

89-05-22-300-304.000-020

General Information

Parcel Number
89-05-22-300-304.000-020

Local Parcel Number
16-22-300-304.008-11

Tax ID:
011-00625-01

Routing Number

STOUT, GREG ALAN

Ownership

STOUT, GREG ALAN
16244 TURNPIKE RD
HAGERSTOWN, IN 47346

TURNPIKE RD

Transfer of Ownership

Date

Owner

Doc ID

Code

Book/Page

Adj Sale Price

V/I

07/27/2010

STOUT, GREG ALAN

2010005361

WD

/

01/01/1900

STOUT, GREG ALAN

2010005361

WD

/

199, Other Agricultural Use

Notes

7/30/2021 Misc: 2022 GENERAL REVALUATION

3/22/2021 Misc: 2020 CORRECTION: CHANGE LAND TO AG BASED UPON ACTUAL USE PER REVIEW 03-22-2021

Property Class 199
Other Agricultural Use

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
1622300

Location Address (1)
TURNPIKE RD
HAGERSTOWN, IN 47346

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography

Flood Hazard

Public Utilities

ERA

Electricity

Streets or Roads

TIF

Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2030

Data Source Aerial

Collector 06/23/2021 jf

Appraiser 07/30/2021 en

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	☐	☐	☐	☐	☐
\$2,800	Land	\$2,800	\$2,600	\$2,200	\$1,700	\$1,500
\$0	Land Res (1)	\$0	\$0	\$0	\$0	\$0
\$2,800	Land Non Res (2)	\$2,800	\$2,600	\$2,200	\$1,700	\$1,500
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$14,500	Improvement	\$14,500	\$13,100	\$11,900	\$12,500	\$11,200
\$0	Imp Res (1)	\$0	\$13,100	\$0	\$0	\$8,900
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$14,500	Imp Non Res (3)	\$14,500	\$0	\$11,900	\$12,500	\$2,300
\$17,300	Total	\$17,300	\$15,700	\$14,100	\$14,200	\$12,700
\$0	Total Res (1)	\$0	\$13,100	\$0	\$0	\$8,900
\$2,800	Total Non Res (2)	\$2,800	\$2,600	\$2,200	\$1,700	\$1,500
\$14,500	Total Non Res (3)	\$14,500	\$0	\$11,900	\$12,500	\$2,300

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

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
4	A		0	0.9	1.00	\$2,390	\$2,390	\$2,151	0%	1.0000	0.00	100.00	0.00	\$2,150
5	A		0	0.648	1.00	\$2,390	\$2,390	\$1,549	-60%	1.0000	0.00	100.00	0.00	\$620
82	A	GE	0	0.25	1.02	\$2,390	\$2,438	\$610	-100%	1.0000	0.00	100.00	0.00	\$00

Land Computations

Calculated Acreage 1.80

Actual Frontage 0

Developer Discount ☐

Parcel Acreage 1.80

81 Legal Drain NV 0.00

82 Public Roads NV 0.25

83 UT Towers NV 0.00

9 Homesite 0.00

91/92 Acres 0.00

Total Acres Farmland 1.55

Farmland Value \$2,770

Measured Acreage 1.55

Avg Farmland Value/Acre 1789

Value of Farmland \$2,770

Classified Total \$0

Farm / Classified Value \$2,800

Homesite(s) Value \$0

91/92 Value \$0

Supp. Page Land Value

CAP 1 Value \$0

CAP 2 Value \$2,800

CAP 3 Value \$0

Total Value \$2,800

General Information

Occupancy Car Shed
Description Car Shed
Story Height 0
Style N/A
Finished Area
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
Half Bath
Kitchen Sinks
Water Heaters
Add Fixtures
Total

Accommodations

Bedrooms
Living Rooms
Dining Rooms
Family Rooms
Total Rooms

Heat Type

Cost Ladder

Floor Constr Base Finish Value Totals
1
2
3
4
1/4
1/2
3/4
Attic
Bsmt
Crawl
Slab

Total Base
Adjustments Row Type Adj.

Unfin Int (-)
Ex Liv Units (+)
Rec Room (+)
Loft (+)
Fireplace (+)
No Heating (-)
A/C (+)
No Elec (-)
Plumbing (+ / -)
Spec Plumb (+)
Elevator (+)

Sub-Total, One Unit \$0
Sub-Total, 1 Units
Exterior Features (+) \$0 \$0
Garages (+) 0 sqft \$0 \$0
Quality and Design Factor (Grade) 0.40
Location Multiplier 0.85
Replacement Cost \$2,472

Specialty Plumbing

Description Count Value

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: Car Shed	1		E	2016	2016	9 F	\$10.10	0.85	\$3.43	24'x30'	\$2,472	25%	\$1,850	0%	100%	1.160	1.000	0.00	0.00	100.00	\$2,100
2: Detached Garage/Boat H	1	Pole	C	1987	1987	38 A	\$29.07	0.85	\$24.71	20'x30'	\$14,826	28%	\$10,670	0%	100%	1.160	1.000	0.00	0.00	100.00	\$12,400