

General Information

Parcel Number 89-09-30-100-109.000-015
Local Parcel Number 25-30-100-109.008-10
Tax ID: 010-00465-00
Routing Number

Ownership

INDIANA MECHANICAL INSULATION
5368 N CENTERVILLE RD
RICHMOND, IN 47374

Legal

N D NW SEC 30-16-13 0.8A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 02/12/2025 to 01/01/1900.

Notes

3/25/2020 Misc: 20p21- 2020 Equalization JH/Nexus
12/11/2019 Misc: 7/31/19 - reassessment - added AC - RC

Property Class 454
Auto Sales & Service



Commercial

Year: 2025

Location Information

County WAYNE
Township JACKSON TOWNSHIP
District 015 (Local 010) JACKSON TOWNSHIP
School Corp 8355 WESTERN WAYNE
Neighborhood 104552-010 JACKSON COM-104552 (010)
Section/Plat 2530100
Location Address (1) 13275 US HIGHWAY 40 CAMBRIDGE CITY, IN 47327

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 Res (1, 2, 3) categories.

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' 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 include Land Type 11 and 82.

Zoning ZO01 Residential
Subdivision
Lot

Market Model
COMM/IND MARKET 80

Characteristics

Topography Flood Hazard Level
Public Utilities ERA Electricity
Streets or Roads TIF Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2028

Data Source External Only

Collector 11/28/2023

Nexus

Appraiser

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.80), Actual Frontage (0), Developer Discount, Parcel Acreage (0.80), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.30), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (0.50), 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 (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$0), CAP 2 Value (\$0), CAP 3 Value (\$4,100), Total Value (\$4,100).

General Information

Occupancy Single-Family
 Description MH / SKIRTING
 Story Height 1
 Style N/A
 Finished Area 1190 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	144	\$11,600

Plumbing

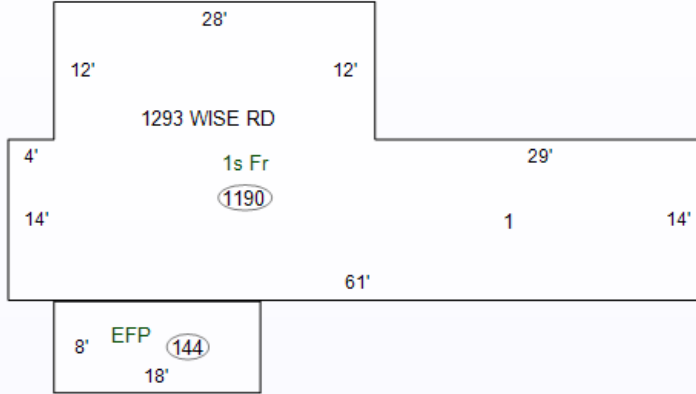
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1190	1190	\$117,700	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab				

Total Base \$117,700

Adjustments 1 Row Type Adj. x 1.00 \$117,700

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1190 \$4,200
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$121,900

Sub-Total, 1 Units

Exterior Features (+)	\$11,600	\$133,500
Garages (+) 0 sqft	\$0	\$133,500
Quality and Design Factor (Grade)		0.50
Location Multiplier		0.85

Replacement Cost \$56,738

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 / SKIRTING	1	Wood Fr	E+1	1972	1975	50 F		0.85		1,190 sqft	\$56,738	50%	\$28,370	0%	100%	1.000	1.000	100.00	0.00	0.00	\$28,400

General Information

Occupancy	C/I Building	Pre. Use	General Office
Description	Mixed Use Com	Pre. Framing	Wood Joist
Story Height	1	Pre. Finish	Finished Divided
Type	N/A	# of Units	0

SB	B	1	U
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Wall Type	1: 1(220')
Heating	2400 sqft
A/C	960 sqft
Sprinkler	

Plumbing RES/CI

	#	TF	#	TF
Full Bath	0	0	0	0
Half Bath	0	0	0	0
Kitchen Sinks	0	0	0	0
Water Heaters	0	0	0	0
Add Fixtures	0	2	2	2
Total	0	0	2	2

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 type="checkbox"/> Insulatio
<input type="checkbox"/> SteelGP	<input type="checkbox"/> AluSR	<input type="checkbox"/> Int Liner
<input type="checkbox"/> HGSR	<input type="checkbox"/> PPS	<input type="checkbox"/> Sand Pnl

Exterior Features

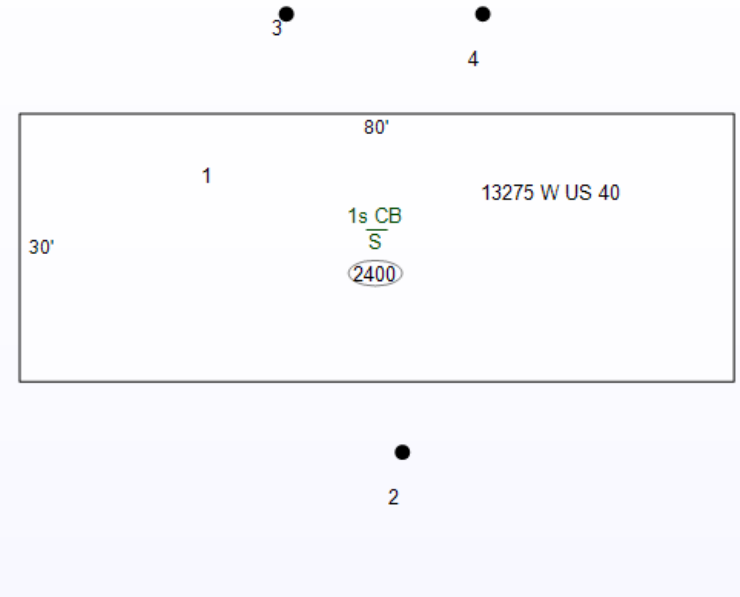
Description	Area	Value
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Special Features

Description	Value
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Other Plumbing

Description	Value
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Floor/Use Computations

Pricing Key	GCM	GCM	GCM
Use	GENOFF	GENOFF	AUTOSER
Use Area	960 sqft	600 sqft	840 sqft
Area Not in Use	0 sqft	0 sqft	0 sqft
Use %	40.0%	25.0%	35.0%
Eff Perimeter	220'	220'	220'
PAR	9	9	9
# of Units / AC	0	0	0
Avg Unit sz dpth	-1	-1	0
Floor	1	1	1
Wall Height	10'	13'	13'
Base Rate	\$152.71	\$152.71	\$117.01
Frame Adj	(\$9.80)	(\$9.80)	(\$18.26)
Wall Height Adj	(\$5.28)	\$2.64	(\$1.67)
Dock Floor	\$0.00	\$0.00	\$0.00
Roof Deck	\$0.00	\$0.00	\$0.00
Adj Base Rate	\$137.63	\$145.55	\$97.08
BPA Factor	1.00	1.00	1.00
Sub Total (rate)	\$137.63	\$145.55	\$97.08
Interior Finish	\$0.00	\$0.00	\$0.00
Partitions	\$0.00	\$0.00	\$0.00
Heating	\$0.00	\$0.00	\$0.00
A/C	\$0.00	(\$7.30)	\$0.00
Sprinkler	\$0.00	\$0.00	\$0.00
Lighting	\$0.00	\$0.00	\$0.00
Unit Finish/SR	\$0.00	\$0.00	\$0.00
GCK Adj.	\$0.00	\$0.00	\$0.00
S.F. Price	\$137.63	\$138.25	\$97.08
Sub-Total			
Unit Cost	\$0.00	\$0.00	\$0.00
Elevated Floor	\$0.00	\$0.00	\$0.00
Total (Use)	\$132,125	\$82,950	\$81,547

Building Computations

Sub-Total (all floors)	\$296,622	Garages	\$0
Racquetball/Squash	\$0	Fireplaces	\$0
Theater Balcony	\$0	Sub-Total (building)	\$299,822
Plumbing	\$3,200	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.85
Special Features	\$0	Repl. Cost New	\$254,849
Exterior Features	\$0		

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: Mixed Use Commercial	1	Concrete	C	1945	1975	50	A		0.85		2,400 sqft	\$254,849	80%	\$50,970	0%	100%	1.000	0.800	0.00	0.00	100.00	\$40,800
2: Paving	1	Asphalt	D	1972	1972	53	F	\$2.81	0.85	\$1.91	4,000 sqft	\$7,643	80%	\$1,530	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,500
3: Paving 02	1	Concrete	D	1945	1945	80	A	\$3.51	0.85	\$2.39	1,800 sqft	\$4,296	80%	\$860	0%	100%	1.000	1.000	0.00	0.00	100.00	\$900
4: Utility Shed	1		D	2000	2000	25	A	\$23.66	0.85	\$16.09	10'x10'	\$1,609	55%	\$720	0%	100%	1.000	1.000	0.00	0.00	100.00	\$700

