

General Information

Parcel Number 89-08-29-000-411.000-015

Local Parcel Number 24-29-000-411.000-10

Tax ID: 010-00275-00

Routing Number

Property Class 101 Cash Grain/General Farm

Year: 2025

Location Information

County WAYNE

Township JACKSON TOWNSHIP

District 015 (Local 010) JACKSON TOWNSHIP

School Corp 8355 WESTERN WAYNE

Neighborhood 224997-010 JACKSON-224997 (010)

Section/Plat 2429000

Location Address (1) 17474 HUNNICUT RD CAMBRIDGE CITY, IN 47327

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

GOLLIHER, JOSEPH RYMAN 17474 HUNNICUT RD CAMBRIDGE CITY, IN 47327

Legal

PT SE 29-16-12 26.443A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show ownership transfers from 05/03/2018 to 01/01/1900.

Notes

1/11/2024 Misc: 2024 GENERAL REVALUATION
10/1/2021 Misc: 2022 SPLIT 59.721A TO 010-00275-01 PER INST# 2021008585 9-27-21
9/16/2019 Misc: 2020 GENERAL REVAL: ADD T3AW AND CNPY/CONCP PER F/C 06-28-2019



Agricultural

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

Table with columns: 2025, 2024, 2023, 2022, 2021. Rows include 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).

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 0' X 0', CI 0' X 0')

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 9-82.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (26.44), Actual Frontage (0), Developer Discount, Parcel Acreage (26.44), 81 Legal Drain NV (0.00), 82 Public Roads NV (2.75), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (0.00), Total Acres Farmland (22.69), Farmland Value (\$39,190), Measured Acreage (22.22), Avg Farmland Value/Acre (1763), Value of Farmland (\$40,010), Classified Total (\$0), Farm / Classified Value (\$40,000), Homesite(s) Value (\$19,200), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$19,200), CAP 2 Value (\$40,000), CAP 3 Value (\$3,900), Total Value (\$63,100).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 2464 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	36	\$3,400
Stoop, Masonry	40	\$2,300
Canopy, Shed Type	40	\$500
Porch, Enclosed Frame	210	\$13,800
Porch, Open Frame	80	\$5,300

Plumbing

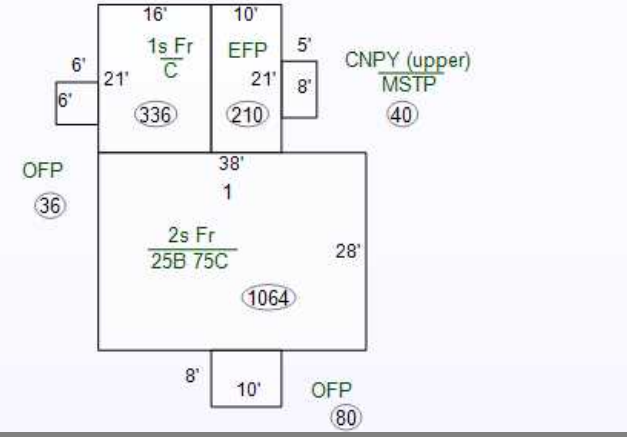
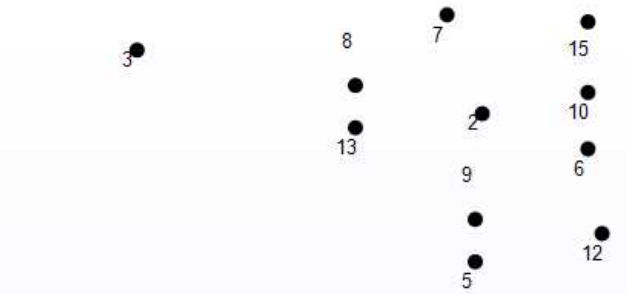
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	8

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1400	1400	\$129,100	
2	1Fr	1064	1064	\$54,500	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		266	0	\$19,400	
Crawl		1134	0	\$8,100	
Slab					

Total Base \$211,100

Adjustments 1 Row Type Adj. x 1.00 \$211,100

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 \$211,100

Sub-Total, 1 Units

Exterior Features (+)	\$25,300	\$236,400
Garages (+) 0 sqft	\$0	\$236,400
Quality and Design Factor (Grade)	0.90	
Location Multiplier	0.85	
Replacement Cost		\$180,846

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+2	1835	1835	190	A		0.85		2,730 sqft	\$180,846	50%	\$90,420	0%	100%	1.180	1.000	100.00	0.00	0.00	\$106,700
2: Barn, Bank & Flat (T2)	1		C	1950	1950	75	A	\$41.40	0.85		26' x 34' x 8'	\$25,034	65%	\$8,760	0%	100%	1.000	1.000	0.00	0.00	100.00	\$8,800
3: Barn, Pole (T3)	1	T3AW	C	2018	2018	7	A	\$17.37	0.85		30' x 60' x 14'	\$26,570	20%	\$21,260	0%	100%	1.000	1.000	100.00	0.00	0.00	\$21,300
4: Canopy (free standing)	1		C	2018	2018	7	A		0.85		8'x27'	\$1,530	6%	\$1,440	0%	100%	1.180	1.000	100.00	0.00	0.00	\$1,700
5: Detached Garage/Boat H	1	Concrete	C	1942	1942	83	F	\$42.17	0.85	\$35.84	22'x26'	\$20,503	50%	\$10,250	0%	100%	1.180	1.000	100.00	0.00	0.00	\$12,100
6: Frame Corn Crib	1	Drive Thr	C	1920	1920	105	A	\$21.16	0.85		28' x32'	\$16,115	65%	\$5,640	50%	100%	1.000	1.000	0.00	0.00	100.00	\$2,800
7: Lean-to	1	Earth Flo	C	1950	1950	75	A	\$3.80	0.85		16'x25' x 6'	\$1,292	65%	\$450	0%	100%	1.000	1.000	0.00	0.00	100.00	\$500
8: Lean-to	1	Earth Flo	C	1940	1940	85	A	\$3.80	0.85		10'x25' x 6'	\$808	65%	\$280	0%	100%	1.000	1.000	0.00	0.00	100.00	\$300
9: Lean-to	1	Earth Flo	C	1950	1950	75	A	\$3.80	0.85		10'x14' x 6'	\$452	65%	\$160	0%	100%	1.000	1.000	0.00	0.00	100.00	\$200
10: Lean-to	1	Earth Flo	C	1950	1950	75	A	\$7.58	0.85		13'x44' x 14'	\$3,685	65%	\$1,290	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,300
11: Patio (free standing)	1		C	2018	2018	7	A		0.85		8'x27'	\$1,445	6%	\$1,360	0%	100%	1.180	1.000	100.00	0.00	0.00	\$1,600

Exterior Features			Specialty Plumbing		
Description	Area	Value	Description	Count	Value

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
12: Steel Grain Bin	1		C	2017	2017	8 A		0.85		24' x 21'	\$20,498	25%	\$15,370	0%	100%	1.000	1.000	0.00	0.00	100.00	\$15,400
13: Type 2 Barn	1		D	1900	1900	125 A	\$49.68	0.85		16' x 25' x 8'	\$10,989	65%	\$3,850	75%	100%	1.000	1.000	0.00	0.00	100.00	\$1,000
14: Type 2 Barn HB	1	SV	C	1900	1900	125 A		0.85		24' x 44' x 16'		65%		50%	100%	1.000	1.000	0.00	0.00	100.00	\$4,600
15: Type 3 Barn	1	T3AW	C	1950	1950	75 A	\$18.63	0.85		36' x 38' x 8'	\$19,850	65%	\$6,950	0%	100%	1.000	1.000	100.00	0.00	0.00	\$7,000

General Information

Occupancy	C/I Building	Pre. Use	GCK
Description	C/I Building	Pre. Framing	Pole Frame
Story Height	1	Pre. Finish	
Type	N/A	# of Units	0

SB	B	1	U
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Wall Type 1: 1(180')

Heating

A/C

Sprinkler

Plumbing RES/CI

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

Roofing

<input type="checkbox"/> Built Up	<input type="checkbox"/> Tile	<input type="checkbox"/> Metal
<input type="checkbox"/> Wood	<input type="checkbox"/> Asphalt	<input type="checkbox"/> Slate
<input type="checkbox"/> Other		

GCK Adjustments

<input type="checkbox"/> Low Prof	<input type="checkbox"/> Ext Sheat	<input checked="" type="checkbox"/> Insulatio
<input type="checkbox"/> SteelGP	<input type="checkbox"/> AluSR	<input checked="" type="checkbox"/> Int Liner
<input type="checkbox"/> HGSR	<input type="checkbox"/> PPS	<input type="checkbox"/> Sand Pnl

Exterior Features

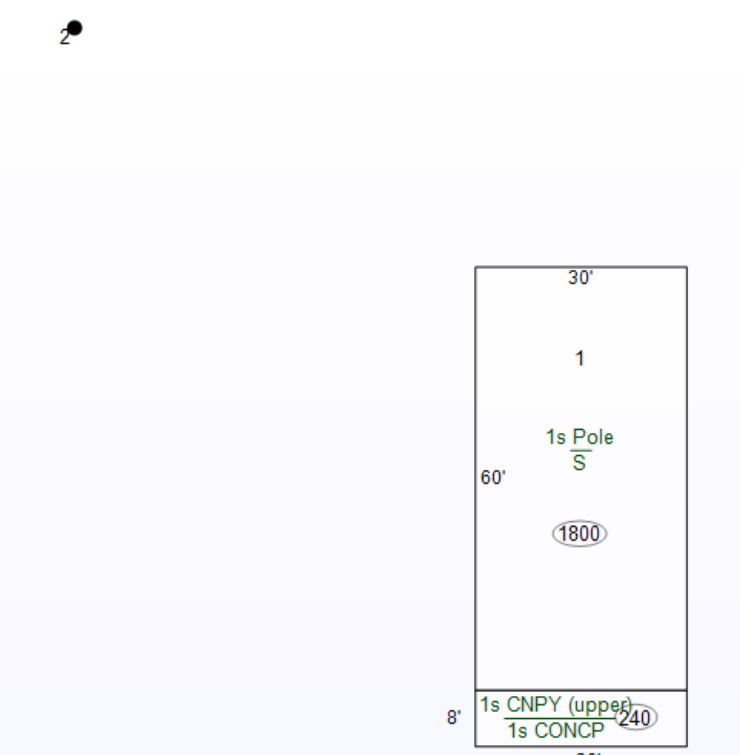
Description	Area	Value
Patio, Concrete	240	\$1,900
Canopy, Shed Type	240	\$1,900

Special Features

Description	Value
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Other Plumbing

Description	Value
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Floor/Use Computations

Pricing Key	GCK
Use	GCK
Use Area	1800 sqft
Area Not in Use	0 sqft
Use %	100.0%
Eff Perimeter	180'
PAR	10
# of Units / AC	0 / N
Avg Unit sz dpth	
Floor	1
Wall Height	14'

Base Rate	\$24.48
Frame Adj	\$0.00
Wall Height Adj	\$1.79
Dock Floor	\$0.00
Roof Deck	\$0.00

Adj Base Rate	\$24.48
BPA Factor	1.00
Sub Total (rate)	\$24.48
Interior Finish	\$21.04
Partitions	\$0.00
Heating	(\$4.96)
A/C	\$0.00
Sprinkler	\$0.00
Lighting	\$0.00

Unit Finish/SR	\$0.00
GCK Adj.	\$4.15
S.F. Price	\$46.50
Sub-Total	
Unit Cost	\$0.00
Elevated Floor	\$0.00
Total (Use)	\$83,697

Building Computations

Sub-Total (all floors)	\$83,697	Garages	\$0
Racquetball/Squash	\$0	Fireplaces	\$0
Theater Balcony	\$0	Sub-Total (building)	\$87,497
Plumbing	\$0	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.85
Special Features	\$0	Repl. Cost New	\$74,373
Exterior Features	\$3,800		

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: C/I Building	1	Pole	C	2017	2017	8	A		0.85		1,800 sqft	\$74,373	19%	\$60,240	0%	100%	1.000	1.000	0.00	0.00	100.00	\$60,200
2: Utility Shed	1	SV	D	2000	2000	25	A		0.85		8'x14'		55%		0%	100%	1.180	1.000	0.00	100.00	0.00	\$0