

General Information

Parcel Number 85-11-03-100-010.000-003
Local Parcel Number 0020168500
Tax ID:

Ownership

SPRAGUE ROBERT N
5987 N 300 E
URBANA, IN 46990

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 09/26/2008 to 01/01/1900.

Notes

7/11/2017 RP: Reassessment Packet 2018

Routing Number 3.1.1

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2018

Legal

PT NW1/4 3-28-7 4.42AC
DITCH
664



Res

Location Information

County Wabash
Township LAGRO TOWNSHIP
District 003 (Local 003)
School Corp 8050
Neighborhood 8503510-003
Section/Plat 03
Location Address (1)
5987 N 300 E
URBANA, IN 46990

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for years 2016-2018.

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

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 include details for parcels 9, 91, and 82.

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities Electricity ERA
Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, October 23, 2018
Review Group 2018

Land Computations

Table with columns: Land Computations, Value. Rows include Calculated Acreage (4.42), Actual Frontage (0), Developer Discount, Parcel Acreage (4.42), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.50), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (2.92), 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 (\$15,000), 91/92 Value (\$14,600), Supp. Page Land Value, CAP 1 Value (\$15,000), CAP 2 Value (\$0), CAP 3 Value (\$14,600), Total Value (\$29,600).

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1
Style N/A
Finished Area 1616 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
Patio, Concrete	320	\$1,600
Porch, Open Frame	408	\$11,400

Plumbing

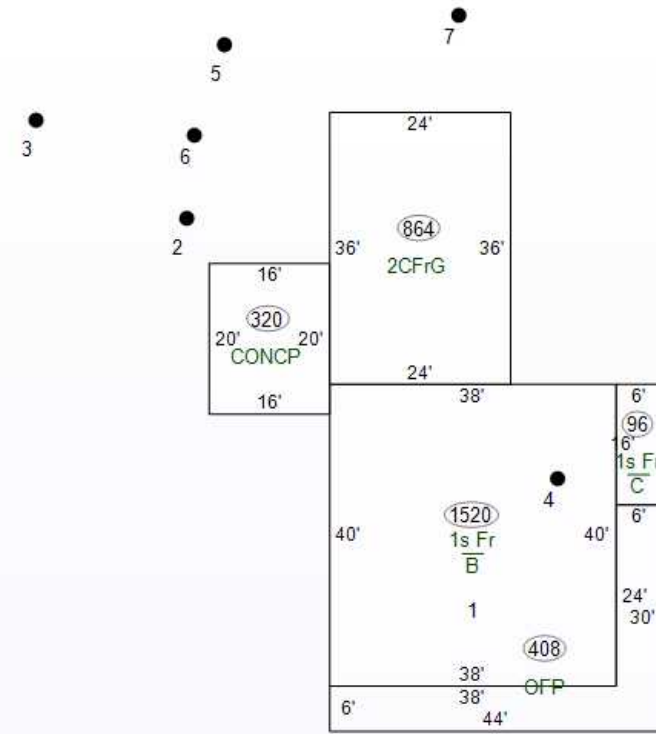
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accomodations

Bedrooms	2
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	6

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1616	1616	\$98,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1520	0	\$31,300	
Crawl	96	0	\$2,500	
Slab				

Total Base \$131,800

Adjustments 1 Row Type Adj. x 1.00 \$131,800

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	PS:1 PO:1 \$2,900
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 \$134,700

Sub-Total, 1 Units

Exterior Features (+) \$13,000 \$147,700

Garages (+) 864 sqft \$21,200 \$168,900

Quality and Design Factor (Grade) 1.00

Location Multiplier 0.88

Replacement Cost \$148,632

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	C	1920	1959	59 A		0.88		3,136 sqft	\$148,632	40%	\$89,180	0%	100%	1.120	1.0000	\$99,900
2: Utility Shed	0%	1		D	1920	1920	98 F	\$18.02	0.88	\$18.02	12'x18'	\$2,740	70%	\$820	50%	100%	1.000	1.0000	\$400
3: Quonset R 01	0%	1		C	1946	1946	72 F	\$13.82	0.88	\$17.39	24' x 36'	\$13,222	70%	\$3,970	25%	100%	1.000	1.0000	\$3,000
4: Geothermal R 01	100%	1		C	2003	2003	15 A		0.88			\$12,496	14%	\$10,750	0%	100%	1.000	1.0000	\$10,800
5: Corn Crib, Frame R 01	0%	1	Free Standing	D	1920	1920	98 P	\$18.11	0.88	\$18.11	20' x 30'	\$7,650	80%	\$1,530	50%	100%	1.000	1.0000	\$800
6: Car Shed	0%	1		C	1920	1920	98 A	\$27.21	0.88	\$27.21	10'x20'	\$4,789	65%	\$1,680	0%	100%	1.000	1.0000	\$1,700
7: Barn, Bank & Flat (T2)	0%	2		D	1920	1920	98 F	\$43.92	0.88	\$40.95	40' x 60' x 16'	\$69,186	70%	\$20,760	65%	100%	1.000	1.0000	\$7,300