

89-07-22-440-102.002-032

LITTLE, PAUL

3074 WEBSTER RD

541, Mobile or Manufactured Home - Un

WEBSTER-174409 (017)/17

1/2

General Information

Parcel Number 89-07-22-440-102.002-032
Local Parcel Number 21-22-440-102.028-17

Tax ID: 017-00262-02

Routing Number

Property Class 541
Mobile or Manufactured Home - Un

Year: 2025

Location Information

County WAYNE
Township WEBSTER TOWNSHIP
District 032 (Local 017) WEBSTER TOWNSHIP
School Corp 8375 NORTHEASTERN WAYNE
Neighborhood 174409-017 WEBSTER-174409 (017)
Section/Plat 2122440
Location Address (1) 3074 WEBSTER RD WEBSTER, IN 47374

Zoning ZO01 Residential

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 2029

Ownership

LITTLE, PAUL
PO BOX 57
WEBSTER, IN 47392

Legal

PT SE SEC 22-17-14 80 X 113 FT CONT 0.21A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj, Sale Price, V/I. Rows include transactions from 12/03/2008 and 01/01/1900.

Notes

1/31/2025 Misc: 2025 GENERAL REVAUATION
7/14/2020 Misc: 2021 GENERAL REVAL

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, Improvement, Total. Rows show data 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.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.21), Actual Frontage (0), Developer Discount, Parcel Acreage (0.21), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.21), 91/92 Acres (0.00), 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 (\$8,900), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$8,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$8,900).

General Information

Occupancy Single-Family
Description MH W /C
Story Height 1
Style N/A
Finished Area 920 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
Patio, Concrete	60	\$400
Canopy, Roof Extension	60	\$1,000

Plumbing

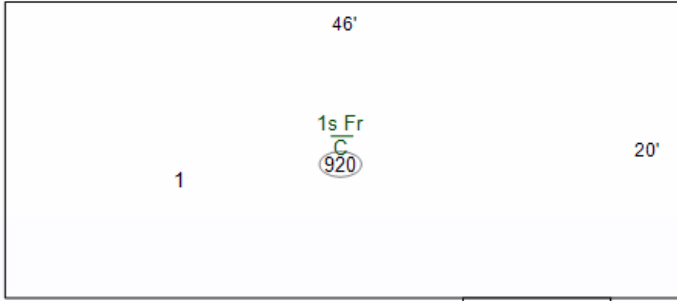
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
-------------	-------	-------

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	920	920	\$99,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		920	0	\$7,300	
Slab					

Total Base \$106,300

Adjustments 1 Row Type Adj. x 1.00 \$106,300

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:920 \$4,400
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$110,700

Sub-Total, 1 Units

Exterior Features (+)	\$1,400	\$112,100
Garages (+) 0 sqft	\$0	\$112,100
Quality and Design Factor (Grade)	0.60	
Location Multiplier	0.85	

Replacement Cost \$57,171

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	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: MH W /C	1	Wood Fr	E+2	1964	1964	61	F			0.85		920 sqft	\$57,171	60%	\$22,870	50%	100%	1.230	1.000	100.00	0.00	0.00	\$14,100