

General Information

Parcel Number 89-08-25-210-407.000-018
Local Parcel Number 24-25-210-407.000-22

Tax ID: 022-00178-00

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 2425210

Location Address (1) 301 MAIN 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

MAIDEN, KRISTIN
PO BOX 93
PERSHING, IN 47370

Legal

LOT 7 BLK 2 LOT 8 BLK 2

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/02/2021 to 01/01/1900.

Notes

12/1/2023 Misc: 2024 GENERAL REVAL



Res

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, 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 show values for years 2022-2025.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.27), Actual Frontage (82), Developer Discount, Parcel Acreage (0.27), 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 (0.27), 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 (\$14,600), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$14,600).

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

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. Row shows values for F, F, 82, 82x144, 1.04, \$171, \$178, \$14,596, 0%, 1.0000, 100.00, 0.00, 0.00, \$14,600.

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

F F 82 82x144 1.04 \$171 \$178 \$14,596 0% 1.0000 100.00 0.00 0.00 \$14,600

Act Front. Size Factor Rate Adj. Rate Ext. Value Infl. % Market Factor Cap 1 Cap 2 Cap 3 Value

82 82x144 1.04 \$171 \$178 \$14,596 0% 1.0000 100.00 0.00 0.00 \$14,600

Rate Adj. Rate Ext. Value Infl. % Market Factor Cap 1 Cap 2 Cap 3 Value

\$171 \$178 \$14,596 0% 1.0000 100.00 0.00 0.00 \$14,600

Adj. Rate Ext. Value Infl. % Market Factor Cap 1 Cap 2 Cap 3 Value

\$178 \$14,596 0% 1.0000 100.00 0.00 0.00 \$14,600

Ext. Value Infl. % Market Factor Cap 1 Cap 2 Cap 3 Value

\$14,596 0% 1.0000 100.00 0.00 0.00 \$14,600

Infl. % Market Factor Cap 1 Cap 2 Cap 3 Value

0% 1.0000 100.00 0.00 0.00 \$14,600

Market Factor Cap 1 Cap 2 Cap 3 Value

1.0000 100.00 0.00 0.00 \$14,600

Cap 1 Cap 2 Cap 3 Value

100.00 0.00 0.00 \$14,600

Cap 2 Cap 3 Value

0.00 0.00 \$14,600

Cap 3 Value

0.00 \$14,600

Value

\$14,600

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 2096 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	36	\$1,800
Canopy, Roof Extension	36	\$800
Porch, Open Frame	84	\$5,300

Plumbing

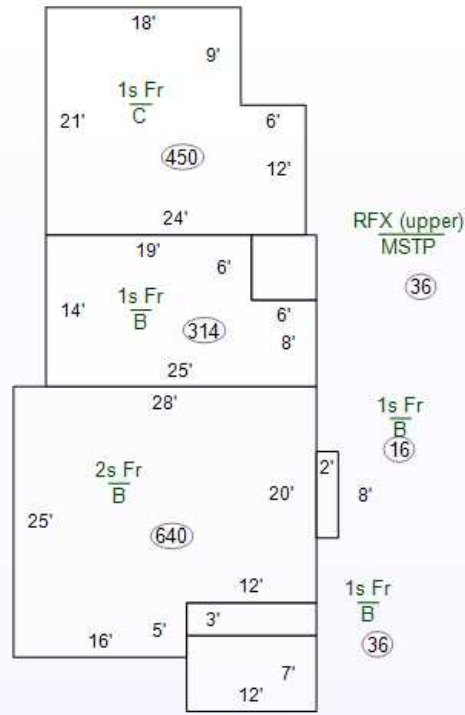
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	5
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	9

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1456	1456	\$131,800	
2	1Fr	640	640	\$40,900	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1006	0	\$34,600	
Crawl		450	0	\$5,400	
Slab					

	Total Base	Value
	\$212,700	
Adjustments	1 Row Type Adj. x 1.00	\$212,700
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0
Sub-Total, One Unit		\$212,700
Sub-Total, 1 Units		
Exterior Features (+)	\$7,900	\$220,600
Garages (+) 0 sqft	\$0	\$220,600
Quality and Design Factor (Grade)		0.70
Location Multiplier		0.85
Replacement Cost		\$131,257

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: Residential Dwelling	2	Wood Fr	D-1	1900	1900	125	F		0.85			3,102 sqft	\$131,257	65%	\$45,940	0%	100%	1.110	1.000	100.00	0.00	0.00	\$51,000