01-013900.0000

BLACKCREEK TWP / PARKWAY SD

01-11-100-002

PROP. CLASS		
1	1	0

NEIGHBORHOOD	
009011-A100	
M	01
B	01
C	08

BUCHAN DANIEL S & LUANNE S
BUCHAN DANIEL S & LUANNE S
3333 E 600 N
DECATUR, IN 46733

LEGAL INFORMATION
NW QTR

RTS: 001-04-11
Acres:160.9810

QUALIFIED CREDITS: CAUV: 05166: 2009

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BUCHAN DANIEL S & LUANNE	3333 E 600 N	DECATUR	IN	46733	03/21/2008	778,900	WDC : A-M : 175	☐	■
2	WINKLER MATTHEW J &	12561 WABASH RD	WILLSHIRE	OH	45898	10/20/1999	0	: X : 0	☐	☐
3							0	0	☐	☐

X: | LISTER: RK | DATE: 03/15/2004 | TIME: 11:54:12 AM | ☐ LETTER | ☐ LETTER REC'D | GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS
■ PAVED	■ LEVEL	☐ WATER ☐	☐ IMPROVING	☐ A. NO ROAD ☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER ☐	☐ STATIC	☐ B. TOPGRHY ☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front ☐ H. VACANCY
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC ☐	☐ OLD	☐ D. QUANTITY ☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE ☐ J. OTHER/CDU

PROPERTY LOCATION
0 WINKLER RD,

COMMENT
TY2016:Net Gen=$5,918.72, Other Assessment=$76.70

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
CR:Crop Land TOTAL	**A 149.5810**	**8,500 1,931**		**1,322,290 342,810**
0029	A 13.0000	9,250 2,155		120,250 28,020
0069	A 25.7000	8,790 2,280		225,900 58,600
0070	A 27.3000	8,450 1,955		230,690 53,370
0074	A 51.3810	8,680 2,070		445,990 106,360
0077	A .8000	7,880 1,325		6,300 1,060
0079	A 1.8000	6,970 545		12,550 980
0087	A 29.6000	9,480 3,190		280,610 94,420
RD:Road:0900	A 2.7000	0 0		0 0
Total Acres: 160.9810			TOTAL	1,323,160 343,250

VALUATION SUMMARY

VALUE YEAR		2017	2017	2014	2014	2011	2011	2011	2011
REASON FOR CHANGE		CAUV	RAPP	CAUV	RAPP	CAUV	RAPP	CAUV	MISC
APPRAISED VALUE	LAND	343,250	1,323,160	466,880	1,221,460	195,220	844,340	78,010	533,660
	IMPR	0	0	0	0	0	0	0	0
	TOTAL	343,250	1,323,160	466,880	1,221,460	195,220	844,340	78,010	533,660
ASSESSED VALUE	LAND	120,140	463,110	163,410	427,510	68,330	295,520	27,300	186,780
	IMPR	0	0	0	0	0	0	0	0
	TOTAL	120,140	463,110	163,410	427,510	68,330	295,520	27,300	186,780
CAUV TAX SAVINGS		2016=9565.74, 2015=9465.50, 2014=9477.68: Total=28508.92							

OCCUPANCY	EXTERIOR
☐ SNGL FMLY	☐ WOOD
☐ DUPLEX	☐ STUCCO
☐ TRIPLEX	☐ ALM/VYNL
☐ CONVR	☐ CONC BLK
☐ MOBILE HM	☐ METAL
☐ BI/L TRI/L	☐ BRICK
☐ MOD/MAN	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	☐ GABLE
☐ SLT/TLE	☐ HIP
☐ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

FLOORS	B	1	2	3	U
CONCRETE	☐	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE/COMPO	☐	☐	☐	☐	☐
CARPET	☐	☐	☐	☐	☐

INT. FINISH	B	1	2	3	U
PLASTER/DW	☐	☐	☐	☐	☐
PANELING	☐	☐	☐	☐	☐
UNFINISHED	☐	☐	☐	☐	☐

ACCOMMODATIONS					
# OF ROOMS					
BEDROOMS					
FIREPLACES					

HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING	BASE ☐				
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE

SUBTOTAL			0
MULTI-FAMILY #	0		0
BSMT FINISH	0	S.F.	0
FIREPLACE #	0		0
HEATING	0	S.F.	0
AIR COND	0	S.F.	0
PLUMBING #	0		0
GARAGES & CARPORTS			0
EXTRA FEATURES			0
SUBTOTAL			0
GRADE FACTOR			%
UNADJUSTED VALUE			0
FACTOR			%

SKETCH

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING		SK											
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 0

COMMENTS

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PROP. CLASS		
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☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE ☐ J. OTHER/CDU

PROPERTY LOCATION
0 WINKLER RD,

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
WS:Waste:0990	A 8.7000	100 50		870 440
Total Acres: 160.9810			TOTAL	1,323,160 343,250

VALUATION SUMMARY

VALUE YEAR								
REASON FOR CHANGE								
APPRAISED VALUE	LAND							
	IMPR							
	TOTAL							
ASSESSED VALUE	LAND							
	IMPR							
	TOTAL							
CAUV TAX SAVINGS	2016=9565.74, 2015=9465.50, 2014=9477.68: Total=28508.92							

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FLOORS	B	1	2	3	U
CONCRETE	☐	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE/COMPO	☐	☐	☐	☐	☐
CARPET	☐	☐	☐	☐	☐

INT. FINISH	B	1	2	3	U
PLASTER/DW	☐	☐	☐	☐	☐
PANELING	☐	☐	☐	☐	☐
UNFINISHED	☐	☐	☐	☐	☐

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FIREPLACES					

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HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

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X HALF BATH					
X FIXTURES					

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FIREPLACE #	0		0
HEATING	0	S.F.	0
AIR COND	0	S.F.	0
PLUMBING #	0		0
GARAGES & CARPORTS			0
EXTRA FEATURES			0
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GRADE FACTOR			%
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TOTAL 0

COMMENTS