

89-08-29-140-407.000-017

PITCHER, DAVID & DEBRA K

106 S CENTER ST

541, Mobile or Manufactured Home - Un

JACKSON-194087 (021)/19

General Information

Parcel Number 89-08-29-140-407.000-017
Local Parcel Number 24-29-140-407.008-21

Tax ID: 021-00338-00
Routing Number

Property Class 541
Mobile or Manufactured Home - Un

Year: 2025

Location Information

County WAYNE
Township JACKSON TOWNSHIP
District 017 (Local 021) DUBLIN TOWN
School Corp 8355 WESTERN WAYNE
Neighborhood 194087-021 JACKSON-194087 (021)
Section/Plat 2429140
Location Address (1) 106 S CENTER ST DUBLIN, IN 47335

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard
Public Utilities ERA
Streets or Roads TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025
Review Group 2028

Ownership

PITCHER, DAVID & DEBRA K
PO BOX 545
DUBLIN, IN 47335

Legal

PT NW SEC 29-16-12 50 X 150 FT

Transfer of Ownership

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

Notes

11/2/2023 Misc: 2024 GENERAL REVALUATION



Res

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

Table with 7 columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

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

Table with 15 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.

Land Computations

Table with 2 columns: Land Computations (Calculated Acreage, Actual Frontage, etc.) and Value.

General Information

Occupancy Single-Family
Description MH W / SKIRTING
Story Height 1
Style N/A
Finished Area 924 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
Canopy, Shed Type	32	\$400
Wood Deck	32	\$1,200
Porch, Open Frame	135	\$7,500

Plumbing

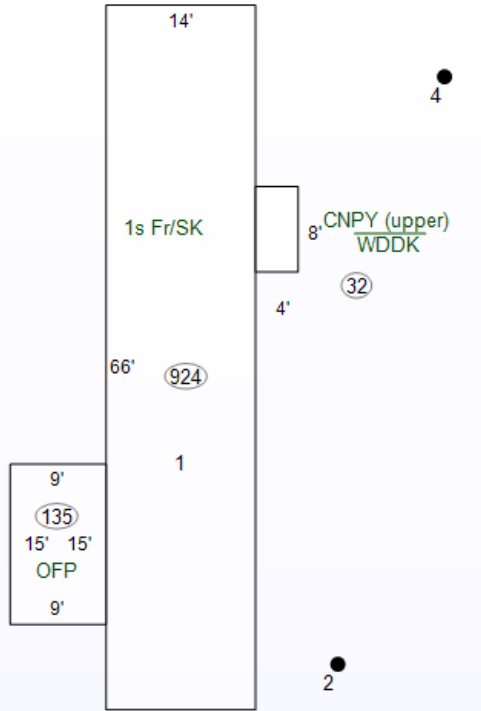
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	924	924	\$99,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab				

Total Base			\$99,000
Adjustments	1 Row Type Adj. x 1.00		\$99,000
Unfin Int (-)			\$0
Ex Liv Units (+)			\$0
Rec Room (+)			\$0
Loft (+)			\$0
Fireplace (+)			\$0
No Heating (-)			\$0
A/C (+)			\$0
No Elec (-)			\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800		\$2,400
Spec Plumb (+)			\$0
Elevator (+)			\$0

Sub-Total, One Unit			\$101,400
Sub-Total, 1 Units			
Exterior Features (+)	\$9,100		\$110,500
Garages (+) 0 sqft	\$0		\$110,500
Quality and Design Factor (Grade)		0.60	
Location Multiplier		0.85	
Replacement Cost			\$56,355

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: MH W / SKIRTING	1	Wood Fr	E+2	1980	1980	45	F		0.85		924 sqft	\$56,355	45%	\$31,000	50%	100%	1.110	1.000	100.00	0.00	0.00	\$17,200
2: Car Shed	1		D	2015	2015	10	A	\$31.79	0.85	\$21.62	20'x24'	\$10,376	20%	\$8,300	0%	100%	1.110	1.000	0.00	0.00	100.00	\$9,200
3: Detached Garage	1	Wood Fr	D	1980	1980	45	F	\$44.13	0.85	\$30.01	21'x24'	\$15,124	45%	\$8,320	0%	100%	1.110	1.000	100.00	0.00	0.00	\$9,200
4: Utility Shed	1	SV	D	2000	2000	25	A		0.85		10'x12'		55%		0%	100%	1.110	1.000	100.00	0.00	0.00	\$0