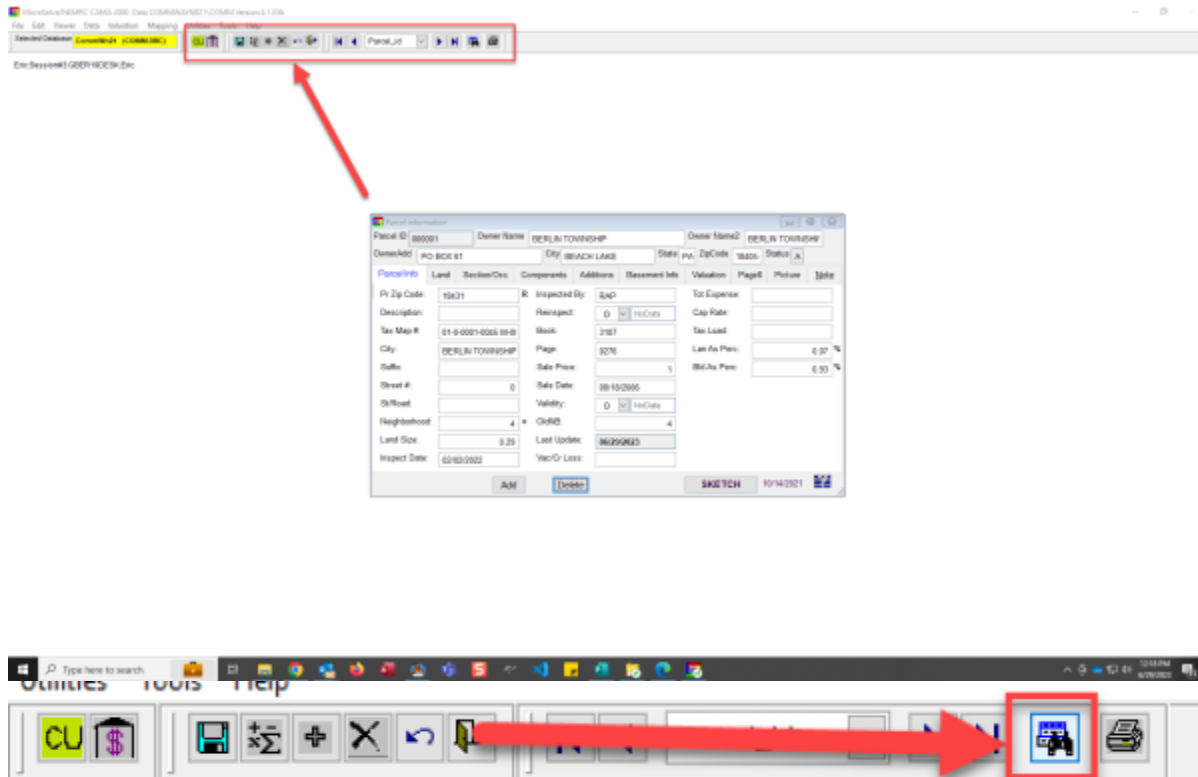
OwnerAdd: City: State: ZipCode: Status:

Parcel Info	Land	Section/Occ	Components	Additions	Basement Info	Valuation	Page8	Picture	Note
Pr Zip Code:			R	Inspected By:		Tot Expense:	0.0000		
Description:				Reinspect:	0 NoData	Cap Rate:	0.0000		
Tax Map #:				Book:		Tax Load:	0.0000		
City:				Page:		Lan As Perc:	0.00 %		
Suffix:				Sale Price:	0	Bld As Perc:	0.00 %		
Street #:		0		Sale Date:	/ /				
St/Road:				Validity:	0 NoData				
Neighborhood:		0	<	OldNB:	0				
Land Size:		0.52		Last Update:	/ /				
Inspect Date:	/ /			Vac/Cr Loss:	0.0000				

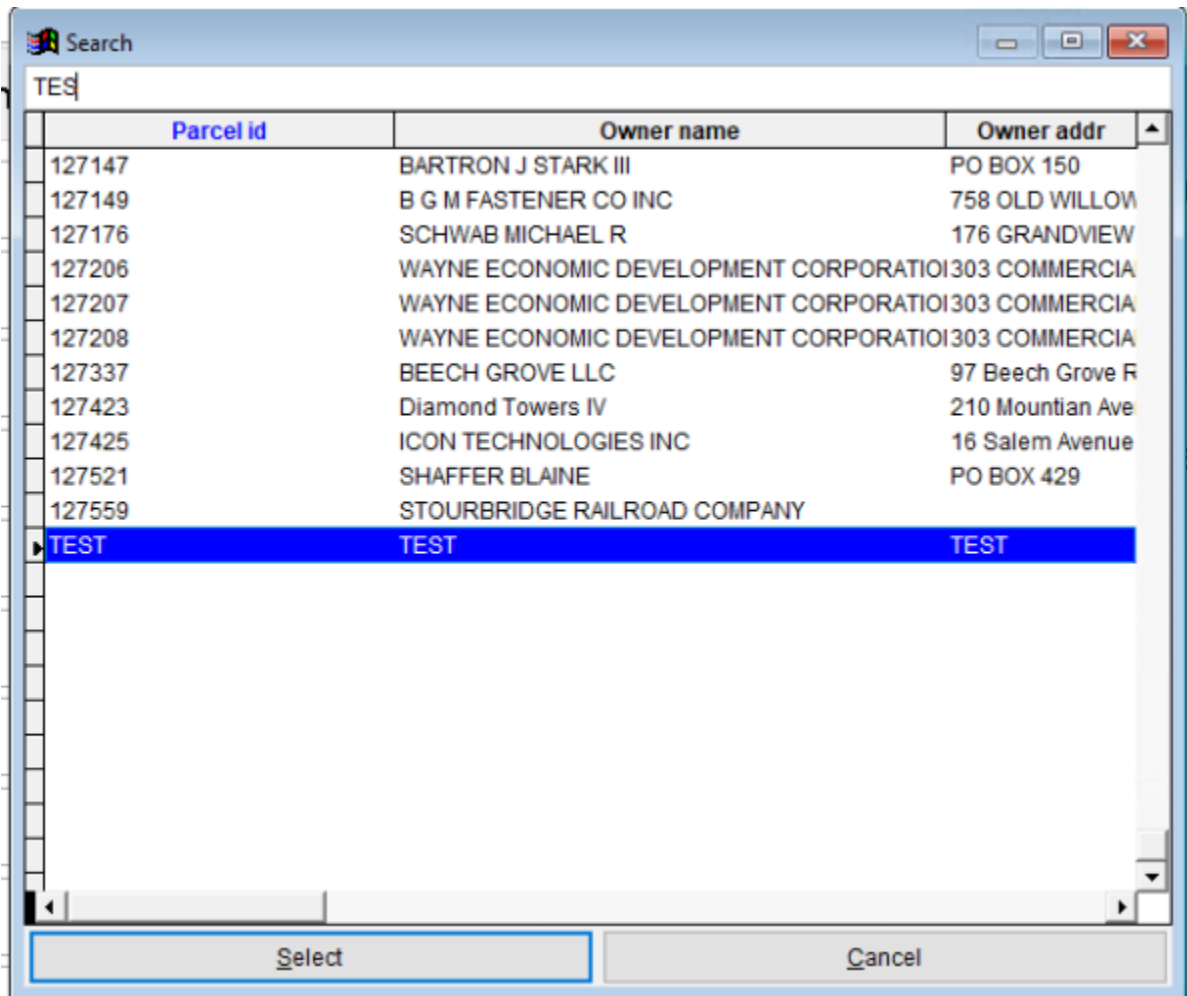
Add Delete SKETCH

Now that we have some data showing, let's get the data we actually want!

First, in the "Toolbar" at the top of the screen, locate the "binoculars"



Now we can enter the parcel number in the search bar to access the property we are looking for
"Double-Click" on the name/parcel you want to access and it will load into the viewfinder



Parcel id	Owner name	Owner addr
127147	BARTON J STARK III	PO BOX 150
127149	B G M FASTENER CO INC	758 OLD WILLOW
127176	SCHWAB MICHAEL R	176 GRANDVIEW
127206	WAYNE ECONOMIC DEVELOPMENT CORPORATION	303 COMMERCIA
127207	WAYNE ECONOMIC DEVELOPMENT CORPORATION	303 COMMERCIA
127208	WAYNE ECONOMIC DEVELOPMENT CORPORATION	303 COMMERCIA
127337	BEECH GROVE LLC	97 Beech Grove R
127423	Diamond Towers IV	210 Mountain Ave
127425	ICON TECHNOLOGIES INC	16 Salem Avenue
127521	SHAFFER BLAINE	PO BOX 429
127559	STOURBRIDGE RAILROAD COMPANY	
TEST	TEST	TEST

You are now able to edit this record, or you can gain access to the "Commercial Cost Report"

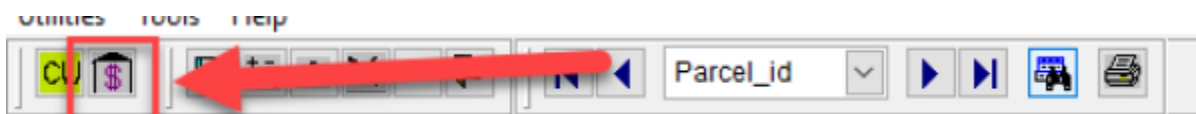
Important Note: If you are here to edit information, be sure to SAVE YOUR PROGRESS as you go. This can be done by clicking on the BLUE FLOPPY DISK icon in the toolbar.



Step 5 - Accessing the Commercial Cost Report


Use the following steps to access the Commercial Cost Report.

Go to the back up to the toolbar and locate the icon that looks like a building with a dollar sign on it tab.

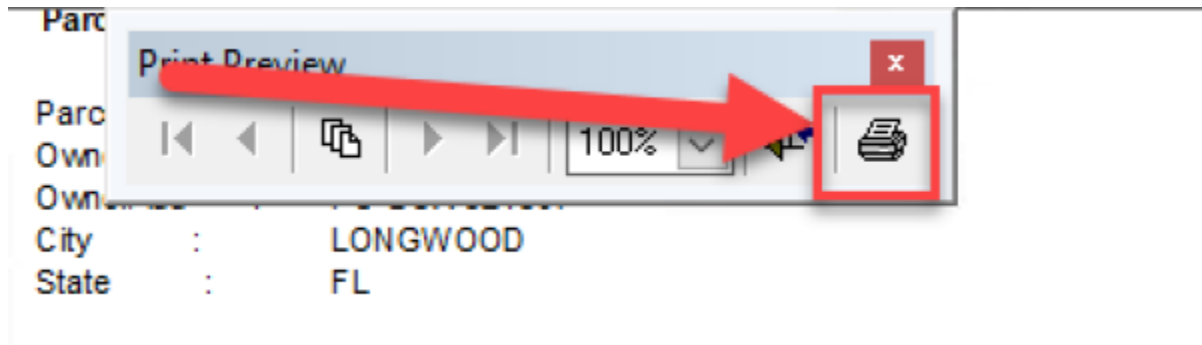


Click that button and it will bring up the cost report

Date: 06/27/2023		Commercial Cost Report		Page: 1	
Parcel					
Parcel Number :	127559				
Owner Name :	STOURBRIDGE RAILROAD COMPANY				
OwnerAdd :					
City :					
State :					
St/Road :					
City :					
Pr State :					
Pr Zip Code :					
Land Values					
NOTES					
Total Property Value					
Total Property Cost	0				

Print Preview
|< < > >| 100% 

<html> <p style="font-weight:bold; font-style: italic;">NOTE: The program can be slow, so we recommend you immediately go to the PDF version of the report. This can be done by clicking the printer icon on the report toolbar.</p> </html>



Once you PDF comes up in your PDF viewer, you can print like any other document.

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