

General Information

Parcel Number 89-03-24-000-413.001-022

Local Parcel Number 09-24-000-413.018-12

Tax ID: 012-00448-02

Routing Number

Property Class 541 Mobile or Manufactured Home - Un

Year: 2025

Location Information

County WAYNE

Township NEW GARDEN TOWNSHIP

District 022 (Local 012) NEW GARDEN TOWNSHIP

School Corp 8375 NORTHEASTERN WAYNE

Neighborhood 125129-012 NEW GARDEN-125129 (012)

Section/Plat 0924000

Location Address (1) 11215 MIDDLE RD FOUNTAIN CITY, IN 47341

Zoning ZO01 Residential

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, April 29, 2025

Review Group 2029

Ownership

CANNON, BERNARD B & CHARLIN A FOR JT/LIVES REM T/S/THEM 11215 N MIDDLE RD FOUNTAIN CITY, IN 47341

Legal

PT SE SEC 24-18-14 1.908A

Transfer of Ownership

Date 01/01/1900 Owner CANNON, BERNARD Doc ID Code Book/Page Adj Sale Price V/I



Res

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

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

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

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Notes

3/7/2025 Misc: 2025 GENERAL REVAUATION 1/16/2025 Misc: 2025 GENERAL REVALUATION 7/24/2020 Misc: 2021 GENERAL REVAL

Land Computations

Table with columns for various land metrics and values, including Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81-83 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, and Total Value.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1326 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

Plumbing

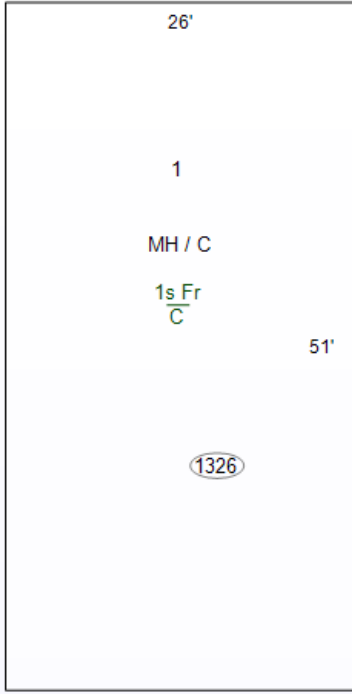
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1326	1326	\$125,500	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1326	0	\$8,900	
Slab				

Total Base \$134,400

Adjustments 1 Row Type Adj. x 1.00 \$134,400

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1326 \$4,400
No Elec (-)	\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800 \$1,600
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$140,400

Sub-Total, 1 Units

Exterior Features (+)	\$0	\$140,400
Garages (+) 0 sqft	\$0	\$140,400
Quality and Design Factor (Grade)	0.60	
Location Multiplier	0.85	
Replacement Cost		\$71,604

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	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	E+2	2001	2001	24	A			0.85		1,326 sqft	\$71,604	26%	\$52,990	0%	100%	1.240	1.000	100.00	0.00	0.00	\$65,700