

General Information

Parcel Number 89-07-15-000-210.001-022
Local Parcel Number 11-15-000-210.010-12

Tax ID: 012-00155-01

Routing Number

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

Year: 2025

Location Information

County WAYNE
Township NEW GARDEN TOWNSHIP
District 022 (Local 012) NEW GARDEN TOWNSHIP
School Corp 8375 NORTHEASTERN WAYNE
Neighborhood 125129-012 NEW GARDEN-125129 (012)
Section/Plat 1115000
Location Address (1) 3450 W PLEASANT PLAIN RD WILLIAMSBURG, IN 47393

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Rolling Flood Hazard
Public Utilities Sewer, Electricity ERA
Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025
Review Group 2029

Ownership

CARLIN, LAURA DIANE
3450 W PLEASANT PLAIN RD
WILLIAMSBURG, IN 47393

Legal

PT NE SEC 15-17-14 5.00A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj, Sale Price, V/I. Rows include 05/24/2017 and 01/01/1900.

Notes

3/7/2025 Misc: 2025 GENERAL REVAUATION
1/22/2025 Misc: 2025 GENERAL REVALUATION
8/31/2020 Misc: 2021- GENERAL REVAL

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values 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 9, 91, and 82.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (5.00), Actual Frontage (0), Developer Discount, Parcel Acreage (5.00), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.25), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (3.75), 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 (\$19,400), 91/92 Value (\$14,200), Supp. Page Land Value, CAP 1 Value (\$19,400), CAP 2 Value (\$14,200), CAP 3 Value (\$0), Total Value (\$33,600).

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1
Style	N/A
Finished Area	2044 sqft
Make	

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	120	\$3,500
Canopy, Roof Extension	120	\$1,900
Wood Deck	420	\$7,900

Plumbing

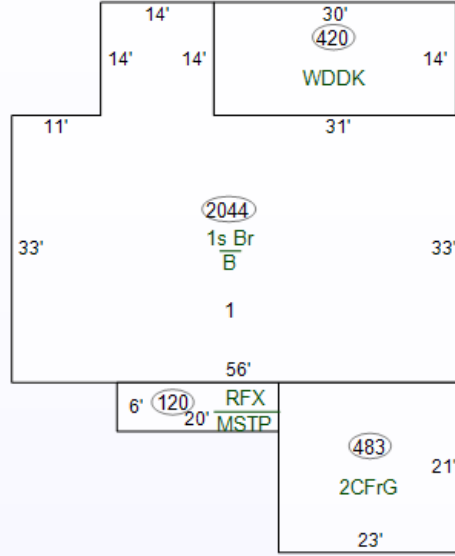
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	5	9

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	7	2044	2044	\$186,200	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		2044	0	\$56,100	
Crawl					
Slab					

Total Base	\$242,300
Adjustments	1 Row Type Adj. x 1.00
Total	\$242,300

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:2044 \$5,800
No Elec (-)	\$0
Plumbing (+ / -)	9 - 5 = 4 x \$800 \$3,200
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit	\$251,300
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Sub-Total, 1 Units

Exterior Features (+)	\$13,300	\$264,600
Garages (+) 483 sqft	\$20,100	\$284,700
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85
Replacement Cost		\$254,095

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	2003	2003	22	A		0.85		4,088 sqft	\$254,095	22%	\$198,190	0%	100%	1.240	1.000	100.00	0.00	0.00	\$245,800
2: Pool, Above Ground (circu	1	SV	C	2014	2014	11	A		0.85		30' Circ		85%		0%	100%	1.240	1.000	100.00	0.00	0.00	\$0
3: Type 3 Barn	1	T3AW	C	2015	2015	10	A	\$18.39	0.85		30' x 48' x 12'	\$21,890	20%	\$17,510	0%	100%	1.240	1.000	100.00	0.00	0.00	\$21,700