

General Information

Parcel Number 89-08-29-320-207.000-015

Local Parcel Number 24-29-320-207.000-10

Tax ID: 010-00160-00

Routing Number

Property Class 511 1 Family Dwell - Unplatted (0 to 9.9

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 2429320

Location Address (1) 2577 W HUDDLESTON ST DUBLIN, IN 47335

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Water, Gas, Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2028

Ownership

CUSTER, GREGORY F & PAMELA J JTWROS PO BOX 504 DUBLIN, IN 47335

Legal

PT SW SEC 29-16-12 59 X 160 FT O.22A

Transfer of Ownership

Date 01/01/1900 Owner CUSTER, GREGORY Doc ID Code Book/Page Adj Sale Price V/I CO /

Notes

1/10/2024 Misc: 2024 GENERAL REVALUATION 9/9/2019 Misc: 2020 GENERAL REVAL: REMOVE SHED PER F/C: 5-31-19



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, 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). Values range from \$0 to \$33,300.

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

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. Values include 9, A, 0, 0.220000, 2.12, \$19,200, \$40,704, \$8,955, 0%, 1.0000, 100.00, 0.00, 0.00, \$8,950.

Land Computations

Table with 2 columns: Description, Value. Includes Calculated Acreage (0.22), Actual Frontage (0), Developer Discount, Parcel Acreage (0.22), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.22), 91/92 Acres (0.00), Total Acres Farmland (0.00), 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 (\$9,000), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$9,000), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$9,000).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 576 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, Enclosed Frame	36	\$4,800

Plumbing

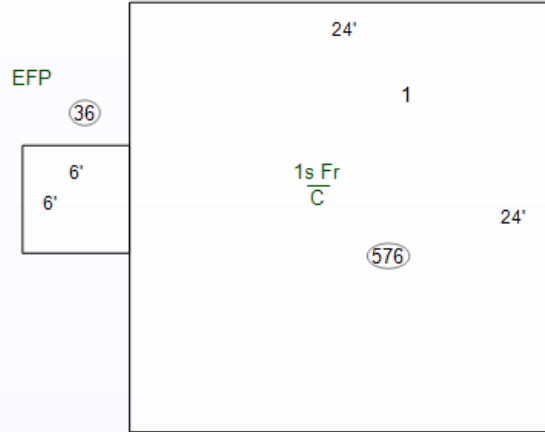
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	576	576	\$70,500	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	576	0	\$6,200	
Slab				

	Total Base	
	\$76,700	
Adjustments	1 Row Type Adj. x 1.00	\$76,700
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 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

Specialty Plumbing

Description	Count	Value
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	Sub-Total, One Unit	\$76,700
	Sub-Total, 1 Units	
Exterior Features (+)	\$4,800	\$81,500
Garages (+) 0 sqft	\$0	\$81,500
Quality and Design Factor (Grade)		0.85
Location Multiplier		0.85
	Replacement Cost	\$58,884

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	D+1	1945	1945	80 F		0.85		576 sqft	\$58,884	65%	\$20,610	0%	100%	1.180	1.000	100.00	0.00	0.00	\$24,300
2: Utility Shed	1	SV	D	1945	1945	80 A		0.85		8'x8'		65%		0%	100%	1.180	1.000	100.00	0.00	0.00	\$0