

General Information

Parcel Number 89-02-21-000-309.000-024
Local Parcel Number 03-21-000-309.000-13

Tax ID: 013-00159-00

Routing Number

Property Class 100 Vacant Land

Year: 2025

Location Information

County WAYNE
Township PERRY TOWNSHIP
District 024 (Local 013) PERRY TOWNSHIP
School Corp 8305 NETTLE CREEK
Neighborhood 135145-013 PERRY-135145 (013)
Section/Plat 0321000
Location Address (1) ECONOMY RD MODOC, IN 47358

Ownership

ALLRED, ROBERT P L/E REM TO PA ALLRED & MOLLY ANN RHODUS TI 11701 N ECONOMY RD MODOC, IN 47358

Legal

PT SW SEC 21-18-13 45A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 03/10/2017 and 01/01/1900.

Notes

7/26/2021 Misc: 2022 GENERAL REVALUATION



Agricultural

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

Table with columns: Year (2025, 2024, 2023, 2022, 2021), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Includes sub-rows for Land Res (1), Land Non Res (2), Land Non Res (3), Imp Res (1), Imp Non Res (2), Imp Non Res (3).

Land Computations

Table with columns: Description, Value. Includes rows for Calculated Acreage (45.00), Actual Frontage (0), Developer Discount, Parcel Acreage (45.00), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.58), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (44.42), Farmland Value (\$75,000), Measured Acreage (44.42), Avg Farmland Value/Acre (1688), Value of Farmland (\$74,980), Classified Total (\$0), Farm / Classified Value (\$75,000), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$0), CAP 2 Value (\$75,000), CAP 3 Value (\$0), Total Value (\$75,000).

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage

Static

Printed Tuesday, April 29, 2025

Review Group 2030

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')

Table with columns: 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. Rows include various land parcels with their respective attributes.

Data Source Aerial Collector 05/14/2021 jf Appraiser 07/26/2021 lp

		Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')												
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
82	A		0	0.580000	1.00	\$2,390	\$2,390	\$1,386	-100%	1.0000	0.00	100.00	0.00	\$00