General Information

Parcel Number
92-06-11-504-131.000-004

Local Parcel Number
021-180-00004300

Tax ID:

Routing Number
40

Property Class 510
1 Family Dwell - Platted Lot

Year: 2026

Location Information

County
Whitley

Township
COLUMBIA TOWNSHIP

District 004 (Local 021)
COLUMBIA CITY

School Corp 8665
WHITLEY COUNTY CONSOLIDAT

Neighborhood 920418-004
COLUMBIA CITY VI

Section/Plat

Location Address (1)
318 N Chauncey St
Columbia City, IN 46725

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography	Flood Hazard
Level	☐
Public Utilities	**ERA**
All	☐
Streets or Roads	**TIF**
Paved, Sidewalk	☐

Neighborhood Life Cycle Stage
Static

Printed Wednesday, May 6, 2026
Review Group 2024

Ownership

Norton, Brian L Trust
c/o Duane Shipley, Trustee
338 N Chauncey St
Columbia City, IN 46725

Legal

S 35 FT LOT 31 COLLINS 2ND ADD

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
07/11/2025	Norton, Brian L Trust	2025070174	QC	/		I
08/31/2017	Norton, Brian L	2017080614	WD	/	$100,000	V
02/19/2004	Ressler, Billie D & Res		QC	0402/440		I
01/01/1900	RESSLER HERBERT I		WD	/		I

Notes

9/28/2023 RA24: no change

9/13/2021 RA22: no change

12/18/2017 RA18: Reassessment 2018 changed cond of detgar and gave obso

Res

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

2026	Assessment Year	2026	2025	2024	2023	2022
WIP	Reason For Change	AA	AA	AA	AA	AA
02/23/2026	As Of Date	04/10/2026	04/15/2025	04/11/2024	04/10/2023	04/07/2022
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	☐	☐	☐	☐	☐
$8,700	**Land**	**$8,700**	**$8,700**	**$8,700**	**$8,200**	**$7,700**
$8,700	Land Res (1)	$8,700	$8,700	$8,700	$8,200	$7,700
$0	Land Non Res (2)	$0	$0	$0	$0	$0
$0	Land Non Res (3)	$0	$0	$0	$0	$0
$199,900	**Improvement**	**$199,900**	**$158,600**	**$146,800**	**$141,100**	**$133,500**
$199,900	Imp Res (1)	$199,900	$158,600	$146,800	$139,600	$131,900
$0	Imp Non Res (2)	$0	$0	$0	$0	$0
$0	Imp Non Res (3)	$0	$0	$0	$1,500	$1,600
$208,600	**Total**	**$208,600**	**$167,300**	**$155,500**	**$149,300**	**$141,200**
$208,600	Total Res (1)	$208,600	$167,300	$155,500	$147,800	$139,600
$0	Total Non Res (2)	$0	$0	$0	$0	$0
$0	Total Non Res (3)	$0	$0	$0	$1,500	$1,600

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 75' X 150', CI 75' X 150')

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
F	F		35	35x149	1.00	$247	$247	$8,645	0%	1.0000	100.00	0.00	0.00	$8,650

Data Source Aerial **Collector** 09/22/2023 KW **Appraiser** 09/22/2023 KW

Land Computations

Calculated Acreage	0.12
Actual Frontage	35
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 / Classifed Value	$0
Homesite(s) Value	$0
91/92 Value	$0
Supp. Page Land Value	
CAP 1 Value	$8,700
CAP 2 Value	$0
CAP 3 Value	$0
Total Value	**$8,700**

General Information

Occupancy	Single-Family
Description	Single-Family R 01
Story Height	2
Style	29
Finished Area	2148 sqft
Make	

Floor Finish

- [ ] Earth
- [ ] Tile
- [x] Slab
- [x] Carpet
- [x] Sub & Joist
- [x] Unfinished
- [x] Wood
- [ ] Other
- [ ] Parquet

Wall Finish

- [x] Plaster/Drywall
- [x] Unfinished
- [ ] Paneling
- [ ] Other
- [ ] Fiberboard

Plumbing

	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	4
Living Rooms	0
Dining Rooms	0
Family Rooms	1
Total Rooms	7

Heat Type

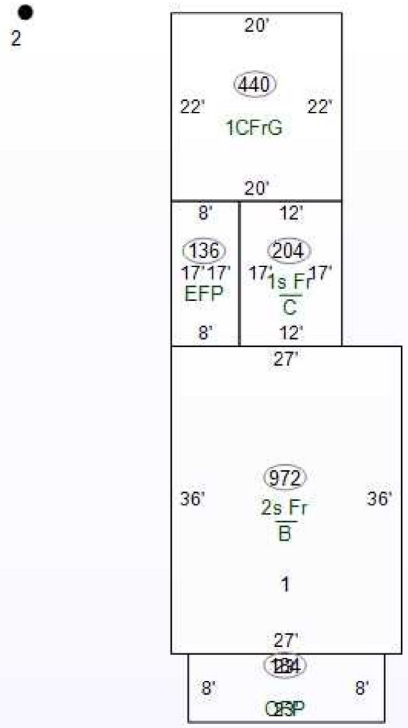
Central Warm Air

Roofing

- [ ] Built-Up
- [ ] Metal
- [x] Asphalt
- [ ] Slate
- [ ] Tile
- [ ] Wood Shingle
- [ ] Other

Exterior Features

Description	Area	Value
Porch, Open Frame	184	$8,500
Porch, Enclosed Frame	136	$11,400



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1176	1176	$142,600	
2	1Fr	972	972	$79,200	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		972	0	$53,500	
Crawl		204	0	$3,500	
Slab					
			Total Base		$278,800
Adjustments			**1 Row Type Adj. x 1.00**		$278,800
Unfin Int (-)					$0
Ex Liv Units (+)					$0
Rec Room (+)					$0
Loft (+)					$0
Fireplace (+)					$0
No Heating (-)					$0
A/C (+)				1:1176 2:972	$7,900
No Elec (-)					$0
Plumbing (+ / -)				7 – 5 = 2 x $1,400	$2,800
Spec Plumb (+)					$0
Elevator (+)					$0
				Sub-Total, One Unit	$289,500
				Sub-Total, 1 Units	
Exterior Features (+)				$19,900	$309,400
Garages (+) 440 sqft				$21,500	$330,900
				Quality and Design Factor (Grade)	0.90
				Location Multiplier	0.96
				Replacement Cost	$285,898

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	Co 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: Single-Family R 01	2	Wood Fr	D+2	1910	1949	77	A		0.96		3,120 sqft	$285,898	50%	$142,950	0%	100%	1.380	1.000	100.00	0.00	0.00	$197,300
2: Detached Garage (12x20)	1	Wood Fr	D+1	1925	1925	101	F	$76.71	0.96	$62.60	12'x20'	$15,023	65%	$5,260	50%	100%	1.000	1.000	100.00	0.00	0.00	$2,600