

General Information

Parcel Number 43-10-32-100-013.000-034
Local Parcel Number 1370200680

Tax ID:

Routing Number 013-164-004

Property Class 101 Cash Grain/General Farm

Year: 2021

Location Information

County Kosciusko
Township HARRISON
District 034 (Local 034) HARRISON TOWNSHIP
School Corp 4445 TIPPECANOE VALLEY
Neighborhood 1309000-034 HARRISON TWP ACREAGE
Section/Plat 32-32-5
Location Address (1) 6159 W SHILLING RD MENTONE, IN 46539

Ownership

KLEIN LORNA T
6159 W SHILLING RD
MENTONE, IN 46539

Legal

13-164-4
PT E 1/2 NE 32-32-5 27.47A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 02/03/1995 and 01/01/1900 transactions.

Notes

7/19/2018 REA: 2019 CORRECTED DRAWING OF HOUSE. CORRECTED RDWY FROM .91A TO .46A & ADJUSTED EFFYR ON HOUSE TO 1950 FOR REASSESSMENT

Valuation Records (Work In Progress values are not certified values and are subject to change)

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for 2021, 2020, 2019, 2018, and 2017.

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 0' X 0', CI 0' X 0')

Table with columns: Land Type, Pricing Method, Soil ID, Act Front., Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, Value. Rows list various land parcels and their characteristics.

Zoning AG AGRICULTURE

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage Other

Printed Tuesday, March 30, 2021
Review Group 2019

Data Source N/A Collector Appraiser

Land Computations

Table with columns: Land Computations, Value. Rows include Calculated Acreage (27.47), Actual Frontage (0), Developer Discount, Parcel Acreage (27.47), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.46), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (0.00), Total Acres Farmland (26.01), Farmland Value (\$21,570), Measured Acreage (26.01), Avg Farmland Value/Acre (829), Value of Farmland (\$21,560), Classified Total (\$0), Farm / Classified Value (\$21,600), Homesite(s) Value (\$18,000), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$18,000), CAP 2 Value (\$21,600), CAP 3 Value (\$0), Total Value (\$39,600).

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 0' X 0', CI 0' X 0')												
Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
6	A	ORC	0	0.420000	0.51	\$1,290	\$658	\$276	-80%	0%	1.0000	\$60
6	A	RE	0	3.210000	1.28	\$1,290	\$1,651	\$5,300	-80%	0%	1.0000	\$1,060
82	A		0	0.4600	1.00	\$1,290	\$1,290	\$593	-100%	0%	1.0000	\$00

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1
Style 20 1 1/2 story older
Finished Area 1356 sqft
Make

Floor Finish

Earth Tile
 Slab Carpet
 Sub & Joint Unfinished
 Wood Other
 Parquet

Wall Finish

Plaster/Drywall Unfinished
 Paneling Other
 Fiberboard

Roofing

Built-Up Metal Asphalt Slate Tile
 Wood Shingle Other

Exterior Features

Description	Area	Value
Porch, Enclosed Frame	234	\$10,300
Wood Deck	42	\$1,300
Wood Deck	96	\$2,000

Plumbing

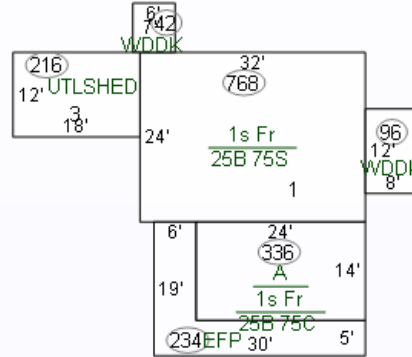
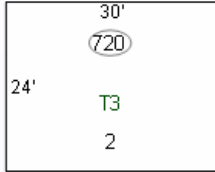
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	1
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1104	1104	\$78,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic	336	252	\$7,200	
Bsmt	276	0	\$13,900	
Crawl	252	0	\$3,100	
Slab	576	0	\$0	
Total Base			\$102,200	

Adjustments

Adjustment	Value
1 Row Type Adj. x 1.00	\$102,200
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 = \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$102,200

Sub-Total, 1 Units

Exterior Features (+)	\$13,600	\$115,800
Garages (+) 0 sqft	\$0	\$115,800
Quality and Design Factor (Grade)		0.80
Location Multiplier		0.92
Replacement Cost		\$85,229

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Co Age nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: Single-Family R 01	100%	1	Wood Frame	D	1900	1950	71 A		0.92		1,716 sqft	\$85,229	50%	\$42,610	0%	100%	1.350	1.0000	\$57,500
2: Barn, Pole (T3) R 01	0%	1	T3AW	C	1900	1900	121 F	\$18.41	0.92	\$16.39	0' x 0' x 8'	\$10,858	70%	\$3,260	25%	100%	1.350	1.0000	\$3,300
3: Utility Shed	0%	1		D	1900	1900	121 F	\$18.02	0.92	\$18.02	216 sqft	\$2,865	70%	\$860	0%	100%	1.350	1.0000	\$1,200

