

89-08-25-120-405.000-018

SMITH, LEONARD & JOYCE AN

119 MARKET ST

510, 1 Family Dwell - Platted Lot

JACKSON-194087 (022)/19 1/2

General Information

Parcel Number 89-08-25-120-405.000-018

Local Parcel Number 24-25-120-405.000-22

Tax ID: 022-00196-00

Routing Number

Property Class 510 1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township JACKSON TOWNSHIP

District 018 (Local 022) EAST GERMANTOWN TOWN

School Corp 8355 WESTERN WAYNE

Neighborhood 194087-022 JACKSON-194087 (022)

Section/Plat 2425120

Location Address (1) 119 MARKET ST PERSHING, IN 47370

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 2028

Ownership

SMITH, LEONARD & JOYCE ANN PO BOX 88 PERSHING, IN 47370

Legal

LOT 9 BLK 3 LOT 10 BLK 3 EXC 54 FT W SIDE



Transfer of Ownership

Date 01/01/1900 Owner SMITH, LEONARD & J Doc ID Code Book/Page Adj Sale Price V/I CO /

Notes

12/15/2023 Misc: 2024 GENERAL REVALUATION 8/12/2019 Misc: 2020 GENERAL REVAL: REMOVE LEAN TO, REMOVE SOUND VALUE, OF OTHER LEAN-TO ADD CARSHED ,ADJUST SIZE OF OTHER LEAN-TO PER F/C: 4-23-19

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

Table with columns for Assessment Year (2025, 2024, 2023, 2022, 2021), Reason For Change (WIP, AA), As Of Date (02/19/2025, 04/22/2025, 04/17/2024, 04/20/2023, 04/22/2022, 04/16/2021), Valuation Method (Indiana Cost Mod), Equalization Factor (1.0000), Notice Required (checkboxes), and various valuation amounts for Land, Improvement, and Total.

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

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Land Computations

Table with columns for various land computation metrics such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, and Total Value.

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 2  
**Style** N/A  
**Finished Area** 1624 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
Stoop, Masonry	80	\$2,700
Canopy, Shed Type	80	\$800
Porch, Open Frame	192	\$10,100
Porch, Enclosed Frame	360	\$20,000

**Plumbing**

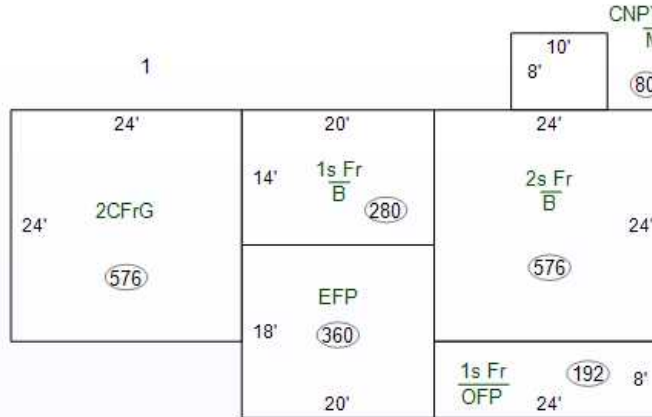
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
<b>Total</b>	<b>4</b>	<b>7</b>

**Accommodations**

<b>Bedrooms</b>	4
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	8

**Heat Type**

Central Warm Air



Description	Count	Value
4	2	5
2	3	6

CNPY (ur

MSTF

**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	856	856	\$92,700	
2	1Fr	768	768	\$44,700	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		856	0	\$31,600	
Crawl					
Slab					

**Total Base** \$169,000

**Adjustments** 1 Row Type Adj. x 1.00 \$169,000

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	1:280	\$2,100
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:856 2:768	\$6,100
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$178,800

**Sub-Total, 1 Units**

Exterior Features (+)	\$33,600	\$212,400
Garages (+) 576 sqft	\$24,700	\$237,100
Quality and Design Factor (Grade)		0.80
Location Multiplier		0.85
<b>Replacement Cost</b>		<b>\$161,228</b>

**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	2	Wood Fr	D	1900	1900	125	A		0.85		2,480 sqft	\$161,228	50%	\$80,610	0%	100%	1.110	1.000	100.00	0.00	0.00	\$89,500
2: Car Shed	1		E	2019	2019	6	F	\$34.96	0.85	\$11.89	24'x18'	\$5,135	20%	\$4,110	0%	100%	1.110	1.000	100.00	0.00	0.00	\$4,600
3: Lean-to	1	SV	D	1900	1900	125	A		0.85		10'x17' x 8'		65%		100%	100%	1.000	1.000	0.00	0.00	100.00	\$0
4: Utility Shed	1	SV	E	1993	1993	32	F		0.85		10'x24'		70%		0%	100%	1.110	1.000	0.00	100.00	0.00	\$0
5: Utility Shed	1	SV	D	1900	1900	125	A		0.85		18'x18'		65%		0%	100%	1.110	1.000	0.00	0.00	100.00	\$0
6: Utility Shed 02	1	SV	D	2000	2000	25	A		0.85		12'x24'		55%		0%	100%	1.110	1.000	0.00	100.00	0.00	\$0