

87-09-32-200-006.000-002

General Information

Parcel Number
87-09-32-200-006.000-002

Local Parcel Number
87-09-32-200-006.000-002

Tax ID:

Routing Number
128-002

Property Class 100
Vacant Land

Year: 2024

Location Information

County
Warrick

Township
BOON TOWNSHIP

District 002 (Local 010)
BOON TOWNSHIP

School Corp 8130
WARRICK COUNTY

Neighborhood 5002005_AV
BOON TWP MARKET AREA 005_A

Section/Plat

Location Address (1)
4455 W ST RD 62
BOONVILLE, IN 47601

Zoning

Subdivision

Lot

Market Model
5002005_AV - BOON TWP - MARK

Characteristics

Topography Flood Hazard
☐

Public Utilities ERA
☐

Streets or Roads TIF
☐

Neighborhood Life Cycle Stage
Improving

Printed Friday, April 26, 2024

Review Group 2022

BENNETT, STEVEN A TRUSTEE

Ownership

BENNETT, STEVEN A TRUSTEE OF TRUST
4677 W STATE ROUTE 62
BOONVILLE, IN 47601-8421

Legal

PT NW NE S32 T5 R8 31.602 A



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

2024	Assessment Year	2024	2023	2022	2021	2020
WIP	Reason For Change	AA	AA	AA	AA	GenReval
04/14/2024	As Of Date	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	☐	☐	☐	☒	☐
\$50,000	Land	\$50,000	\$41,700	\$32,900	\$28,300	\$28,100
\$0	Land Res (1)	\$0	\$0	\$0	\$0	\$0
\$50,000	Land Non Res (2)	\$50,000	\$41,700	\$32,900	\$28,300	\$28,100
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$0	Improvement	\$0	\$0	\$0	\$0	\$0
\$0	Imp Res (1)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$50,000	Total	\$50,000	\$41,700	\$32,900	\$28,300	\$28,100
\$0	Total Res (1)	\$0	\$0	\$0	\$0	\$0
\$50,000	Total Non Res (2)	\$50,000	\$41,700	\$32,900	\$28,300	\$28,100
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Land Data (Standard Depth: Res 100', CI 100' 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
4	A	WM	0	3.3790	1.06	\$2,280	\$2,417	\$8,167	0%	1.0000	0.00	100.00	0.00	\$8,170
4	A	SN	0	5.2890	1.11	\$2,280	\$2,531	\$13,386	0%	1.0000	0.00	100.00	0.00	\$13,390
4	A	HOB	0	7.0520	0.72	\$2,280	\$1,642	\$11,579	0%	1.0000	0.00	100.00	0.00	\$11,580
4	A	GPD	0	1.9240	0.50	\$2,280	\$1,140	\$2,193	0%	1.0000	0.00	100.00	0.00	\$2,190
4	A	ZAC3	0	6.9790	0.55	\$2,280	\$1,254	\$8,752	0%	1.0000	0.00	100.00	0.00	\$8,750
5	A	SN	0	4.1510	1.11	\$2,280	\$2,531	\$10,506	-60%	1.0000	0.00	100.00	0.00	\$4,200
5	A	HOC	0	0.2200	0.64	\$2,280	\$1,459	\$321	-60%	1.0000	0.00	100.00	0.00	\$130
5	A	BN	0	0.5880	1.06	\$2,280	\$2,417	\$1,421	-60%	1.0000	0.00	100.00	0.00	\$570
6	A	WM	0	0.1470	1.06	\$2,280	\$2,417	\$355	-80%	1.0000	0.00	100.00	0.00	\$70
6	A	GPD	0	0.0370	0.50	\$2,280	\$1,140	\$42	-80%	1.0000	0.00	100.00	0.00	\$10
6	A	ZAC3	0	0.0730	0.55	\$2,280	\$1,254	\$92	-80%	1.0000	0.00	100.00	0.00	\$20
6	A	SN	0	1.3220	1.11	\$2,280	\$2,531	\$3,346	-80%	1.0000	0.00	100.00	0.00	\$670
6	A	HOB	0	0.1470	0.72	\$2,280	\$1,642	\$241	-80%	1.0000	0.00	100.00	0.00	\$50
72	A	WTR	0	0.2940	0.50	\$2,280	\$1,140	\$335	-40%	1.0000	0.00	100.00	0.00	\$200

4455 W ST RD 62

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/26/2024	BENNETT, STEVEN A	2024R-000576	TD	/		I
01/01/1900	Bennett, Alan G Etal &		WD	/		I

Agricultural

100, Vacant Land

BOON TWP MARKET ARE 1/2

Notes

2/14/2011 TR11: 2011 TRENDING
Changed property class 101 to 100. ts 2-14-11

2/6/2009 TR09: 2009 TRENDING CHANGES
Remove homesite, moved improvements to
87-09-32-100-001.000-002. BJS 2-6-09

3/2/2000 SPLIT: SPLIT 1.518 A TO 010-3258-0980
BH 3-2-00.

3/1/2000 ChID: Previous parcel_id: 010-3258-0060

Land Computations

Calculated Acreage	31.60
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	31.60
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	31.60
Farmland Value	\$50,000
Measured Acreage	31.60
Avg Farmland Value/Acre	1582
Value of Farmland	\$49,990
Classified Total	\$0
Farm / Classified Value	\$50,000
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$50,000
CAP 3 Value	\$0
Total Value	\$50,000