

General Information

Parcel Number 89-02-31-000-204.013-024
Local Parcel Number 03-31-000-204.130-13

Tax ID: 013-00059-13

Routing Number

Property Class 101 Cash Grain/General Farm

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 0331000
Location Address (1) 12651 CHARLES RD ECONOMY, IN 47339

Ownership

STRATTON-KELLER, ROSETTA
12651 CHARLES RD
ECONOMY, IN 47339

Legal

PT NE SEC 31-18-13 20.00A SUB TO 18.078A FOREST LAND

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows for 05/06/2009 and 01/01/1900.

Notes

7/27/2021 Misc: 2022 GENERAL REVALUATION



Agricultural

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

Table with columns: 2025, 2024, 2023, 2022, 2021. Rows for Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total.

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 for various land parcels.

Zoning

ZO01 Residential

Subdivision

Lot

Market Model

N/A

Characteristics

Topography Rolling Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage

Static

Printed Tuesday, April 29, 2025

Review Group 2030

Data Source Aerial

Collector 05/19/2021 jf

Appraiser 07/27/2021 gw

Land Computations

Table with columns: Description, Value. Rows for Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, Total Value.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 2500 sqft
Make

Floor Finish

Earth Tile
 Slab Carpet
 Sub & Joist 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	336	\$2,400
Wood Deck	336	\$6,700
Porch, Open Frame	154	\$8,300
Patio, Concrete	44	\$400
Canopy, Roof Extension	44	\$1,000

Plumbing

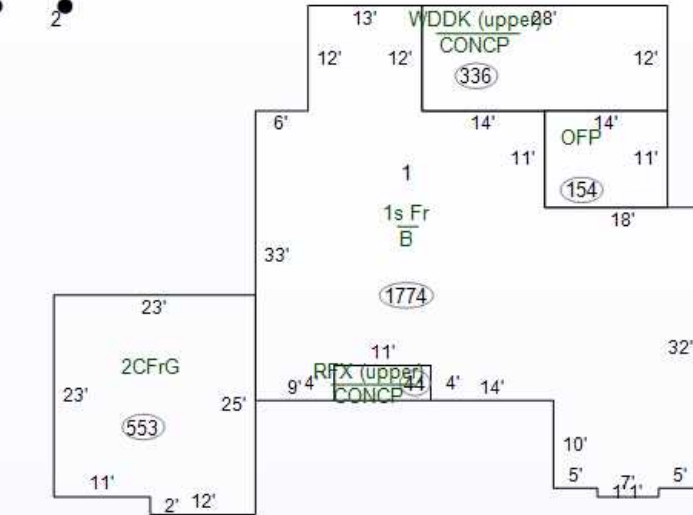
	#	TF
Full Bath	2	6
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	2	2
Total	7	12

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	9

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1774	1774	\$152,600	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1774	726	\$80,800	
Crawl				
Slab				

Total Base \$233,400

Adjustments 1 Row Type Adj. x 1.00 \$233,400

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1774	\$5,400
No Elec (-)		\$0
Plumbing (+ / -)	12 - 5 = 7 x \$800	\$5,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$244,400

Sub-Total, 1 Units

Exterior Features (+)	\$18,800	\$263,200
Garages (+) 553 sqft	\$21,400	\$284,600
Quality and Design Factor (Grade)		1.10
Location Multiplier		0.85
Replacement Cost		\$266,101

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: Residential Dwelling	1	Wood Fr	C+2	2005	2005	20	A		0.85		3,548 sqft	\$266,101	20%	\$212,880	0%	100%	1.090	1.000	100.00	0.00	0.00	\$232,000
2: Lean-to	1	Earth Flo	C	2005	2005	20	A	\$4.69	0.85		14'x40' x 8'	\$2,232	40%	\$1,340	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,300
3: Type 3 Barn	1	T3AW	C	2000	2000	25	A	\$19.27	0.85		30' x 40' x 14'	\$19,657	45%	\$10,810	0%	100%	1.000	1.000	100.00	0.00	0.00	\$10,800