

34-09-10-129-014.000-002

General Information

Parcel Number 34-09-10-129-014.000-002
Local Parcel Number

Tax ID:

Routing Number 09-10-100-062

Property Class 550
Condominium Unit - Platted Lot

Year: 2021

Location Information

County Howard
Township CENTER TOWNSHIP

District 002 (Local 002)
KOKOMO CITY - CENTER TOWNS

School Corp 3550
KOKOMO-CENTER TOWNSHIP C

Neighborhood 120004-002
Cobblestone Village

Section/Plat 10

Location Address (1)
3370 Weathered Rock Cir

Kokomo, IN 46902

Zoning

Subdivision

Lot

Market Model 120004

Characteristics

Topography Flood Hazard Level
Public Utilities ERA
All
Streets or Roads
Paved, Sidewalk TIF
Neighborhood Life Cycle Stage
Other
Printed Sunday, April 18, 2021
Review Group 2020

Ellis, R Cartwright Rev Trust dtd

Ownership

Ellis, R Cartwright Rev Trust dtd 06/03/
Trustee
1320 W Markland Ave
Kokomo, IN 46901

Legal

COBBLESTONE VILLAGE S/D LOT 13B 0.14 AC

3370 Weathered Rock Cir

Transfer of Ownership

Date 12/23/2015
Owner Ellis, R Cartwright Rev
Doc ID Code Book/Page Adj Sale Price VII
06/16/2015 US Bank NA as succe I-G Sp / \$115,500
04/12/2011 Jones, Paul F & Marly I-3 Sh / \$90,285
07/12/2001 Jones, Paul F & Marly AN 6541 / \$0
01/01/1900 SUNNYBROOK DEVE W/D W/D / \$129,160
WD / \$0

550, Condominium Unit - Platted Lot

Notes

Cobblestone Village/12000

1/2



Res

Valuation Records (Work In Progress values are not certified values and are subject to change)

| Assessment Year | Reason For Change | As Of Date | Valuation Method | Equalization Factor | Notice Required | Land | Land Res (1) | Land Non Res (2) | Land Non Res (3) | Improvement | Imp Res (1) | Imp Non Res (2) | Imp Non Res (3) | Total | Total Res (1) | Total Non Res (2) | Total Non Res (3) |
|-----------------|-------------------|------------|------------------|---------------------|-----------------|----------|--------------|------------------|------------------|-------------|-------------|-----------------|-----------------|-----------|---------------|-------------------|-------------------|
| 2021 | WIP | 02/26/2021 | Indiana Cost Mod | 1.0000 | | \$18,600 | \$18,600 | \$0 | \$0 | \$133,000 | \$133,000 | \$0 | \$0 | \$151,600 | \$151,600 | \$0 | \$0 |
| 2021 | AA | 04/09/2021 | Indiana Cost Mod | 1.0000 | | \$18,600 | \$18,600 | \$0 | \$0 | \$126,600 | \$126,600 | \$0 | \$0 | \$145,200 | \$145,200 | \$0 | \$0 |
| 2020 | AA | 04/07/2020 | Indiana Cost Mod | 1.0000 | | \$17,500 | \$17,500 | \$0 | \$0 | \$114,700 | \$114,700 | \$0 | \$0 | \$132,200 | \$132,200 | \$0 | \$0 |
| 2019 | AA | 03/19/2019 | Indiana Cost Mod | 1.0000 | | \$17,500 | \$17,500 | \$0 | \$0 | \$111,500 | \$111,500 | \$0 | \$0 | \$129,000 | \$129,000 | \$0 | \$0 |
| 2018 | AA | 04/23/2018 | Indiana Cost Mod | 1.0000 | | \$17,500 | \$17,500 | \$0 | \$0 | \$110,600 | \$110,600 | \$0 | \$0 | \$128,100 | \$128,100 | \$0 | \$0 |
| 2017 | AA | 05/17/2017 | Indiana Cost Mod | 1.0000 | | \$17,500 | \$17,500 | \$0 | \$0 | \$110,600 | \$110,600 | \$0 | \$0 | \$128,100 | \$128,100 | \$0 | \$0 |

Land Pricing Soil Act Front. 51 53x111 0.96 Rate \$365 Adj. Rate \$350 Ext. Value \$18,550 Int. % 0% Res Elig % 100% Market Factor 1.0000 Value \$18,550

Land Data (Standard Depth: Res 120' Cl 120' Base Lot: Res 53' X 115' Cl 53' X 115')

Land Computations

| | |
|-------------------------|----------|
| Calculated Acreage | 0.14 |
| Actual Frontage | 51 |
| Developer Discount | |
| Parcel Acreage | 0.14 |
| 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 | 0.14 |
| Farmland Value | \$0 |
| Measured Acreage | 0.00 |
| Avg Farmland Value/Acre | 0.00 |
| Value of Farmland | \$0 |
| Classified Total | \$0 |
| Farm / Classified Value | \$0 |
| Homesite(s) Value | \$0 |
| 91/92 Value | \$0 |
| Supp. Page Land Value | \$0 |
| CAP 1 Value | \$18,600 |
| CAP 2 Value | \$0 |
| CAP 3 Value | \$0 |
| Total Value | \$18,600 |

Data Source Estimated

Collector 08/15/2019

RS (AVS)

Appraiser

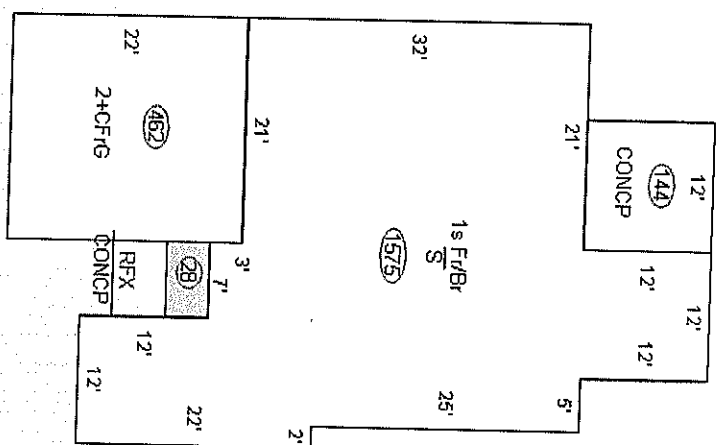
General Information Row Type R 01 Full Bath 2 # TF 6
 Description Row Type R 01 Half Bath 0 # TF 0
 Story Height 1 11 - 1 Story / Unfn Att Kitchen Sinks 1 # TF 1
 Finished Area 1575 sqft Water Heaters 1 # TF 1
 Make Add Fixtures 1 # TF 1
Floor Finish Total 5 # TF 9
 Earth Tile
 Slab Carpet
 Sub & Joint Unfinished
 Wood Other
 Parquet

Plumbing Heat Type Central Warm Air
Accommodations
 Bedrooms 2
 Living Rooms 1
 Dining Rooms 1
 Family Rooms 0
 Total Rooms 5

Wall Finish
 Plaster/Drywall Unfinished
 Paneling Other
 Fiberboard

Roofing
 Built-Up Metal Asphalt Slate Tile
 Wood Shingle Other

Exterior Features
 Description Area Value
 Patio, Concrete 28 \$200
 Canopy, Roof Extension 28 \$600
 Patio, Concrete 144 \$800



Specialty Plumbing

| Description | Count | Value |
|-------------|-------|-------|
| CONCP | 1 | 144 |
| 1s F/R/B | 1 | 1575 |
| 2+CFIG | 1 | 462 |
| RFX | 1 | 28 |
| CONCP | 1 | 28 |

Summary of Improvements

| Description | Res Eligibl | Story Height | Construction | Grade | Year Built | Year Eff | Eff Age | Eff Co nd | Base Rate | LCM | Adj Rate | Size | RCN | Norm Dep | Remain. Value | Abn Obs | PC Nbrhd | Mkt | Improv Value | |
|------------------|-------------|--------------|--------------|-------|------------|----------|---------|-----------|-----------|-----|----------|------------|-----------|----------|---------------|---------|----------|-------|--------------|-----------|
| 1: Row Type R 01 | 100% | 1 | 1/6 Masonry | C+1 | 2001 | 2001 | 20 | A | 0.88 | | | 1,575 sqft | \$107,937 | 20% | \$86,350 | 0% | 100% | 1,000 | 1,5400 | \$133,000 |

Cost Ledger

| Floor Constr | Base Finish | Value | Totals |
|-----------------------------------|-------------|-------|---------------------------|
| 1 91A | 1575 | 1575 | \$97,700 |
| 2 | | | |
| 3 | | | |
| 4 | | | |
| 1/4 | | | |
| 1/2 | | | |
| 3/4 | | | |
| Attic | | | |
| Bsrnt | | | |
| Crawl | | | |
| Slab | 1575 | 0 | \$0 |
| Adjustments | | | Total Base |
| Unfn Int (-) | | | \$97,700 |
| Ex Liv Units (+) | | | \$92,815 |
| Rec Room (+) | | | \$0 |
| Loft (+) | | | \$0 |
| Fireplace (+) | | | \$0 |
| No Heating (-) | | | PS:1 PO:1 \$2,900 |
| A/C (+) | | | \$0 |
| No Elec (-) | | | 1:1575 \$3,500 |
| Plumbing (+/-) | | | 9 - 5 = 4 x \$800 \$3,200 |
| Spec Plumb (+) | | | \$0 |
| Elevator (+) | | | \$0 |
| Sub-Total, One Unit | | | \$102,415 |
| Sub-Total, 1 Units | | | \$104,015 |
| Exterior Features (+) | | | \$12,800 |
| Garages (+) 462 sqft | | | \$116,815 |
| Quality and Design Factor (Grade) | | | 1.05 |
| Location Multiplier | | | 0.88 |
| Replacement Cost | | | \$107,937 |