

General Information

Parcel Number 89-09-17-000-310.000-014
Local Parcel Number 28-17-000-310.000-09

Tax ID: 009-00188-00

Routing Number

Property Class 101
Cash Grain/General Farm

Year: 2025

Location Information

County WAYNE
Township HARRISON TOWNSHIP
District 014 (Local 009) HARRISON TOWNSHIP
School Corp 8305 NETTLE CREEK
Neighborhood 955063-009 CLAY/HARRISON-955063 (009)
Section/Plat 2817000
Location Address (1) 203 N JACKSONBURG RD CAMBRIDGE CITY, IN 47327

Ownership

CARLSON, NANCY J
203 N JACKSONBURG RD
CAMBRIDGE CITY, IN 47327

Legal

PT SW SEC 17-16-13 50A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 08/09/2021 to 01/01/1900.

Notes

5/11/2021 Misc: 2022: GENERAL REVALUATION



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, Improvement, Total, and various land use categories.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (50.00), Actual Frontage (0), Developer Discount, Parcel Acreage (50.00), 81 Legal Drain NV (0.00), 82 Public Roads NV (1.87), 83 UT Towers NV (0.25), 9 Homesite (1.00), 91/92 Acres (0.00), Total Acres Farmland (46.88), Farmland Value (\$76,520), Measured Acreage (46.88), Avg Farmland Value/Acre (1632), Value of Farmland (\$76,510), Classified Total (\$0), Farm / Classified Value (\$76,500), Homesite(s) Value (\$18,600), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$18,600), CAP 2 Value (\$76,500), CAP 3 Value (\$0), Total Value (\$95,100).

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Rolling Flood Hazard []

Public Utilities Electricity ERA []

Streets or Roads Paved TIF []

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2030

Data Source Aerial

Collector 03/02/2021 jf

Appraiser 07/08/2021 df

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 100', CI 100' X 100')														
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
6	A	SUD3	0	0.940000	0.55	\$2,390	\$1,315	\$1,236	-80%	1.0000	0.00	100.00	0.00	\$250
71	A	MNB	0	0.510000	0.89	\$2,390	\$2,127	\$1,085	-40%	1.0000	0.00	100.00	0.00	\$650
71	A	MNC	0	0.010000	0.81	\$2,390	\$1,936	\$19	-40%	1.0000	0.00	100.00	0.00	\$10
82	A		0	1.870000	1.00	\$2,390	\$2,390	\$4,469	-100%	1.0000	0.00	100.00	0.00	\$00
83	A		0	0.250000	1.00	\$2,390	\$2,390	\$598	-100%	1.0000	0.00	100.00	0.00	\$00

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1 1/2
Style	N/A
Finished Area	2952 sqft
Make	

Floor Finish

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

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" 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 type="checkbox"/> Asphalt	<input checked="" type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Other			

Exterior Features

Description	Area	Value
Porch, Open Frame	72	\$5,300
Porch, Enclosed Frame	72	\$4,800
Porch, Enclosed Frame	288	\$11,500
Porch, Open Frame	112	\$6,300

Plumbing

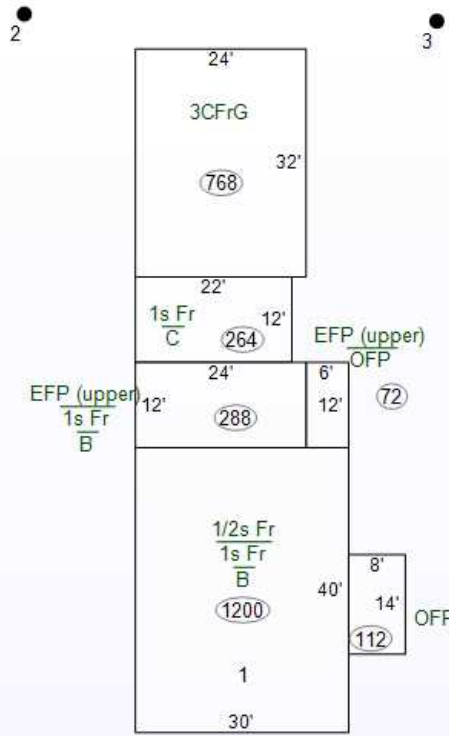
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	5	9

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	1
Family Rooms	1
Total Rooms	8

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1752	1752	\$150,800	
2					
3					
4					
1/4					
1/2	1Fr	1200	1200	\$45,300	
3/4					
Attic					
Bsmt		1488	0	\$45,100	
Crawl		264	0	\$4,300	
Slab					

Total Base \$245,500

Adjustments 1 Row Type Adj. x 1.00 \$245,500

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	2:600	\$6,700
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1752	\$5,400
No Elec (-)		\$0
Plumbing (+ / -)	9 - 5 = 4 x \$800	\$3,200
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$265,300

Sub-Total, 1 Units

Exterior Features (+)	\$27,900	\$293,200
Garages (+) 768 sqft	\$29,000	\$322,200
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85

Replacement Cost \$273,870

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 1/2	Wood Fr	C	1940	1940	85	A		0.85		4,440 sqft	\$273,870	45%	\$150,630	0%	100%	1.190	1.000	100.00	0.00	0.00	\$179,200
2: Detached Garage/Boat H	1	Concrete	C	1960	1960	65	A	\$34.32	0.85	\$29.17	24'x40'	\$28,005	42%	\$16,240	0%	100%	1.190	1.000	100.00	0.00	0.00	\$19,300
3: Utility Shed	1		C	1950	1950	75	F	\$18.20	0.85	\$15.47	14'x20'	\$4,332	70%	\$1,300	0%	100%	1.190	1.000	100.00	0.00	0.00	\$1,500

