

General Information

Parcel Number 92-04-10-251-012.900-009

Local Parcel Number 060-041-00004120

Tax ID:

Routing Number 59

Property Class 510 1 Family Dwell - Platted Lot

Year: 2019

Location Information

County Whitley

Township SMITH TOWNSHIP

District 009 (Local 060) SMITH TOWNSHIP

School Corp 8625 SMITH-GREEN COMMUNITY

Neighborhood 920921-009 BLUE LAKE - LAKEFRONT

Section/Plat

Location Address (1) 5215 N Blue Lake Rd Churubusco, IN 46723

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Gas, Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Wednesday, July 24, 2019 Review Group 2019

Ownership

McClure, Jerry K & Marsha C 5243 N Blue Lake Rd CHURUBUSCO, IN 46723

Legal

LOT 12 EX W 25FT & LOTS 13 14 EX E VAC PUBLIC PARK JOHN RAPP SECOND ADDITION

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfer history from 03/07/2019 to 01/01/1900.

Notes

1/1/1900 RA16: Reassessment 2016 No changes per reassessment



Res

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

Valuation table with columns for Assessment Year (2019-2017), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 50' X 100', CI 50' X 100')

Land data table with columns: Land Type, Pricing Method, Soil ID, Act Front., Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, Value.

Land Computations

Land computations table with columns: Description (e.g., Calculated Acreage, Actual Frontage, Developer Discount) and Value.

General Information

Occupancy	Single-Family
Description	Single-Family R 01
Story Height	1
Style	102
Finished Area	1725 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input type="checkbox"/> Sub & Joint	<input type="checkbox"/> Unfinished
<input checked="" type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle		<input type="checkbox"/> Other		

Exterior Features

Description	Area	Value
Porch, Open Frame	36	\$0

Plumbing

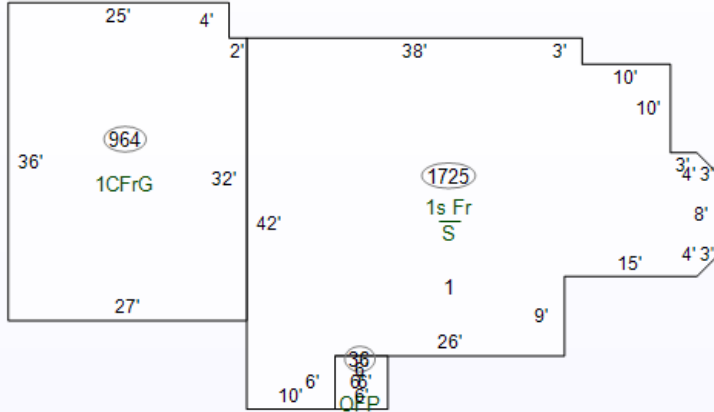
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accomodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
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	1725	1725	\$102,600	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab	1725	0	\$0	
Total Base			\$102,600	

Adjustments

1 Row Type Adj. x 1.00	\$102,600
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1725 \$3,700
No Elec (-)	\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800 \$2,400
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$108,700

Sub-Total, 1 Units

Exterior Features (+)	\$2,500	\$111,200
Garages (+) 964 sqft	\$23,400	\$134,600
Quality and Design Factor (Grade)		1.10
Location Multiplier		0.95
Replacement Cost		\$140,657

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+2	2010	2010	9 A		0.95		1,725 sqft	\$140,657	8%	\$129,400	0%	100%	1.650	1.0000	\$213,500
2: Utility Shed (16x24)	0%	1		D	2000	2000	19 F	\$15.61	0.95	\$15.61	16'x24'	\$4,556	55%	\$2,050	50%	100%	1.000	1.0000	\$1,000