

43-18-06-200-569.000-014

General Information

Parcel Number
43-18-06-200-569.000-014

Local Parcel Number
1872000190

Tax ID:

Routing Number
018-028-193

Property Class 686
Exempt, Church, Chapel, Mosque,

Year: 2026

Location Information

County
Kosciusko

Township
LAKE

District 014 (Local 014)
SILVER LAKE TOWN

School Corp 4415
WARSAW COMMUNITY

Neighborhood 1802025-014
COMM SILVER LAKE LOTS

Section/Plat
6-30-6

Location Address (1)
106 W WALNUT ST
SILVER LAKE, IN 46982

Zoning
PUBLIC USE PUBLIC USE

Subdivision
Town of Silver Lakeville A/K/A OP o

Lot
11, 12

Market Model
13 SMALL TOWNS

Characteristics

Topography Flood Hazard
Level ☐

Public Utilities ERA
All ☐

Streets or Roads TIF
Paved ☐

Neighborhood Life Cycle Stage
Other

Printed Friday, March 20, 2026

Review Group 2023

INDIANA NORTH DISTRICT OF T

Ownership

INDIANA NORTH DISTRICT OF THE
WESLEYAN CHURCH INC
PO BOX 217
SILVER LAKE, IN 46982-0217

Legal

18-28-193
LOTS 11 & 12 TOWN OF SILVER LAKE & PT VAC
ALLEY



106 W WALNUT ST

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/01/1900	INDIANA NORTH DIS	0	WD	/		I
01/01/1900	TRUSTEES U B CHU		WD	/		I

686, Exempt, Church, Chapel, Mosque,

COMM SILVER LAKE LOTS 1/2

Notes

6/6/2018 REA: 2019 ADJUSTED DEPTH OF LOTS
TO ACCOUNT FOR 6FT OF VAC ALLEY PER
BEACON, CHANGED WALL HEIGHTS PER FIELD
NOTES, & REMEASURED PAVING PER
PICTOMETRY

10/6/2014 REA: REA 2015 ADDED VAC ALLEY TO
LOTS PER LEGAL & ADJUSTED NO W/S

4/18/2011 BP: 2011 NEW ROOF NORTH PART

1/29/2009 COMM: WESLEYAN CHURCH

Exempt

Valuation Records

Assessment Year	2026	2025	2024	2023	2022
Reason For Change	AA	AA	AA	AA	AA
As Of Date	01/01/2026	01/01/2025	01/01/2024	01/01/2023	01/01/2022
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	☒	☒	☒	☒	☒
Land	\$24,700	\$24,700	\$21,600	\$21,600	\$21,600
Land Res (1)	\$0	\$0	\$0	\$0	\$0
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$24,700	\$24,700	\$21,600	\$21,600	\$21,600
Improvement	\$226,200	\$181,100	\$163,000	\$162,800	\$159,500
Imp Res (1)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$226,200	\$181,100	\$163,000	\$162,800	\$159,500
Total	\$250,900	\$205,800	\$184,600	\$184,400	\$181,100
Total Res (1)	\$0	\$0	\$0	\$0	\$0
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$250,900	\$205,800	\$184,600	\$184,400	\$181,100

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 20' X 132', CI 66' X 132')

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
Fci	F		66	66x138	1.02	\$175	\$179	\$11,814	0%	1.1400	0.00	0.00	100.00	\$13,470
Fci	F		66	66x138	1.02	\$175	\$179	\$11,814	-17%	1.1400	0.00	0.00	100.00	\$11,190

Land Computations

Calculated Acreage	0.42
Actual Frontage	132
Developer Discount	☐
Parcel Acreage	0.00
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
84 Solar Energy Land	0.00
9 Homesite	0.00
91/92 Acres	0.00
Total Acres Farmland	0.00
Farmland Value	\$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	\$0
Classified Total	\$0
Farm / Classified Value	\$0
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$0
CAP 3 Value	\$24,700
Total Value	\$24,700

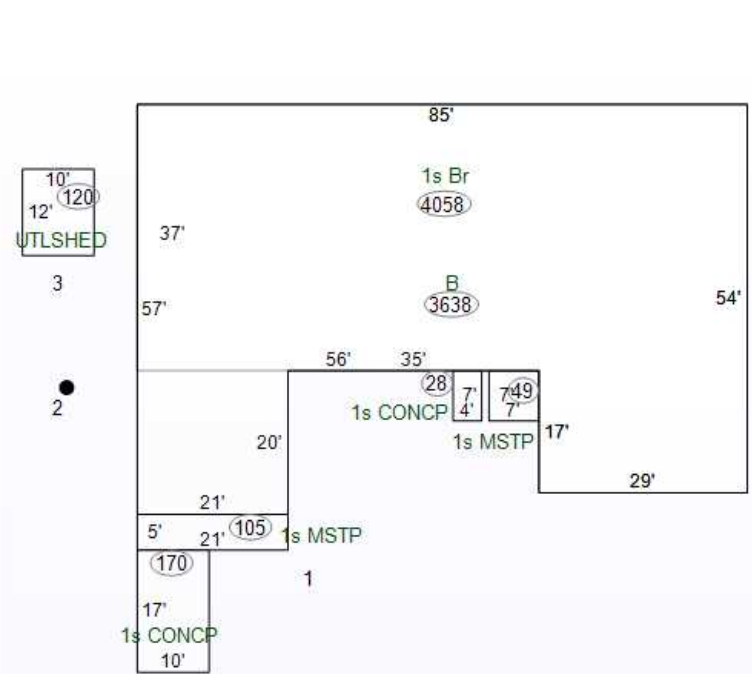
General Information			
Occupancy	C/I Building	Pre. Use	Theater
Description	C/I Building C 01	Pre. Framing	Wood Joist
Story Height	1	Pre. Finish	Finished Divided
Type	N/A	# of Units	0

SB	B	1	U
Wall Type	B: 2(278')	1: 2(318')	
Heating	3638 sqft	4058 sqft	
A/C	3638 sqft	2492 sqft	
Sprinkler			

Plumbing RES/CI				Roofing			
#	TF	#	TF	☐ Built Up	☐ Tile	☐ Metal	
Full Bath	0	0	0	0	☐ Wood	☐ Asphalt	☐ Slate
Half Bath	0	0	0	0	☐ Other		
Kitchen Sinks	0	0	0	GCK Adjustments			
Water Heaters	0	0	0	☐ Low Prof	☐ Ext Sheat	☐ Insulatio	
Add Fixtures	0	0	9	9	☐ SteelGP	☐ AluSR	☐ Int Liner
Total	0	0	9	9	☐ HGSR	☐ PPS	☐ Sand Pnl

Exterior Features		
Description	Area	Value
Stoop, Masonry	105	\$3,000
Stoop, Masonry	49	\$2,000
Patio, Concrete	170	\$1,400
Patio, Concrete	28	\$200

Special Features		Other Plumbing	
Description	Value	Description	Value



Floor/Use Computations			
Pricing Key	GCM	GCM	GCM
Use	GENOFF	THEATRE	GENOFF
Use Area	3638 sqft	2492 sqft	1566 sqft
Area Not in Use	0 sqft	0 sqft	0 sqft
Use %	100.0%	61.4%	38.6%
Eff Perimeter	278'	318'	318'
PAR	8	8	8
# of Units / AC	0	0	0
Avg Unit sz dpth	-1	-1	-1
Floor	B	1	1
Wall Height	9'	12'	8'
Base Rate	\$174.06	\$203.71	\$181.70
Frame Adj	(\$5.80)	(\$19.07)	(\$16.48)
Wall Height Adj	(\$4.45)	(\$34.32)	(\$17.80)
Dock Floor	\$0.00	\$0.00	\$0.00
Roof Deck	\$0.00	\$0.00	\$0.00
Adj Base Rate	\$163.81	\$150.32	\$147.42
BPA Factor	1.00	1.00	1.00
Sub Total (rate)	\$163.81	\$150.32	\$147.42
Interior Finish	\$0.00	\$0.00	\$0.00
Partitions	\$0.00	\$0.00	\$0.00
Heating	\$0.00	\$0.00	\$0.00
A/C	\$0.00	\$0.00	(\$9.03)
Sprinkler	\$0.00	\$0.00	\$0.00
Lighting	\$0.00	\$0.00	\$0.00
Unit Finish/SR	\$0.00	\$0.00	\$0.00
GCK Adj.	\$0.00	\$0.00	\$0.00
S.F. Price	\$163.81	\$150.32	\$138.39
Sub-Total			
Unit Cost	\$0.00	\$0.00	\$0.00
Elevated Floor	\$0.00	\$0.00	\$0.00
Total (Use)	\$595,941	\$374,597	\$216,719

Building Computations		
Sub-Total (all floors)	\$1,187,257	
Racquetball/Squash	\$0	
Theater Balcony	\$0	
Plumbing	\$19,620	
Other Plumbing	\$0	
Special Features	\$0	
Exterior Features	\$6,600	
Garages	\$0	
Fireplaces	\$0	
Sub-Total (building)	\$1,213,477	
Quality (Grade)	1.00	
Location Multiplier	0.92	
Repl. Cost New	\$1,116,399	

Summary of Improvements																						
Description	Story Height	Constr Type	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	Cap 1	Cap 2	Cap 3	Improv Value
1: C/I Building C 01	1	Brick	C	1933	1957	69	A		0.92		7,696 sqft	\$1,116,399	80%	\$223,280	0%	100%	1.000	1.000	0.00	0.00	100.00	\$223,300
2: Paving C 01	1	Crushed	C	1933	1933	93	A	\$0.94	0.92	\$0.86	8,648 sqft	\$7,479	80%	\$1,500	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,500
3: Utility Shed C 01	1		C	2000	2000	26	A	\$28.66	0.92	\$26.37	10'x12'	\$3,164	55%	\$1,420	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,400