

89-11-02-120-310.000-027

DURHAM, EDWARD D & THERE

115 E MAIN ST

510, 1 Family Dwell - Platted Lot

WASHINGTON-275153 (027) 1/2

General Information

Parcel Number
89-11-02-120-310.000-027
Local Parcel Number
41-02-120-310.000-27

Tax ID:
027-00262-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County
WAYNE

Township
WASHINGTON TOWNSHIP

District 027 (Local 027)
MILTON TOWN

School Corp 8355
WESTERN WAYNE

Neighborhood 275153-027
WASHINGTON-275153 (027)

Section/Plat
4102120

Location Address (1)
115 E MAIN ST
MILTON, IN 47357

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

DURHAM, EDWARD D & THERESA S
PO BOX 264
MILTON, IN 47357

Legal

43 FT LOT 6 BLK 1 20 FT LOT 6 BLK 1

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transactions from 08/30/2018 to 01/01/1900.

Notes

10/2/2023 Misc: 2024 GENERAL REVAUATION
7/30/2019 Misc: 2020 GENERAL REVAL: CHANGE LIVING TO EFP, SFD COND TO P, REMOVE POOL AND SHED, AND ADD SHED(CONNECTED TO SFD) PER F/C 6/4/19
1/19/2016 : 2016: CORRECT DWELLING PER EFC



Res

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

Table with 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). Rows show valuation data for years 2022-2025.

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

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. Row shows data for F, F, 63, 63x132, 1.10, \$114, \$125, \$7,875, 0%, 1.0000, 100.00, 0.00, 0.00, \$7,880.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.19), Actual Frontage (63), Developer Discount, Parcel Acreage (0.19), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (0.19), 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 (\$7,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$7,900).

Data Source External Only

Collector 09/19/2023 js

Appraiser 10/02/2023 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2 1/2
Style N/A
Finished Area 1968 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	420	\$21,900

Plumbing

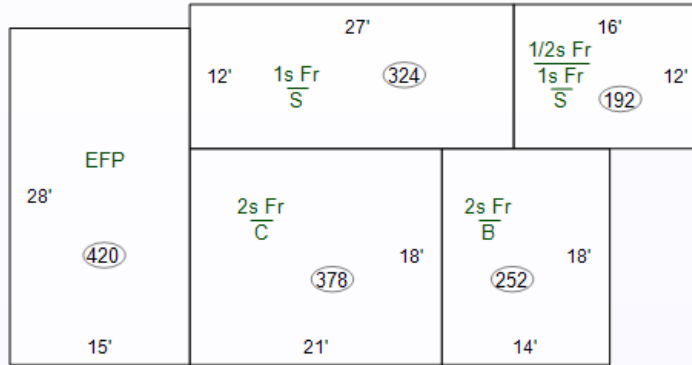
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	9

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1146	1146	\$114,600	
2	1Fr	630	630	\$40,200	
3					
4					
1/4					
1/2	1Fr	192	192	\$15,700	
3/4					
Attic					
Bsmt		252	0	\$19,000	
Crawl		378	0	\$4,900	
Slab		516	0	\$0	
Total Base				\$194,400	

Adjustments

1 Row Type Adj. x 1.00	\$194,400
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
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	\$198,900
Sub-Total, 1 Units	

Exterior Features (+)	\$21,900	\$220,800
Garages (+) 0 sqft	\$0	\$220,800
Quality and Design Factor (Grade)		0.70
Location Multiplier		0.85
Replacement Cost		\$131,376

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 1/2	Wood Fr	D-1	1870	1970	55 F		0.85		2,220 sqft	\$131,376	55%	\$59,120	40%	100%	0.910	1.000	100.00	0.00	0.00	\$32,300
2: Utility Shed	1	SV	C	1900	1900	125 A		0.85		16'x20'		65%		0%	100%	0.910	1.000	100.00	0.00	0.00	\$0