

43-16-25-400-092.000-009

General Information

Parcel Number
43-16-25-400-092.000-009

Local Parcel Number
1972600204

Tax ID:

Routing Number
019-002-001.B

Property Class 501
Vacant - Unplatted (0 to 9.99 Acres)

Year: 2024

Location Information

County
Kosciusko

Township
JACKSON

District 009 (Local 009)
JACKSON TOWNSHIP

School Corp 4455
WHITKO COMMUNITY

Neighborhood 1906000-009
JACKSON TWP ACREAGE - RES

Section/Plat
25-31-7

Location Address (1)
800 S
SOUTH WHITLEY, IN 46787

Zoning
AG AGRICULTURE

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Flood Hazard
High

Public Utilities ERA
Electricity

Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage
Other

Printed Sunday, April 14, 2024

Review Group 2023

HARNESS EDWARD & MCKENZIE

Ownership

HARNESS EDWARD & MCKENZIE D
1827 S 1500 E
AKRON, IN 46910

Legal

19-2-1.B
PT N1/2 NW 25-31-7 8.83A PER DEED



800 S

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
09/22/2023	HARNESS EDWARD	2023090734	WD	/	\$105,000	I
12/05/2019	RIDENOUR MATT	2019120214	QC	/	\$23,400	I
07/18/2018	RIDENOUR MATT	2018070745	WD	/	\$25,000	I
07/13/2000	TENNEY LAURA J RE		CD	/		I
01/01/1900	HJPD INC		WD	/		I

501, Vacant - Unplatted (0 to 9.99 Acres)

Res

Valuation Records

Assessment Year	2024	2023	2022	2021	2020
Reason For Change	AA	AA	AA	AA	AA
As Of Date	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	☒	☐	☐	☒	☐
Land	\$41,300	\$41,300	\$41,300	\$41,300	\$41,300
Land Res (1)	\$0	\$0	\$0	\$0	\$0
Land Non Res (2)	\$41,300	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$41,300	\$41,300	\$41,300	\$41,300
Improvement	\$0	\$0	\$0	\$0	\$0
Imp Res (1)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$41,300	\$41,300	\$41,300	\$41,300	\$41,300
Total Res (1)	\$0	\$0	\$0	\$0	\$0
Total Non Res (2)	\$41,300	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$41,300	\$41,300	\$41,300	\$41,300

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 0' X 0', CI 0' X 0')

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
91	A		0	7.6700	1.00	\$5,000	\$5,000	\$38,350	0%	1.0000	0.00	100.00	0.00	\$38,350
91	A		0	1.1600	1.00	\$5,000	\$5,000	\$5,800	-50%	1.0000	0.00	100.00	0.00	\$2,900

JACKSON TWP ACREAGE 1/2

Notes

2/21/2020 SUR: #2019101159 DENEVE TIMOTHY A & EMILY J 10/21/2019

12/17/2019 COMB: 2020 COMBINED 1972600346 INTO THIS PARCEL

9/16/2019 REA: 2020 CHANGED LAND TO RES EXCESS WITH PARTIAL TILLED LAND FROM NEIGHBORING PARCEL. GAVE LAND INFL FOR DESIGNATED WETLAND AREA FOR REASSESSMENT.

2/4/2011 SPLT: 2011 PAY 2012 SPLIT 41.71A TO 1972600291

Land Computations

Calculated Acreage	8.83
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	8.83
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	8.83
Total Acres Farmland	0.00
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	\$41,300
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$41,300
CAP 3 Value	\$0
Total Value	\$41,300

