

89-07-31-000-106.000-008

DOTY, CHRISTOPHER L

7125 STATE RD 38

511, 1 Family Dwell - Unplatted (0 to 9.9

CLAY/HARRISON-955063 ( 1/2

General Information

Parcel Number 89-07-31-000-106.000-008
Local Parcel Number 19-31-000-106.000-05

Tax ID: 005-00313-00

Routing Number

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

Year: 2025

Location Information

County WAYNE
Township CLAY TOWNSHIP
District 008 (Local 005) CLAY TOWNSHIP
School Corp 8305 NETTLE CREEK
Neighborhood 955063-005 CLAY/HARRISON-955063 (005)
Section/Plat 1931000
Location Address (1) 7125 STATE RD 38 GREENS FORK, IN 47345

Ownership

DOTY, CHRISTOPHER L
7125 STATE RD 38
GREENS FORK, IN 47345

Legal

PT NW SEC 31-17-14 1A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 08/18/2014 to 01/01/1900.

Notes

3/11/2025 Nexus: 2024 GENERAL REVALUATION
3/7/2025 Misc: 2025 GENERAL REVAUATION
8/19/2020 Misc: 2021 GENEREAL REVAL



Res

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 valuation data for years 2022-2025.

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

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 data for land parcels 9 and 82.

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025 Review Group 2029

Data Source External Only

Collector 03/01/2024 js

Appraiser

Nexus

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (1.00), Actual Frontage (0), Developer Discount, Parcel Acreage (1.00), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.08), 83 UT Towers NV (0.00), 9 Homesite (0.92), 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 (\$17,900), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$17,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$17,900).

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 1904 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
Canopy, Shed Type	60	\$500
Stoop, Masonry	60	\$2,300

**Plumbing**

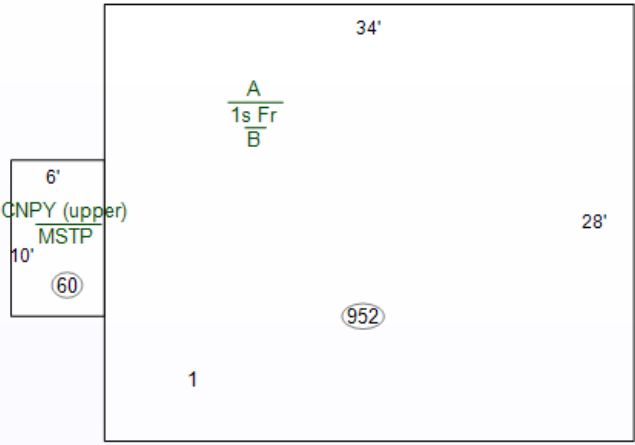
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	3	5

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	6

**Heat Type**

Central Warm Air



Description	Count	Value
2	1	\$500
3	1	\$2,300

**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	952	952	\$101,100	
2					
3					
4					
1/4					
1/2					
3/4					
Attic		952	952	\$21,600	
Bsmt		952	0	\$33,600	
Crawl					
Slab					

		Total Base	\$156,300
<b>Adjustments</b>	<b>1 Row Type Adj. x 1.00</b>		\$156,300
Unfin Int (-)			\$0
Ex Liv Units (+)			\$0
Rec Room (+)			\$0
Loft (+)			\$0
Fireplace (+)	MS:1 MO:1		\$4,500
No Heating (-)			\$0
A/C (+)	1:952 A:952		\$4,600
No Elec (-)			\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0		\$0
Spec Plumb (+)			\$0
Elevator (+)			\$0

<b>Sub-Total, One Unit</b>		\$165,400
<b>Sub-Total, 1 Units</b>		
Exterior Features (+)	\$2,800	\$168,200
Garages (+) 0 sqft	\$0	\$168,200
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
<b>Replacement Cost</b>		\$142,970

**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	1950	1950	75	A		0.85		2,856 sqft	\$142,970	45%	\$78,630	20%	100%	1.170	1.000	100.00	0.00	0.00	\$73,600
2: Detached Garage/Boat H	1	Wood Fr	C	1950	1950	75	F	\$51.44	0.85	\$43.72	18'x20'	\$15,741	50%	\$7,870	0%	100%	1.170	1.000	100.00	0.00	0.00	\$9,200
3: Utility Shed	1		D	1955	1955	70	F	\$21.97	0.85	\$14.94	10'x12'	\$1,793	70%	\$540	0%	100%	1.170	1.000	100.00	0.00	0.00	\$600