

89-05-22-240-315.000-021

RAINES, CINDA E

300 W NORTH MARKET ST

510, 1 Family Dwell - Platted Lot

JEFFERSON-264114 (026)/

1/2

General Information

Parcel Number
89-05-22-240-315.000-021
Local Parcel Number
16-22-240-315.000-26

Tax ID:
026-00431-00

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)
300 W NORTH MARKET ST
HAGERSTOWN, IN 47346

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Flood Hazard
Level

Public Utilities ERA
All

Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2030

Ownership

RAINES, CINDA E
300 W NORTH MARKET ST
HAGERSTOWN, IN 47346

Legal

LOT 9 PETTYS 1ST ADDN



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transactions from 06/28/2016 and 01/01/1900.

Notes

10/6/2021 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, Land Res (1), Land Non Res (2), Land Non Res (3), Improvement, Imp Res (1), Imp Non Res (2), Imp Non Res (3), Total, Total Res (1), Total Non Res (2), Total Non Res (3). Rows show values for years 2022-2025.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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. Row shows values for F, F, 50, 50x171, 1.11, \$301, \$334, \$16,700, 0%, 1.0000, 100.00, 0.00, 0.00, \$16,700.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.20), Actual Frontage (50), Developer Discount, Parcel Acreage (0.20), 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 (0.20), 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 (\$16,700), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$16,700).

Data Source Aerial

Collector 07/19/2021 jf

Appraiser 10/06/2021 lp

**General Information**

<b>Occupancy</b>	Single-Family
<b>Description</b>	Residential Dwelling
<b>Story Height</b>	1
<b>Style</b>	N/A
<b>Finished Area</b>	1464 sqft
<b>Make</b>	

**Floor Finish**

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

**Wall Finish**

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

**Roofing**

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle		<input type="checkbox"/> Other		

**Exterior Features**

Description	Area	Value
Stoop, Masonry	80	\$2,700
Canopy, Shed Type	80	\$800
Wood Deck	120	\$3,300
Porch, Enclosed Frame	64	\$7,800

**Plumbing**

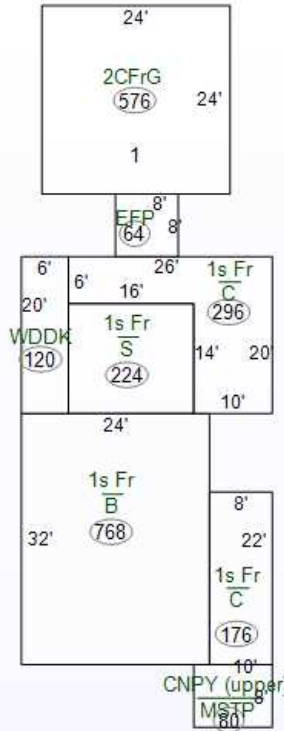
	#	TF
<b>Full Bath</b>	2	6
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	4	8

**Accommodations**

<b>Bedrooms</b>	2
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	5

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1464	1464	\$133,200	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	768	0	\$30,100	
Crawl	472	0	\$5,600	
Slab	224	0	\$0	
<b>Total Base</b>				\$168,900

**Adjustments**

<b>1 Row Type Adj. x 1.00</b>		\$168,900
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1464	\$4,800
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0
<b>Sub-Total, One Unit</b>		\$176,100

**Sub-Total, 1 Units**

Exterior Features (+)	\$14,600	\$190,700
Garages (+) 576 sqft	\$24,700	\$215,400
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
<b>Replacement Cost</b>		\$183,090

**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	1933	1933	92	A		0.85		2,232 sqft	\$183,090	45%	\$100,700	10%	100%	1.090	1.000	100.00	0.00	0.00	\$98,800