

89-05-22-420-105.000-021

WORDEN, RAYMOND MARCUS

96 S PEARL ST

510, 1 Family Dwell - Platted Lot

JEFFERSON-264114 (026)/

1/2

General Information

Parcel Number 89-05-22-420-105.000-021
Local Parcel Number 16-22-420-105.000-26

Tax ID: 026-00646-00

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 1622420

Location Address (1)
96 S PEARL ST
HAGERSTOWN, IN 47346

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2030

Ownership

WORDEN, RAYMOND MARCUS & CY
96 S PEARL ST
HAGERSTOWN, IN 47346

Legal

PT SE 1/4 SEC 22-17-12 0.228A 91X 116' SE 1/4
SEC 22-17-12 0.242A



Transfer of Ownership

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

Notes

10/8/2021 Misc: 2022 GENERAL REVALUATION

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

Table with 7 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 include 2025, 2024, 2023, 2022, 2021 data.

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

Table with 15 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 1: F, F, 91, 91x235, 1.17, \$301, \$352, \$32,032, 0%, 1.0000, 100.00, 0.00, 0.00, \$32,030.

Land Computations

Table with 2 columns: Description, Value. Rows include Calculated Acreage (0.49), Actual Frontage (91), Developer Discount, Parcel Acreage (0.49), 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 (0.49), 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 (\$32,000), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$32,000).

Data Source Aerial

Collector 10/08/2021 jf

Appraiser 10/08/2021 lp

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1 1/2
Style N/A
Finished Area 3168 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, Enclosed Frame	96	\$9,400
Porch, Open Masonry	360	\$16,500
Wood Deck	448	\$7,900

Plumbing

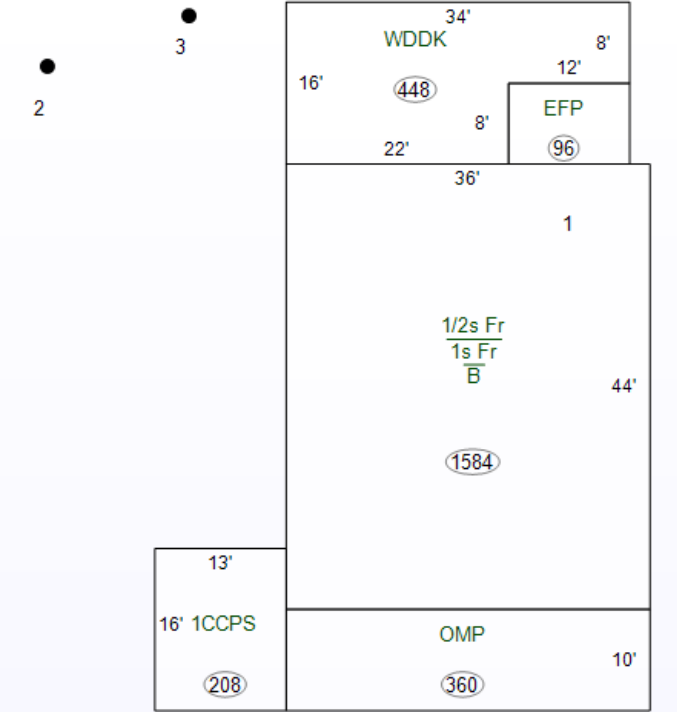
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	7

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1584	1584	\$138,900	
2					
3					
4					
1/4					
1/2	1Fr	1584	1584	\$53,900	
3/4					
Attic					
Bsmt		1584	0	\$46,500	
Crawl					
Slab					

Total Base \$239,300

Adjustments 1 Row Type Adj. x 1.00 \$239,300

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

Sub-Total, One Unit \$243,800

Sub-Total, 1 Units

Exterior Features (+)	\$33,800	\$277,600
Garages (+) 208 sqft	\$2,500	\$280,100
Quality and Design Factor (Grade)		1.15
Location Multiplier		0.85
Replacement Cost		\$273,798

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 1/2	Wood Fr	B-1	1918	1918	107	A		0.85		4,752 sqft	\$273,798	40%	\$164,280	0%	100%	1.090	1.000	100.00	0.00	0.00	\$179,100
2: Detached Garage/Boat H	1	Wood Fr	C	1918	1918	107	A	\$48.82	0.85	\$41.50	18'x22'	\$16,433	45%	\$9,040	0%	100%	1.090	1.000	100.00	0.00	0.00	\$9,900
3: Pool, In Ground	1		C	2008	2008	17	A	\$54.40	0.85	\$45.25	16'x38'	\$29,818	55%	\$13,420	50%	100%	1.090	1.000	100.00	0.00	0.00	\$7,300