

90-08-04-516-027.000-004

WOOD, DENNIS R/SUSAN E

MAIN

599, Other Residential Structures

BLUFFTON AVERAGE 150/ 1/2

General Information**Parcel Number**

90-08-04-516-027.000-004

Local Parcel Number

0100781800

Tax ID:**Routing Number**

M04.01 R27

Property Class 599

Other Residential Structures

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)

MAIN

BLUFFTON, In 46714

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

N/A

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**Data Source** External Only**Ownership**

WOOD, DENNIS R/SUSAN E

614 S MAIN ST
BLUFFTON, IN 46714**Legal**T & SS PT 104 00-26-12
S. 42.5'**Transfer of Ownership**

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
03/21/2005	WOOD, DENNIS R/SU	143607	WD	143/246	\$84,000	I
11/17/2004	RUPEL, TED M/LORR	141790	WD	142/839	\$78,750	I
01/06/2003	HARVEY, LARA LEE	126692	WD	140/397		I
09/30/1999	VANOVER, MICHAEL	0	WD	136/283		I
01/01/1900	FARLOW, TARA		WD	/		I

Notes**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	AA	AA	AA	AA	AA	AA
02/16/2025	04/13/2025	03/30/2024	03/14/2023	04/07/2022	03/01/2021	
Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	
1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	
Notice Required	<input type="checkbox"/>					
Land	\$4,300	\$4,300	\$4,300	\$2,500	\$2,500	
Land Res (1)	\$4,300	\$4,300	\$4,300	\$2,500	\$2,500	
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0	
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0	
Improvement	\$20,700	\$15,000	\$15,000	\$15,300	\$13,600	
Imp Res (1)	\$20,700	\$15,000	\$15,000	\$15,300	\$13,600	
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0	
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0	
Total	\$25,000	\$19,300	\$19,300	\$17,800	\$16,100	
Total Res (1)	\$25,000	\$19,300	\$19,300	\$17,800	\$16,100	
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
R	F		43	43x59x124	0.27	\$370	\$100	\$4,300	0%	1.0000	100.00	0.00	0.00	\$4,300

Land Computations

Calculated Acreage	0.06
Actual Frontage	43
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.06
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	0.06
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	\$4,300
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$4,300

Collector 09/17/2024 Nexus

Appraiser

90-08-04-516-027.000-004

WOOD, DENNIS R/SUSAN E

MAIN

599, Other Residential Structures

BLUFFTON AVERAGE 150/ 2/2

General Information

Occupancy Detached Garage

Description Detached Garage

Story Height 0

Style N/A

Finished Area

Make

Plumbing

TF

Full Bath

Half Bath

Kitchen Sinks

Water Heaters

Add Fixtures

Total

Accommodations

Bedrooms

Living Rooms

Dining Rooms

Family Rooms

Total Rooms

Floor Finish

- Earth Tile
- Slab Carpet
- Sub & Joist Unfinished
- Wood Other
- Parquet

Wall Finish

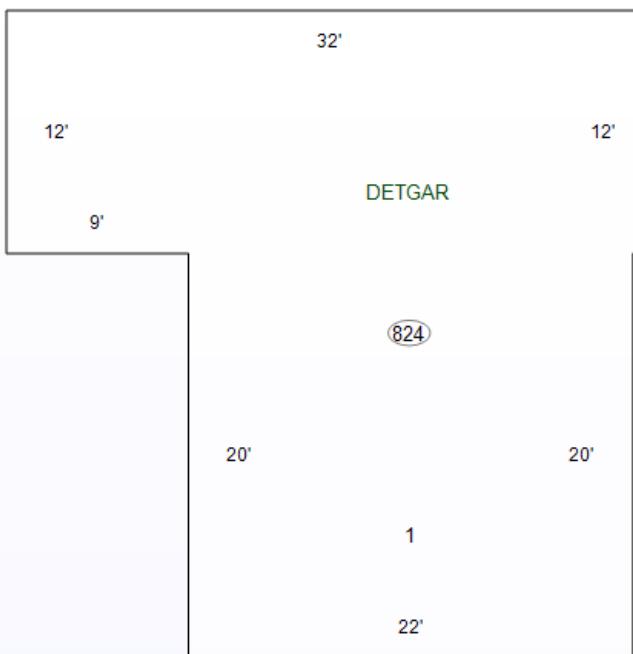
- Plaster/Drywall Unfinished
- Paneling Other
- Fiberboard

Heat Type

- | | | | | |
|---------------------------------------|--------------------------------|----------------------------------|--------------------------------|-------------------------------|
| <input type="checkbox"/> Built-Up | <input type="checkbox"/> Metal | <input type="checkbox"/> Asphalt | <input type="checkbox"/> Slate | <input type="checkbox"/> Tile |
| <input type="checkbox"/> Wood Shingle | | <input type="checkbox"/> Other | | |

Exterior Features

Description	Area	Value
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**Specialty Plumbing**

Description	Count	Value
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Cost Ladder					
Floor	Constr	Base	Finish	Value	Totals
1					
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab					
Total Base					
Adjustments					Row Type Adj.
Unfin Int (-)					
Ex Liv Units (+)					
Rec Room (+)					
Loft (+)					
Fireplace (+)					
No Heating (-)					
A/C (+)					
No Elec (-)					
Plumbing (+ / -)					
Spec Plumb (+)					
Elevator (+)					
Sub-Total, One Unit					\$0
Sub-Total, 1 Units					
Exterior Features (+)					\$0
Garages (+) 0 sqft					\$0
Quality and Design Factor (Grade)					1.00
Location Multiplier					0.96
Replacement Cost					\$29,593

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: Detached Garage	1	Wood Fr	C	1900	1980	45 A	\$37.41	0.96	\$35.91	12'x32'	\$29,593	30%	\$20,710	0%	100%	1.000	1.000	100.00	0.00	0.00	\$20,700

Total all pages

\$20,700

Total this page

\$20,700