

89-05-22-240-112.000-021

General Information

Parcel Number
89-05-22-240-112.000-021

Local Parcel Number
16-22-240-112.000-26

Tax ID:
026-00632-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County
WAYNE

Township
JEFFERSON TOWNSHIP

District 021 (Local 026)
HAGERSTOWN TOWN

School Corp 8305
NETTLE CREEK

Neighborhood 264114-026
JEFFERSON-264114 (026)

Section/Plat
1622240

Location Address (1)
324 W HARRISON ST
HAGERSTOWN, IN 47346

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography
Level

Flood Hazard
Level

Public Utilities
All

ERA

Streets or Roads
Paved

TIF

Neighborhood Life Cycle Stage
Static

Printed
Tuesday, April 29, 2025

Review Group
2030

LONG, CATHERINE S

Ownership

LONG, CATHERINE S
324 W HARRISON ST
HAGERSTOWN, IN 47346

Legal

LOT 10 PETTYS 2ND ADD & PT LOT 11 PETTYS
2ND 0.179A TOTAL

324 W HARRISON ST

510, 1 Family Dwell - Platted Lot

Transfer of Ownership

Date

Owner

Doc ID

Code

Book/Page

Adj Sale Price

V/I

07/15/2010

LONG, CATHERINE S

0

CO

/

I

01/01/1900

LONG, CATHERINE S

0

CO

/

I

Notes

7/13/2021 Misc: 2022 GENERAL REVALUATION, CORRECTED LAND

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

2025

Assessment Year

2025

2024

2023

2022

2021

WIP

Reason For Change

AA

AA

AA

AA

AA

02/19/2025

As Of Date

04/22/2025

04/17/2024

04/20/2023

04/22/2022

04/16/2021

Indiana Cost Mod

Valuation Method

Indiana Cost Mod

Indiana Cost Mod

Indiana Cost Mod

Indiana Cost Mod

Indiana Cost Mod

1.0000

Equalization Factor

1.0000

1.0000

1.0000

1.0000

1.0000

Notice Required

\$18,800

Land

\$18,800

\$16,400

\$15,000

\$15,000

\$14,500

\$18,800

Land Res (1)

\$18,800

\$16,400

\$15,000

\$15,000

\$14,500

\$0

Land Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Land Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$102,600

Improvement

\$102,600

\$89,900

\$82,400

\$79,600

\$75,100

\$102,600

Imp Res (1)

\$102,600

\$89,900

\$82,400

\$79,600

\$75,100

\$0

Imp Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Imp Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$121,400

Total

\$121,400

\$106,300

\$97,400

\$94,600

\$89,600

\$121,400

Total Res (1)

\$121,400

\$106,300

\$97,400

\$94,600

\$89,600

\$0

Total Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Total Non Res (3)

\$0

\$0

\$0

\$0

\$0

Land Data (Standard Depth: Res 132', CI 132'

Base Lot: Res 100' X 132', CI 100' X 132')

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

F

F

60

65x120

0.96

\$301

\$289

\$18,785

0%

1.0000

100.00

0.00

0.00

\$18,790

Land Computations

Calculated Acreage
0.18

Actual Frontage
60

Developer Discount

Parcel Acreage
0.18

81 Legal Drain NV
0.00

82 Public Roads NV
0.00

83 UT Towers NV
0.00

9 Homesite
0.00

91/92 Acres
0.00

Total Acres Farmland
0.18

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
\$0

91/92 Value
\$0

Supp. Page Land Value

CAP 1 Value
\$18,800

CAP 2 Value
\$0

CAP 3 Value
\$0

Total Value
\$18,800

Data Source
Aerial

Collector
07/19/2021 jf

Appraiser
10/08/2021 gw

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General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1064 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
Porch, Open Masonry	96	\$6,700

LONG, CATHERINE S

Plumbing

	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	0
Total Rooms	6

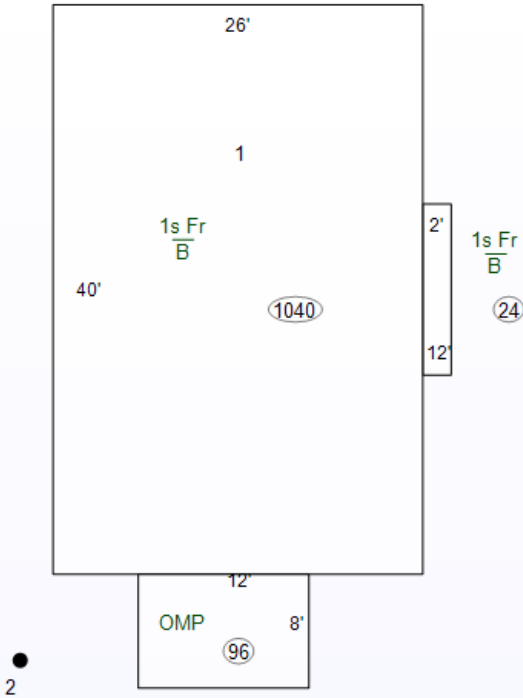
Heat Type

Central Warm Air

324 W HARRISON ST

510, 1 Family Dwell - Platted Lot

JEFFERSON-264114 (026)/ 2/2



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1064	1064	\$110,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1064	0	\$36,300	
Crawl					
Slab					

	Total Base	\$146,300
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Adjustments	1 Row Type Adj. x 1.00	\$146,300
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Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1064	\$4,000
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

	Sub-Total, One Unit	\$154,800
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	Sub-Total, 1 Units	
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Exterior Features (+)	\$6,700	\$161,500
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Garages (+) 0 sqft	\$0	\$161,500
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Quality and Design Factor (Grade)		1.00
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Location Multiplier		0.85
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	Replacement Cost	\$137,275
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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	1939	1975	50 A		0.85		2,128 sqft	\$137,275	35%	\$89,230	0%	100%	1.090	1.000	100.00	0.00	0.00	\$97,300
2: Detached Garage/Boat H	1	Wood Fr	D	1939	1939	86 A	\$59.52	0.85	\$40.47	12'x20'	\$9,714	50%	\$4,860	0%	100%	1.090	1.000	100.00	0.00	0.00	\$5,300