

90-08-04-511-073.000-004

## City Of Bluffton

727 S MAIN

640, Exempt, Municipality

BLUFFTON COMMERCIAL/ 1/2

## General Information

Parcel Number

90-08-04-511-073.000-004

Local Parcel Number

0100969301

Tax ID:

Routing Number

M04.01 R58

Property Class 640

Exempt, Municipality

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 203643-004

BLUFFTON COMMERCIAL

Section/Plat

04

Location Address (1)

727 S 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 2023

Data Source External Only

Ownership

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Fci F

Act Front.

Size

Factor

Rate

Adj. Rate

Ext. Value

Infl. %

Market Factor

Cap 1

Cap 2

Cap 3

Value

Fci F

62

62x105

0.84

\$317.74

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## City Of Bluffton

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BLUFFTON COMMERCIAL/ 2/2

## General Information

Occupancy Gazebo # TF

Description Gazebo Full Bath

Story Height 0 Half Bath

Style N/A Kitchen Sinks

Finished Area Water Heaters

Make Add Fixtures

Floor Finish Total

 Earth  Tile Slab  Carpet Sub & Joist  Unfinished Wood  Other Parquet

## Accommodations

Bedrooms

Living Rooms

Dining Rooms

Family Rooms

Total Rooms

## Wall Finish

 Plaster/Drywall  Unfinished Paneling  Other Fiberboard

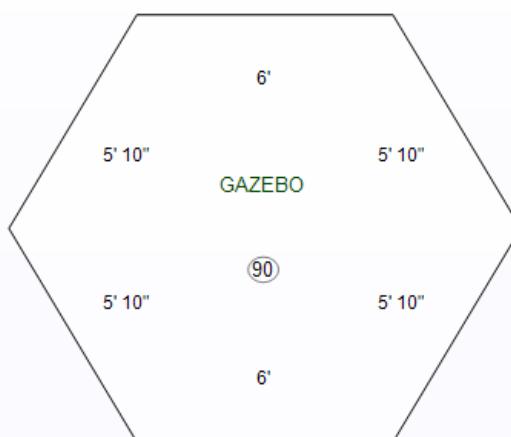
## Heat Type

## Roofing

 Built-Up  Metal Asphalt  Slate Wood Shingle  Other

## Exterior Features

Description Area Value



Specialty Plumbing		
Description	Count	Value
Exterior Features (+)		\$0
Garages (+) 0 sqft		\$0
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.96
<b>Replacement Cost</b>		<b>\$3,880</b>

## 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: Gazebo	1		C	1987	1987	38 A		\$44.91	0.96	\$43.11	90 sqft	\$3,880	55%	\$1,750	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,800

Total all pages

\$1,800

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