

87-10-35-400-013.000-017

General Information

Parcel Number
87-10-35-400-013.000-017

Local Parcel Number
87-10-35-400-013.000-017

Tax ID:

Routing Number
063-015

Property Class 100
Vacant Land

Year: 2023

Location Information

County
Warrick

Township
SKELTON TOWNSHIP

District 017 (Local 090)
SKELTON TOWNSHIP

School Corp 8130
WARRICK COUNTY

Neighborhood 5017001_AV
SKELTON TWP MARKET AREA 00

Section/Plat

Location Address (1)
MAXVILLE RD
BOONVILLE, IN 47601

Zoning

Subdivision

Lot

Market Model
5017001 - 017 MARKET AREA 001

Characteristics

Topography Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage
Improving

Printed Saturday, May 6, 2023

Review Group 2025

Bennett, Alan G Etal & Steven A

Ownership

Bennett, Alan G Etal & Steven A Truste
4677 W STATE ROUTE 62
Boonville, IN 47601-8421

Legal

W PT W 1/2 SE S35 T5 R7. 55 A.



MAXVILLE RD

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/01/1900	Bennett, Alan G Etal &		WD	/	\$0	I

100, Vacant Land

SKELTON TWP MARKET A 1/2

Notes

3/26/2012 ChID: Previous parcel_id: 090-3557-0130

Agricultural

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

2023	Assessment Year	2023	2022	2021	2020	2019
WIP	Reason For Change	AA	AA	AA	GenReval	GenReval
04/13/2023	As Of Date	01/01/2023	01/01/2022	01/01/2021	01/01/2020	01/01/2019
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	☐	☐	☒	☐	☐
\$41,400	Land	\$41,400	\$32,700	\$28,100	\$27,900	\$33,900
\$0	Land Res (1)	\$0	\$0	\$0	\$0	\$0
\$41,400	Land Non Res (2)	\$41,400	\$32,700	\$28,100	\$27,900	\$33,900
\$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
\$41,400	Total	\$41,400	\$32,700	\$28,100	\$27,900	\$33,900
\$0	Total Res (1)	\$0	\$0	\$0	\$0	\$0
\$41,400	Total Non Res (2)	\$41,400	\$32,700	\$28,100	\$27,900	\$33,900
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

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. %	Res Elig %	Market Factor	Value
4	A	MRA	0	10.1010	0.85	\$1,900	\$1,615	\$16,313	0%	0%	1.0000	\$16,310
4	A	MOC3	0	0.2570	0.50	\$1,900	\$950	\$244	0%	0%	1.0000	\$240
4	A	UTC3	0	5.9140	0.85	\$1,900	\$1,615	\$9,551	0%	0%	1.0000	\$9,550
4	A	ZAB2	0	2.3880	0.72	\$1,900	\$1,368	\$3,267	0%	0%	1.0000	\$3,270
4	A	WA	0	0.4410	1.15	\$1,900	\$2,185	\$964	0%	0%	1.0000	\$960
6	A	MRA	0	9.9910	0.85	\$1,900	\$1,615	\$16,135	-80%	0%	1.0000	\$3,230
6	A	W	0	0.2200	0.50	\$1,900	\$950	\$209	-80%	0%	1.0000	\$40
6	A	ZAB2	0	0.9550	0.72	\$1,900	\$1,368	\$1,306	-80%	0%	1.0000	\$260
6	A	UTC3	0	7.5670	0.85	\$1,900	\$1,615	\$12,221	-80%	0%	1.0000	\$2,440
6	A	MOC3	0	8.9260	0.50	\$1,900	\$950	\$8,480	-80%	0%	1.0000	\$1,700
6	A	MKC	0	0.6240	0.55	\$1,900	\$1,045	\$652	-80%	0%	1.0000	\$130
6	A	UNB2	0	0.2200	0.98	\$1,900	\$1,862	\$410	-80%	0%	1.0000	\$80
6	A	WA	0	6.7950	1.15	\$1,900	\$2,185	\$14,847	-80%	0%	1.0000	\$2,970
72	A	WA	0	0.7350	0.50	\$1,900	\$950	\$698	-40%	0%	1.0000	\$420
72	A	MKC	0	0.2570	0.50	\$1,900	\$950	\$244	-40%	0%	1.0000	\$150

Land Computations

Calculated Acreage	55.87
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	55.00
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	55.00
Farmland Value	\$42,020
Measured Acreage	55.87
Avg Farmland Value/Acre	752
Value of Farmland	\$41,360
Classified Total	\$0
Farm / Classified Value	\$41,400
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$41,400
CAP 3 Value	\$0
Total Value	\$41,400

Data Source External Only Collector 06/26/2017 WSC Appraiser 09/17/2021 TYLER

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. %	Res Elig %	Market Factor	Value
72	A	MOC3	0	0.4780	0.50	\$1,900	\$950	\$454	-40%	0%	1.0000	\$270