

90-08-04-518-078.000-004

HUNT, JEFFERSON W/CYNTHIA

529 S MAIN

510, 1 Family Dwell - Platted Lot

BLUFFTON AVERAGE 150/ 1/2

**General Information****Parcel Number**

90-08-04-518-078.000-004

**Local Parcel Number**

0100915100

**Tax ID:****Routing Number**

M04.01 R46

**Property Class 510**

1 Family Dwell - Platted Lot

**Year: 2025****Location Information****County**

Wells

**Township**

HARRISON TOWNSHIP

**District 004 (Local 004 )**

BLUFFTON CITY-HARRISON TOW

**School Corp 8445**

M.S.D. BLUFFTON-HARRISON

**Neighborhood 200643-004**

BLUFFTON AVERAGE 150

**Section/Plat**

4L

**Location Address (1)**

529 S MAIN

BLUFFTON, In 46714

**Zoning****Subdivision****Lot****Market Model**

BLUFFTON 200643 HOUSETYPE

**Characteristics****Topography** Flood Hazard

Level

Public Utilities ERA

All

Streets or Roads TIF

Paved, Sidewalk

**Neighborhood Life Cycle Stage**

Other

Printed Tuesday, April 15, 2025

Review Group 2024

**Ownership**HUNT, JEFFERSON W/CYNTHIA S  
529 S MAIN  
BLUFFTON, IN 46714**529 S MAIN**

Transfer of Ownership				Doc ID	Code	Book/Page	Adj Sale Price	V/I	Notes
Date	Owner								
09/30/1994	HUNT, JEFFERSON	0	WD	129/957				I	
08/19/1991	LANNING, ROBERT D	0	WD	126/3				I	
01/01/1900	MCLAUGHLIN, E. WA		WD	/				I	

**Legal**SS PT 23-26-12  
EX N/3 & S 50"**Res****Valuation Records (Work In Progress values are not certified values and are subject to change)**

2025	Assessment Year		2025	2024	2023	2022	2021
	WIP	Reason For Change					
03/05/2025		As Of Date	04/13/2025	03/30/2024	03/14/2023	04/07/2022	03/01/2021
Indiana Cost Mod		Valuation Method	Indiana Cost Mod				
1.0000		Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
		Notice Required	<input type="checkbox"/>				
		Land	\$18,000	\$18,000	\$18,000	\$10,700	\$10,700
		Land Res (1)	\$18,000	\$18,000	\$18,000	\$10,700	\$10,700
		Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
		Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
		Improvement	\$143,200	\$140,100	\$127,700	\$116,900	\$104,200
		Imp Res (1)	\$143,200	\$140,100	\$127,700	\$116,900	\$104,200
		Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
		Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
		Total	\$161,200	\$158,100	\$145,700	\$127,600	\$114,900
		Total Res (1)	\$161,200	\$158,100	\$145,700	\$127,600	\$114,900
		Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
		Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

**Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 52' X 151', CI 52' X 151')**

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
F	F		50	50x140	0.97	\$370		\$359	0%	1.0000	100.00	0.00	0.00	\$17,950

**Land Computations**

Calculated Acreage	0.16
Actual Frontage	50
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.16
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	0.16
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	\$18,000
CAP 2 Value	\$0
CAP 3 Value	\$0
<b>Total Value</b>	<b>\$18,000</b>

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HUNT, JEFFERSON W/CYNTHIA 529 S MAIN

510, 1 Family Dwell - Platted Lot

BLUFFTON AVERAGE 150/ 2/2

**General Information**

Occupancy Single-Family  
 Description Single-Family  
 Story Height 1 1/2  
 Style 53 Partial Story - Before  
 Finished Area 2622 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, Open Frame 208 \$10,100