

LIBERTY TWP / PARKWAY SD

04-18-400-003

Property Class: 110

Neighborhood

009301-A100

Map:

Block:

Card:

Bk:

Pg:

30-031000.0000

LEHMAN STEVE W & RHONDA F

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10020 HUNTERS RETREAT

FORT WAYNE, IN 46804

LEGAL INFORMATION

PT N SE SE

RTS: 001-05-18

Acres:20.0010

QUALIFIED CREDITS: CAUV:

06752: 2021

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	LEHMAN STEVE W & RHONDA	10020 HUNTERS RETREAT	FORT WAYNE	IN	46804	02/21/2020	270,000	WDC : 100	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	COCHRAN KATHLEEN M & REX	6311 HASTINGS CT	MORROW	OH	45152	08/19/1993	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: TM DATE: 06/30/2004 TIME: 02:55:54 PM LETTER LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER <input type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> F. RESTRICT	ST RT 49
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<input type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT	COMMENT TY2022:Net Gen=\$423.54, Other Assessment=\$4.50
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS <input type="checkbox"/>	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front <input type="checkbox"/> H. VACANCY	
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC <input type="checkbox"/>	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY <input type="checkbox"/> I. WATER FRONT	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> J. OTHER/CDU	

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
CR:Crop Land TOTAL	A 19.5480	11,650	3,033			227,540	56,560	
0024	A 12.2530	11,250	2,540			137,850	31,120	
0053	A .9460	11,250	3,000			10,640	2,840	
0087	A 6.3490	12,450	3,560			79,050	22,600	
RD:Road	A .4530	0	0			0	0	
Total Acres: 20.0010						TOTAL	227,540	56,560

VALUATION SUMMARY

VALUE YEAR	2023	2023	2020	2020	2017	2017		
REASON FOR CHANGE	CAUV	RAPP	CAUV	RAPP	CAUV	RAPP		
APPRAISED <u>LAND</u>	56,560	227,540	27,440	173,180	44,050	169,720		
VALUE <u>IMPR</u>	0	0	0	0	0	0		
<u>TOTAL</u>	56,560	227,540	27,440	173,180	44,050	169,720		
ASSESSED <u>LAND</u>	19,800	79,640	9,600	60,610	15,420	59,400		
VALUE <u>IMPR</u>	0	0	0	0	0	0		
<u>TOTAL</u>	19,800	79,640	9,600	60,610	15,420	59,400		
POTENTIAL RECOUP	2022=2250.46, 2021=2216.46, 2020=2247.09: Total=6714.01							

