

General Information

Parcel Number 89-08-27-140-211.000-016
Local Parcel Number 24-27-140-211.000-19

Tax ID: 019-01282-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE
Township JACKSON TOWNSHIP
District 016 (Local 019) CAMBRIDGE CITY TOWN
School Corp 8355 WESTERN WAYNE
Neighborhood 194087-019 JACKSON-194087 (019)
Section/Plat 2427140
Location Address (1) 328 W MAIN ST CAMBRIDGE CITY, IN 47327

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities All ERA
Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2028

Ownership

LOTHER, DAVID E & AUDREY R
328 W MAIN ST
CAMBRIDGE CITY, IN 47327

Legal

W R S R LOT 10 BLK 6 W R S R LOT 11 BLK 6



Transfer of Ownership

Date 01/01/1900 Owner LOTHER, DAVID E &
Doc ID Code Book/Page Adj Sale Price V/I

Notes

12/5/2023 Misc: 2024 GENERAL REVAL

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

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and various valuation amounts (Land, Improvement, 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, and Total Value.

**General Information**

<b>Occupancy</b>	Single-Family
<b>Description</b>	Residential Dwelling
<b>Story Height</b>	2
<b>Style</b>	N/A
<b>Finished Area</b>	1770 sqft
<b>Make</b>	

**Floor Finish**

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input type="checkbox"/> Carpet
<input type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

**Wall Finish**

<input type="checkbox"/> Plaster/Drywall	<input 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
Porch, Enclosed Frame	312	\$18,000
Porch, Open Masonry	360	\$16,500

**Plumbing**

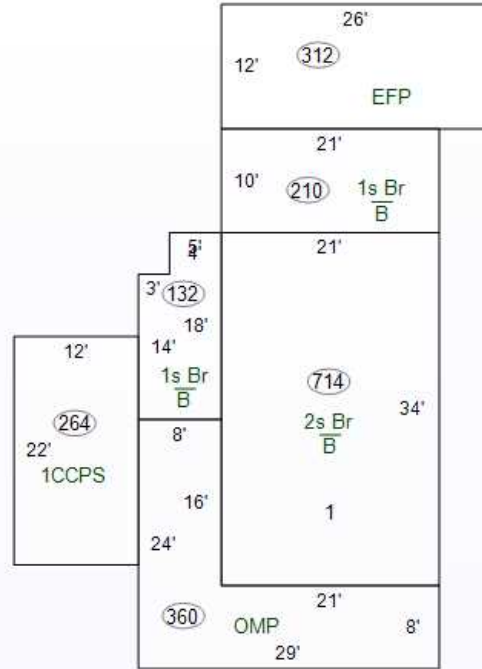
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	0	0
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	2	2
<b>Total</b>	4	6

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	0
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	0
<b>Total Rooms</b>	8

**Heat Type**

Hot Water or Steam



**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	7	1056	1056	\$119,200	
2	7	714	714	\$51,900	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1056	0	\$35,800	
Crawl					
Slab					

**Total Base** \$206,900

**Adjustments** 1 Row Type Adj. x 1.00 \$206,900

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	6 - 5 = 1 x \$800	\$800
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$207,700

**Sub-Total, 1 Units**

Exterior Features (+)	\$34,500	\$242,200
Garages (+) 264 sqft	\$3,100	\$245,300
Quality and Design Factor (Grade)		0.80
Location Multiplier		0.85

**Replacement Cost** \$166,804

**Specialty Plumbing**

Description	Count	Value
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**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	Brick	D	1900	1900	125	F		0.85		2,826 sqft	\$166,804	65%	\$58,380	2%	100%	1.090	1.000	100.00	0.00	0.00	\$62,400
2: Detached Garage/Boat H	1	Concrete	D	1920	1920	105	F	\$43.71	0.85	\$29.72	20'x24'	\$14,267	65%	\$4,990	0%	100%	1.090	1.000	100.00	0.00	0.00	\$5,400