

89-08-27-240-414.000-016

JOHNSON, ALLEN LEE & EARL

216 SE 2ND ST

510, 1 Family Dwell - Platted Lot

JACKSON-195097 (019)/19 1/2

General Information

Parcel Number 89-08-27-240-414.000-016

Local Parcel Number 24-27-240-414.000-19

Tax ID: 019-00107-00

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 195097-019 JACKSON-195097 (019)

Section/Plat 2427240

Location Address (1) 216 SE 2ND 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

JOHNSON, ALLEN LEE & EARL HERBERT JOHNSON TCNJTWRS 214 SE 2ND ST CAMBRIDGE CITY, IN 47327

Legal

WRSR BLK 27 LOTS 25-30 & E 1/2 LOT 31



Transfer of Ownership

Date 01/01/1900 Owner JOHNSON, ALLEN LE Doc ID Code Book/Page Adj Sale Price V/I

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 (AA), As Of Date (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 Land/Improvement values (\$40,000, \$12,900, \$52,900, etc.).

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.

Notes

12/4/2023 Misc: 2024 GENERAL REVAUATION 7/25/2019 Misc: 2020 GENERAL REVAL: CHANGE CONDITION OF SHED PER F/C: 6/25/19 7/2/2015 : 2016 CYCLICAL REASSESSMENT: REMOVE ALL STRUCTURES ERRONEOUSLY ASSESSED ON PARCEL & MOVE TO 019-00107-02. ADD DWLG ERRONEOUSLY ASSESSED ON 019-00107-02. CHANGE LAND RECORD, ADD SHED & CNPY/WDDK

Land Computations

Table with columns: Land Computations (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, Total Value \$40,000).

Data Source External Only Collector 11/08/2023 js

Appraiser 12/04/2023 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1080 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 |
|-------------------|------|---------|
| Porch, Open Frame | 60 | \$4,300 |
| Stoop, Masonry | 30 | \$1,800 |
| Wood Deck | 160 | \$3,700 |
| Canopy, Shed Type | 120 | \$1,100 |

Plumbing

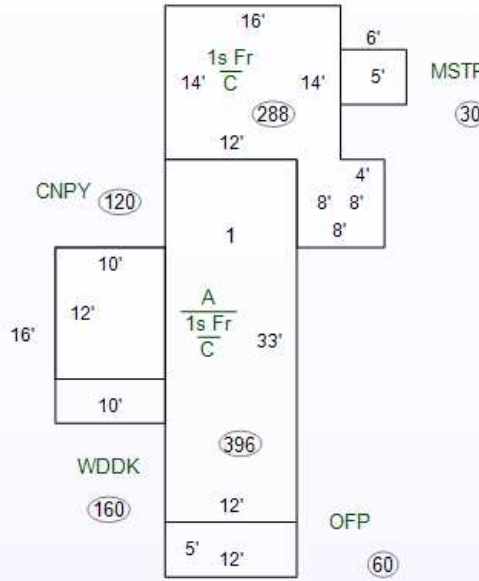
| | # | TF |
|----------------------|---|----|
| Full Bath | 1 | 3 |
| Half Bath | 0 | 0 |
| Kitchen Sinks | 1 | 1 |
| Water Heaters | 1 | 1 |
| Add Fixtures | 0 | 0 |
| Total | 3 | 5 |

Accommodations

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

Heat Type

Central Warm Air



| Description | Count | Value |
|--------------------|-------|-------|
| Specialty Plumbing | | |

Cost Ladder

| Floor Constr | Base | Finish | Value | Totals |
|--------------|------|--------|----------|--------|
| 1 1Fr | 684 | 684 | \$78,600 | |
| 2 | | | | |
| 3 | | | | |
| 4 | | | | |
| 1/4 | | | | |
| 1/2 | | | | |
| 3/4 | | | | |
| Attic | 396 | 396 | \$12,000 | |
| Bsmt | | | | |
| Crawl | 684 | 0 | \$6,500 | |
| Slab | | | | |

Total Base \$97,100

Adjustments 1 Row Type Adj. x 1.00 \$97,100

| | |
|------------------|---------------------|
| 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 x \$0 \$0 |
| Spec Plumb (+) | \$0 |
| Elevator (+) | \$0 |

Sub-Total, One Unit \$97,100

Sub-Total, 1 Units

| | | |
|-----------------------------------|----------|-----------------|
| Exterior Features (+) | \$10,900 | \$108,000 |
| Garages (+) 0 sqft | \$0 | \$108,000 |
| Quality and Design Factor (Grade) | 0.60 | |
| Location Multiplier | 0.85 | |
| Replacement Cost | | \$55,080 |

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 | E+2 | 1900 | 1900 | 125 | P | | 0.85 | | 1,080 sqft | \$55,080 | 75% | \$13,770 | 0% | 100% | 0.940 | 1.000 | 100.00 | 0.00 | 0.00 | \$12,900 |
| 2: Utility Shed | 1 | SV | D | 1950 | 1900 | 125 | F | | 0.85 | | 12'x20' | | 70% | | 0% | 100% | 0.940 | 1.000 | 100.00 | 0.00 | 0.00 | \$0 |
| 3: Utility Shed | 1 | SV | D | 2012 | 2012 | 13 | A | | 0.85 | | 8'x12' | | 40% | | 0% | 100% | 0.940 | 1.000 | 100.00 | 0.00 | 0.00 | \$0 |