

General Information

Parcel Number 89-05-21-200-220.000-020

Local Parcel Number 16-21-200-220.000-11

Tax ID: 011-00642-00

Routing Number

Property Class 511 1 Family Dwell - Unplatted (0 to 9.9

Year: 2025

Location Information

County WAYNE

Township JEFFERSON TOWNSHIP

District 020 (Local 011) JEFFERSON TOWNSHIP

School Corp 8305 NETTLE CREEK

Neighborhood 114112-011 JEFFERSON-114112 (011)

Section/Plat 1621200

Location Address (1) 16729 STATE RD 38 HAGERSTOWN, IN 47346

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 2030

Ownership

BERRY, JOSHUA & WHITNEY MERR 16729 ST RD 38 HAGERSTOWN, IN 47346

Legal

NE SEC 21-17-12 1.06A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/16/2023 to 01/01/1900.

Notes

3/1/2024 Nexus: 2024 SALES REVIEW: GD COND -BB/NEXUS 9/13/2021 Misc: 2022: GENERAL REVALUATION



Res

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

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show valuation data for years 2022-2025.

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 data for land types 9 and 82.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (1.06), Actual Frontage (0), Developer Discount, Parcel Acreage (1.06), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.10), 83 UT Towers NV (0.00), 9 Homesite (0.96), 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 / Classified Value (\$0), Homesite(s) Value (\$19,200), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$19,200), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$19,200).

Data Source Aerial

Collector 06/29/2021 jf

Appraiser 09/13/2021 en

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1680 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
Canopy, Shed Type	96	\$900
Patio, Concrete	96	\$800
Patio, Concrete	96	\$800
Canopy, Shed Type	88	\$900
Wood Deck	88	\$2,800
Canopy, Roof Extension	100	\$1,600
Stoop, Masonry	100	\$3,200

Plumbing

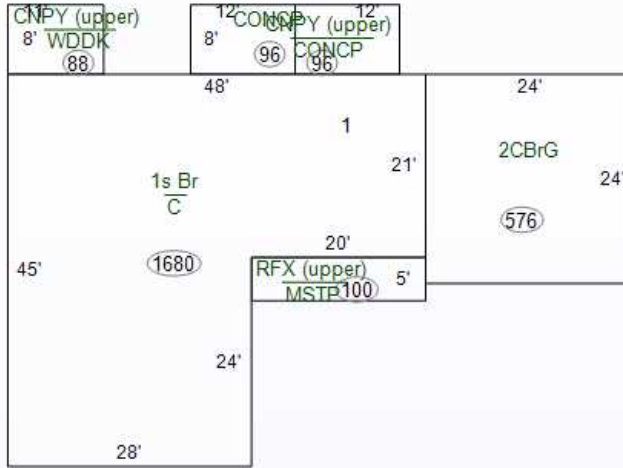
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	8

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
-------------	-------	-------

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 7	1680	1680	\$160,600	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1680	0	\$10,000	
Slab				

Total Base \$170,600

Adjustments 1 Row Type Adj. x 1.00 \$170,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1680	\$5,200
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$181,900

Sub-Total, 1 Units

Exterior Features (+)	\$11,000	\$192,900
Garages (+) 576 sqft	\$25,800	\$218,700
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85

Replacement Cost \$195,190

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	Brick	C+1	1975	1975	50	G		0.85		1,680 sqft	\$195,190	30%	\$136,630	0%	100%	1.160	1.000	100.00	0.00	0.00	\$158,500
2: Detached Garage/Boat H	1	Wood Fr	C	1976	1976	49	A	\$41.81	0.85	\$35.54	24'x24'	\$20,640	35%	\$13,420	0%	100%	1.160	1.000	100.00	0.00	0.00	\$15,600