

20-11-25-426-027.000-014

General Information

Parcel Number
20-11-25-426-027.000-014

Local Parcel Number
11-25-426-027-014

Tax ID:
1125H

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2023

Location Information

County
Elkhart

Township
ELKHART TOWNSHIP

District 014 (Local 014)
ELKHART TOWNSHIP

School Corp 2315
GOSHEN COMMUNITY

Neighborhood 1452504-014
1452504-James Place (014)

Section/Plat

Location Address (1)
16197 PRAIRIE ROSE AVE
GOSHEN, IN 46526

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography
Flood Hazard
Level ☐

Public Utilities
Gas, Electricity ☐

Streets or Roads
Paved ☐

Neighborhood Life Cycle Stage
Static

Printed Thursday, April 20, 2023

Review Group 2019

BURNETT BILLY J & VICKI L

Ownership

BURNETT BILLY J & VICKI L
16197 Prairie Rose Ave
Goshen, IN 46528-7303

Legal

JAMES PLACE SEC 3 LOT 17



16197 PRAIRIE ROSE AVE

510, 1 Family Dwell - Platted Lot

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/01/1900	BURNETT BILLY J &		CO	/	\$0	I

1452504-James Place (014)

1/2

Notes

Res

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	AA	AA
02/22/2023	As Of Date	01/01/2023	01/01/2022	01/01/2021	01/01/2020	04/09/2019
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	☐	☐	☐	☐	☐
\$17,500	Land	\$17,500	\$17,500	\$17,500	\$17,500	\$17,500
\$17,500	Land Res (1)	\$17,500	\$17,500	\$17,500	\$17,500	\$17,500
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$212,600	Improvement	\$212,600	\$186,800	\$169,500	\$160,600	\$135,200
\$211,300	Imp Res (1)	\$211,300	\$185,700	\$168,400	\$159,600	\$134,300
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$1,300	Imp Non Res (3)	\$1,300	\$1,100	\$1,100	\$1,000	\$900
\$230,100	Total	\$230,100	\$204,300	\$187,000	\$178,100	\$152,700
\$228,800	Total Res (1)	\$228,800	\$203,200	\$185,900	\$177,100	\$151,800
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$1,300	Total Non Res (3)	\$1,300	\$1,100	\$1,100	\$1,000	\$900

Land Data (Standard Depth: Res 200', CI 200' Base Lot: Res 115' X 200', CI 115' X 200')

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
F	F		0	112x240	1.04	\$150	\$156	\$17,472	0%	100%	1.0000	\$17,470

Land Computations

Calculated Acreage	0.62
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	0.62
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	0.62
Farmland Value	\$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	\$0
Classified Total	\$0
Farm / Classified Value	\$0
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$17,500
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$17,500

Data Source Left Door Hanger Collector 08/29/2019 Kayla

Appraiser

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1
Style	N/A
Finished Area	2156 sqft
Make	

Floor Finish

☐ Earth	☐ Tile
☒ Slab	☒ Carpet
☒ Sub & Joist	☐ Unfinished
☐ Wood	☐ Other
☐ Parquet	

Wall Finish

☒ Plaster/Drywall	☐ Unfinished
☐ Paneling	☐ Other
☐ Fiberboard	

Roofing

☐ Built-Up	☐ Metal	☒ Asphalt	☐ Slate	☐ Tile
☐ Wood Shingle		☐ Other		

Exterior Features

Description	Area	Value
Porch, Open Frame	174	\$7,000
Wood Deck	356	\$5,400

Plumbing

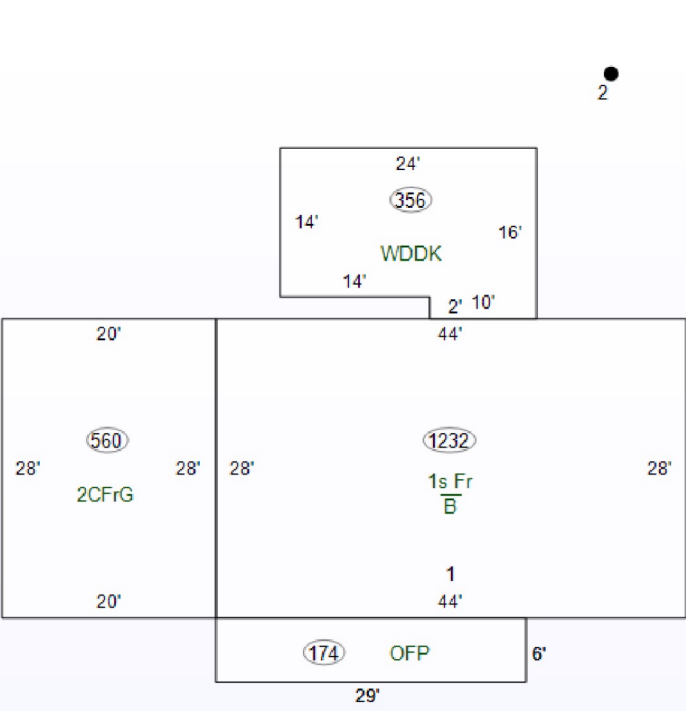
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	10

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1232	1232	\$90,900	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1232	924	\$58,100	
Crawl					
Slab					

Total Base	\$149,000
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Adjustments	1 Row Type Adj. x 1.00	\$149,000
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Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1232	\$3,200
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$154,600
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Sub-Total, 1 Units	
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Exterior Features (+)	\$12,400	\$167,000
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Garages (+) 560 sqft	\$16,200	\$183,200
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Quality and Design Factor (Grade)	1.00
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Location Multiplier	0.92
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Replacement Cost	\$168,544
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Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Co nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: Residential Dwelling	100%	1	Wood Frame	C	1995	1995	28	A		0.92		2,464 sqft	\$168,544	24%	\$128,090	0%	100%	1.650	1.0000	\$211,300
2: Utility Shed	0%	1		D	2001	2001	22	A	\$23.66	0.92	\$17.41	10'x10'	\$1,741	55%	\$780	0%	100%	1.650	1.0000	\$1,300

Oct 19 9 05 AM '95

2

95 023267

Key # 06-11-25-426-027

ELKHART COUNTY RECORDER
PEGGY MILLER
FILED IN RECORD

WARRANTY DEED

THIS INDENTURE WITNESSETH, THAT:

JACK A. HOLDERBAUM

of Elkhart County, in the State of Indiana,

CONVEYS AND WARRANTS TO:

BILLY J. BURNETT and VICKI L. BURNETT

husband and wife
16197 Prairie Rose
Goshen, IN 46526DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFEROctober 19 19 95
Charles R. Miller AUDITOR

004809

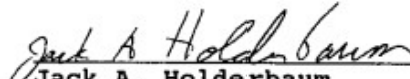
TRANSFER FEE 1.00
PARCEL NO. DISCLOSURE FEE PAID

of Elkhart County, in the State of Indiana, for and in consideration of One (\$1.00) Dollar and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following real estate in Elkhart County, Indiana, to-wit:

Lot Number Seventeen (17) Section III as the same is known and designated on the recorded Plat of JAMES PLACE in Elkhart Township, said Plat being recorded in Plat Book 21, page 10 of the records in the Office of the Recorder of Elkhart County, Indiana.

Subject to any and all easements, current taxes, assessments, restrictions and rights of way of record.

IN WITNESS WHEREOF, Grantor has executed this Deed this 18TH day of OCTOBER, 1995.


Jack A. HolderbaumSTATE OF INDIANA)
) SS:
COUNTY OF ELKHART)

Before me, the undersigned Notary Public in and for said County and State, this 18TH day of OCTOBER, 1995, personally appeared Jack A. Holderbaum, of legal age, and acknowledged the execution of the foregoing Deed. In witness whereof, I have hereunto subscribed my name and official seal.


DOROTHEA TROYER
(print or type name)
Residing in ELKHART CountyNOTARY
PUBLICMy Commission expires:
11/01/96This instrument prepared by the law office of Kindig & Sloat, by Loren R. Sloat, 100 W. Waterford Street, Wakarusa, IN 46573.
ELKHART COUNTY INDIANA 95-23267 PAGE 1 OF 1

MICHIANA ESCROW, INC.

Criteria: Party Name = BURNETT BILLY

INDEXED THROUGH:

04/12/2024

VERIFIED THROUGH:

04/12/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
07/03/2000	06/20/2000	2000-18012	RELEASE ...	BURNETT BILLY J		GRANTEE
06/20/2000	06/06/2000	2000-16866	MORTGAGE	BURNETT BILLY J		MORTGAGOR
12/09/1999	11/23/1999	99-40694	MORTGAGE	BURNETT BILLY J		MORTGAGOR
02/05/1999	01/21/1999	99-03983	RELEASE ...	BURNETT BILLY J		GRANTEE
01/12/1999	12/31/1998	99-00974	RELEASE ...	BURNETT BILLY J		GRANTEE
12/30/1998	12/15/1998	98-42829	MORTGAGE	BURNETT BILLY J		MORTGAGOR
09/18/1997	08/27/1997	97-23842	MORTGAGE	BURNETT BILLY J		MORTGAGOR
10/19/1995	10/18/1995	95-23268	MORTGAGE	BURNETT BILLY J		MORTGAGOR
10/19/1995	10/18/1995	95-23267	WARRANTY...	BURNETT BILLY J		GRANTEE
01/11/1994	12/08/1993	94-00965	LOAN AGR...	BURNETT BILLY J		GRANTOR