General Information

Parcel Number 85-07-10-100-001.000-001

Local Parcel Number 0010011900

Tax ID:

Routing Number 26.1

Property Class 101 Cash Grain/General Farm

Year: 2020

Location Information

County Wabash

Township CHESTER TOWNSHIP

District 001 (Local 001) CHESTER TOWNSHIP

School Corp 8045
MANCHESTER COMMUNITY

Neighborhood 8501510-001 CHESTER 1-2

Section/Plat

Location Address (1)

10885 N 300 E NORTH MANCHESTER, IN 46962

Zoning

Subdivision

Lot

Market Model N/A

Topography
Level

Public Utilities
Electricity

Streets or Roads
Paved

Neighborhood Life Cycle Stage

Characteristics

Neighborhood Life Cycle Stage Static

Printed Monday, August 10, 2020 Review Group 2019 BRANDENBURG FAMILY TRUST

Ownership
BRANDENBURG FAMILY TRUST BILL
105 STATE ROAD 13 E
NORTH MANCHESTER, IN 46962

W1/2 NW1/4 10-29-7 80AC

Data Source Estimated

10885 N 300 E

101, Cash Grain/General Farm

Transfer of Ownership										
Date	Owner	Doc ID	Code	Book/Page	Adj Sale Pri	се	V/I			
04/18/2011	BRANDENBURG FAM		QC	/	;	\$0	١			
07/24/1990	BRANDENBURG BILL	0	WD	1	;	\$0	I			
01/01/1900	BRANDENBURG BILL		WD	/	;	\$0	I			

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Notes

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7/18/2018 RP: Reassessment Packet 2019

1/1/1900 NC:

2012 PAY 2013 ADDED T3AW

|--|--|

DITCH 512

Agricultural

Appraiser 07/02/2018

Valuation Records (Work In Progress values are not certified values and are subject to change)										
2020	Assessment Year	2020	2019	2018	2017	2016				
WIP	Reason For Change	AA	GenReval	AA	AA	Trending				
03/13/2020	As Of Date	01/01/2020	01/01/2019	01/01/2018	01/01/2017	01/01/2016				
Indiana Cost Mod	Valuation Method	Indiana Cost Mod								
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000				
	Notice Required				~					
\$109,200	Land	\$109,200	\$129,800	\$133,500	\$151,200	\$159,200				
\$15,000	Land Res (1)	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000				
\$94,200	Land Non Res (2)	\$94,200	\$114,800	\$118,500	\$136,200	\$144,200				
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0				
\$121,300	Improvement	\$121,300	\$115,700	\$113,700	\$107,400	\$106,400				
\$94,500	Imp Res (1)	\$94,500	\$88,900	\$84,900	\$79,200	\$78,800				
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0				
\$26,800	Imp Non Res (3)	\$26,800	\$26,800	\$28,800	\$28,200	\$27,600				
\$230,500	Total	\$230,500	\$245,500	\$247,200	\$258,600	\$265,600				
\$109,500	Total Res (1)	\$109,500	\$103,900	\$99,900	\$94,200	\$93,800				
\$94,200	Total Non Res (2)	\$94,200	\$114,800	\$118,500	\$136,200	\$144,200				
\$26,800	Total Non Res (3)	\$26,800	\$26,800	\$28,800	\$28,200	\$27,600				
Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 60' X 132', CI 60' X 132')										

		Land	Data (St	tandard Dep	th: Res 1	32', CI 132'	Base Lot: I	Res 60' X 1	32', CI 6	0' X 132	')	
Land Type	Pricing Method		Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %		Market Factor	Value
9	Α	BAB2	0	1.000000	1.00	\$15,000	\$15,000	\$15,000	0%	100%	1.0000	\$15,000
4	Α	BAA	0	1.720000	0.89	\$1,280	\$1,139	\$1,959	0%	0%	1.0000	\$1,960
4	Α	BAB2	0	5.690000	0.85	\$1,280	\$1,088	\$6,191	0%	0%	1.0000	\$6,190
4	Α	GNB2	0	8.930000	0.77	\$1,280	\$986	\$8,805	0%	0%	1.0000	\$8,800
4	Α	HAA	0	16.030000	1.06	\$1,280	\$1,357	\$21,753	0%	0%	1.0000	\$21,750
4	Α	НО	0	2.130000	0.85	\$1,280	\$1,088	\$2,317	0%	0%	1.0000	\$2,320
4	Α	KAA	0	0.880000	0.72	\$1,280	\$922	\$811	0%	0%	1.0000	\$810
4	Α	MEB	0	2.130000	0.72	\$1,280	\$922	\$1,964	0%	0%	1.0000	\$1,960
4	Α	MVC2	0	2.720000	0.68	\$1,280	\$870	\$2,366	0%	0%	1.0000	\$2,370
4	Α	OCA	0	10.940000	0.94	\$1,280	\$1,203	\$13,161	0%	0%	1.0000	\$13,160
4	Α	PW	0	9.480000	1.11	\$1,280	\$1,421	\$13,471	0%	0%	1.0000	\$13,470
4	Α	RCB2	0	4.280000	0.89	\$1,280	\$1,139	\$4,875	0%	0%	1.0000	\$4,870
4	Α	RCC2	0	0.770000	0.81	\$1,280	\$1,037	\$798	0%	0%	1.0000	\$800
4	Α	RE	0	4.670000	1.28	\$1,280	\$1,638	\$7,649	0%	0%	1.0000	\$7,650
4	Α	SO	0	0.080000	1.11	\$1,280	\$1,421	\$114	0%	0%	1.0000	\$110

JS

Collector 07/02/2018

Land Computa	tions
Calculated Acreage	80.00
Actual Frontage	0
Developer Discount	
Parcel Acreage	80.00
81 Legal Drain NV	0.00
82 Public Roads NV	1.77
83 UT Towers NV	0.00
9 Homesite	1.00
91/92 Acres	0.00
Total Acres Farmland	77.23
Farmland Value	\$94,190
Measured Acreage	77.23
Avg Farmland Value/Acre	1220
Value of Farmland	\$94,220
Classified Total	\$0
Farm / Classifed Value	\$94,200
Homesite(s) Value	\$15,000
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$15,000
CAP 2 Value	\$94,200
CAP 3 Value	\$0
Total Value	\$109,200

		Land	Data (Sta	andard Dep	th: Res 13	32', CI 132'	Base Lot: R	Res 60' X 1	32', CI 6	0' X 132	')	
Land Type	Pricing Method		Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %		Market Factor	Value
4	Α	WS	0	4.410000	1.19	\$1,280	\$1,523	\$6,716	0%	0%	1.0000	\$6,720
5	Α	BAB2	0	0.540000	0.85	\$1,280	\$1,088	\$588	-60%	0%	1.0000	\$240
5	Α	GNB2	0	0.420000	0.77	\$1,280	\$986	\$414	-60%	0%	1.0000	\$170
71	Α	BAB2	0	0.170000	0.85	\$1,280	\$1,088	\$185	-40%	0%	1.0000	\$110
71	Α	GNB2	0	1.240000	0.77	\$1,280	\$986	\$1,223	-40%	0%	1.0000	\$730
82	Α	BAB2	0	1.770000	0.85	\$1,280	\$1,088	\$1,926	-100%	0%	1.0000	\$00

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BRANDENBURG FAMILY TRUST

10885 N 300 E

Total all pages \$121,300 Total this page \$121,300

101, Cash Grain/General Farm

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