

77-01-31-000-001.000-013			THRASHER DARREN AND KIMB			3828 E ST RD 48			101, Cash Grain/General Farm					995013-013/995013-013				1/4			
General Information			Ownership			Transfer of Ownership												Notes			
Parcel Number 77-01-31-000-001.000-013			THRASHER DARREN AND KIMBERL THRASHER 3828 E ST RD 48 SHELBURN, IN 47879			Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I	2/8/2021 00 GENERAL INFORMATION: REMOVED OVERRIDE ON GARAGE 21/22 DW 1 IN AVG COND								
Local Parcel Number 01-31-000-001.000-013						01/01/2013	THRASHER DARREN		ND	/	\$0	I	3/5/2019 01 NEW CONSTRUCTION: ADDED ABOVE-GROUND POOL FOR 19/20.								
Tax ID:						01/25/2008	THRASHER DARREN		ND	/	\$145,000	I	3/5/2019 00 GENERAL INFORMATION: CORRECTED DIMENSIONS ON ONE DETACHED GARAGE FOR 19/20.								
Routing Number			Legal			2/11/2019 00 GENERAL INFORMATION: ADDED 2ND HOMESITE LAND VALUE 19/20															
Property Class 101 Cash Grain/General Farm			NE NE 39.00 ACRES, NW COR NE NE 1.00 AC 31- 9-8 TOTAL ACRES 40.00			Agricultural												11/20/2018 00 GENERAL INFORMATION: ADDED NEW HOUSE FOR 2018-19...PER JIM STRICKLIN			
Year: 2022			Valuation Records (Work In Progress values are not certified values and are subject to change)														7/22/2016 00 GENERAL INFORMATION: CONVERTED GARAGE TO LIVING SPACE, CHANGED SZ OF WDK ADDED UTL SHED WITH PORCH FOR 16/17 PER CLT				
Location Information			2022	Assessment Year	2022	2021	2020	2019	2018	2/20/2013 : REMVD OVRDS. 26 SEPT 2012.											
County Sullivan			WIP	Reason For Change	Misc	Annual Adj.	Annual Adj.	Annual Adj.	Annual Adj.												
Township JACKSON TOWNSHIP			01/28/2022	As Of Date	07/18/2022	08/02/2021	08/17/2020	07/30/2019	08/24/2018												
District 013 (Local 001) JACKSON TOWNSHIP			Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod												
School Corp 7645 NORTHEAST			1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000												
Neighborhood 995013-013 995013-013				Notice Required	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>												
Section/Plat																					
Location Address (1) 3828 E ST RD 48 SHELBURN, IN 47879			\$34,200	Land	\$34,200	\$32,400	\$32,200	\$34,800	\$26,100												
			\$10,400	Land Res (1)	\$10,400	\$10,400	\$10,400	\$10,400	\$10,400												
			\$23,800	Land Non Res (2)	\$23,800	\$22,000	\$21,800	\$24,400	\$15,700												
			\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0												
			\$298,900	Improvement	\$298,900	\$273,300	\$226,800	\$227,100	\$33,800												
			\$235,900	Imp Res (1)	\$235,900	\$215,600	\$191,600	\$191,600	\$28,700												
			\$46,900	Imp Non Res (2)	\$46,900	\$42,800	\$26,400	\$26,400	\$0												
			\$16,100	Imp Non Res (3)	\$16,100	\$14,900	\$8,800	\$9,100	\$5,100												
			\$333,100	Total	\$333,100	\$305,700	\$259,000	\$261,900	\$59,900												
			\$246,300	Total Res (1)	\$246,300	\$226,000	\$202,000	\$202,000	\$39,100												
			\$70,700	Total Non Res (2)	\$70,700	\$64,800	\$48,200	\$50,800	\$15,700												
			\$16,100	Total Non Res (3)	\$16,100	\$14,900	\$8,800	\$9,100	\$5,100												
Land Data (Standard Depth: Res 150', CI 100' Base Lot: Res 1' X 0', CI 0' X 1')																					
Zoning	Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value								
	9	A		0	1.0000	1.00	\$10,400	\$10,400	\$10,400	0%	100%	1.0000	\$10,400								
Subdivision	9	A		0	1	1.00	\$10,400	\$10,400	\$10,400	0%	0%	1.0000	\$10,400								
	4	A	ALB2	0	2.0100	0.81	\$1,500	\$1,215	\$2,442	0%	0%	1.0000	\$2,440								
Lot	4	A	HKF3	0	0.6000	0.50	\$1,500	\$750	\$450	0%	0%	1.0000	\$450								
	4	A	IVA	0	0.5300	1.15	\$1,500	\$1,725	\$914	0%	0%	1.0000	\$910								
Market Model	5	A	ALB2	0	0.4700	0.81	\$1,500	\$1,215	\$571	-60%	0%	1.0000	\$230								
N/A	5	A	HKF3	0	1.9300	0.50	\$1,500	\$750	\$1,448	-60%	0%	1.0000	\$580								
	5	A	IVA	0	1.3800	1.15	\$1,500	\$1,725	\$2,381	-60%	0%	1.0000	\$950								
	5	A	SN	0	0.0400	1.11	\$1,500	\$1,665	\$67	-60%	0%	1.0000	\$30								
	6	A	ALB2	0	1.0800	0.81	\$1,500	\$1,215	\$1,312	-80%	0%	1.0000	\$260								
	6	A	CNC3	0	0.3700	0.64	\$1,500	\$960	\$355	-80%	0%	1.0000	\$70								
	6	A	HKE	0	0.1800	0.60	\$1,500	\$900	\$162	-80%	0%	1.0000	\$30								
	6	A	HKF3	0	13.1800	0.50	\$1,500	\$750	\$9,885	-80%	0%	1.0000	\$1,980								
	6	A	IVA	0	1.3800	1.15	\$1,500	\$1,725	\$2,381	-80%	0%	1.0000	\$480								
	6	A	SN	0	12.8500	1.11	\$1,500	\$1,665	\$21,395	-80%	0%	1.0000	\$4,280								
Characteristics																					
Topography	Flood Hazard																				
Level, High	<input type="checkbox"/>																				
Public Utilities	ERA																				
Water, Electricity	<input type="checkbox"/>																				
Streets or Roads	TIF																				
Paved	<input type="checkbox"/>																				
Neighborhood Life Cycle Stage																					
Static																					
Printed	Monday, February 27, 2023																				
Review Group 1			Data Source	External Only		Collector	Appraiser 07/17/2018 TYLER														
			Land Computations																		
			Calculated Acreage 38.00																		
			Actual Frontage 0																		
			Developer Discount <input type="checkbox"/>																		
			Parcel Acreage 40.00																		
			81 Legal Drain NV 0.00																		
			82 Public Roads NV 0.00																		
			83 UT Towers NV 0.00																		
			9 Homesite 2.00																		
			91/92 Acres 0.00																		
			Total Acres Farmland 38.00																		
			Farmland Value \$12,690																		
			Measured Acreage 36.00																		
			Avg Farmland Value/Acre 352																		
			Value of Farmland \$13,380																		
			Classified Total \$0																		
			Farm / Classified Value \$13,400																		
			Homesite(s) Value \$20,800																		
			91/92 Value \$0																		
			Supp. Page Land Value																		
			CAP 1 Value \$10,400																		
			CAP 2 Value \$23,800																		
			CAP 3 Value \$0																		
			Total Value \$34,200																		

General Information			
Occupancy	Single-Family	#	TF
Description	Single-Family	Full Bath	3 9
Story Height	2	Half Bath	0 0
Style	N/A	Kitchen Sinks	1 1
Finished Area	3629 sqft	Water Heaters	1 1
Make		Add Fixtures	0 0
Floor Finish		Total	5 11

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

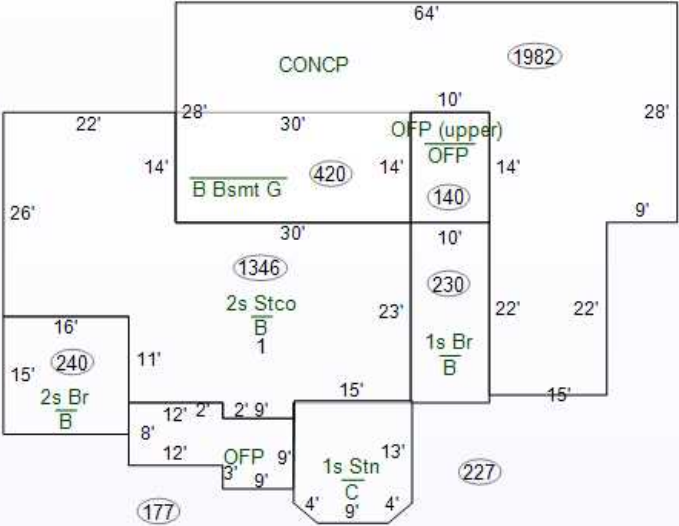
- ☐ Plaster/Drywall
- ☐ Paneling
- ☐ Fiberboard
- ☐ Unfinished
- ☐ Other

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

Exterior Features		
Description	Area	Value
Patio, Concrete	1982	\$10,100
Porch, Open Frame	177	\$7,000
Porch, Open Frame	140	\$6,400
Porch, Open Frame	140	\$3,500

Plumbing		
Full Bath	3	9
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	5	11

Accommodations		
Bedrooms		
Living Rooms		
Dining Rooms		
Family Rooms		
Total Rooms		
Heat Type		
Central Warm Air		



Specialty Plumbing		
Description	Count	Value

Cost Ladder				
Floor	Constr	Base	Finish	Value
1	92	2043	2043	\$132,100
2	91A	1586	1586	\$56,200
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt		2236	0	\$44,800
Crawl		227	0	\$3,200
Slab				

		Total Base	\$236,300
Adjustments	1 Row Type Adj. x 1.00		\$236,300
Unfin Int (-)			\$0
Ex Liv Units (+)			\$0
Rec Room (+)			\$0
Loft (+)			\$0
Fireplace (+)	MS:1 MO:1		\$4,500
No Heating (-)			\$0
A/C (+)	2:1586 1:2043		\$6,800
No Elec (-)			\$0
Plumbing (+ / -)	11 - 5 = 6 x \$800		\$4,800
Spec Plumb (+)			\$0
Elevator (+)			\$0

		Sub-Total, One Unit	\$252,400
		Sub-Total, 1 Units	
Exterior Features (+)	\$27,000		\$279,400
Garages (+) 420 sqft	\$3,600		\$283,000
Quality and Design Factor (Grade)		1.10	
Location Multiplier		0.93	
		Replacement Cost	\$289,509

Summary of Improvements																			
Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Co Age	nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt
1: Single-Family	100%	2	2/6 Masonry	C+2	2018	2018	4	A		0.93		5,865 sqft	\$289,509	3%	\$280,820	0%	100%	0.830	1.0000
2: Pool, Above Ground (O	0%	1		C	2018	2018	4	A		0.93		18'x32'	\$5,580	32%	\$3,790	0%	100%	0.830	1.0000

2008000240 WD \$18.00
01/25/2008 01:59:04P 2 PGS
Brenda Howard
Sullivan County Recorder IN
Recorded as Presented

When recorded mail to:
First American Title Insurance Co.
100 Mallard Creek Rd., Suite 400
Louisville, Kentucky 40207

Order No. 2087-1791486

WARRANTY DEED

Parcel Number(s): 13-13-00-000-844

THIS INDENTURE WITNESSETH, That Peggy Jo Frailey, an adult ("Grantor") of Sullivan County, in the State of Indiana, CONVEYS AND WARRANTS to Darren Thrasher and Kimberly J. Thrasher, husband and wife ("Grantee") of Sullivan County, in the State of Indiana, for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Sullivan County, State of Indiana:

The Northeast quarter of the Northeast quarter of Section 31, Township 9 North, Range 8 West, containing 40 acres, more or less; and

Being the same property conveyed to Bertha C. Rambis and Peggy Jo Frailey by deed dated October 11, 1994 and recorded on that same day in Volume 266, Page 916 in the Office of the Clerk of the County Court of Sullivan County, Indiana; and

THEREAFTER, being the same property conveyed to Peggy Jo Frailey, an adult, by deed dated March 12, 1999 and recorded on May 9, 2000 in Volume 272, Page 417 in the Office aforesaid.

Subject to any and all easements, agreements, restrictions and other matters of record; subject to the lien for real property taxes not delinquent; and subject to rights of way for roads and such matters as would be disclosed by an accurate survey and inspection of the real estate.

The address of such real estate is commonly known as 3828 E State Road 48, Shelburn, IN 47879-8016. Tax bills should be sent to Grantee at such address unless otherwise indicated below.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed and delivered this 15 day of JANUARY, 2008

GRANTOR:

Signature: Peggy Jo Frailey

Printed Name: PEGGY JO FRAILEY

I affirm, under the penalties of perjury,
that I have taken reasonable care to
redact each Social Security number in this document,
unless required by law.

DULY ENTERED
FOR TAXATION

JAN 25 2008

Jean Davis
AUDITOR SULLIVAN COUNTY

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

2

State of California

County of SAN DIEGO

On JAN 15, 2008 before me, C L KIRCHNER, NOTARY PUBLIC,
(Here insert name and title of the officer)

personally appeared PEGGY JO FRILEY

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

C L Kirchner
Signature of Notary Public



(Notary Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

WARRANTY DEED

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 3 Document Date 1/15/08

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☒ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

Search Results for:

NAME: THRASHER DARREN (Super Search)



REGION: All Indiana Doxpop Counties

Showing 12 results

Filter:

Document Details	County	Date	Type	Name	Legal
2008000240	Sullivan	01/25/2008	DEED : WARRANTY DEED	THRASHER, DARREN Search Search FRAILEY, PEGGY JO Search THRASHER, KIMBERLY J	Search 31-9N-8W NE NE
2008000241	Sullivan	01/25/2008	MORT : MORTGAGES	THRASHER, DARREN Search Search THRASHER, KIMBERLY J Search LIBERTY MORTGAGE FUNDING Search PRAJNA GROUP INC	Search 31-9N-8W NE NE
2010003036	Sullivan	10/18/2010	MORT : MORTGAGES	THRASHER, DARREN Search Search THRASHER, KIMBERLY Search CITIZENS NATIONAL BANK OF PARIS	Search 31-9N-8W NE NE
2015001797	Sullivan	06/29/2015	REL : RELEASE OF MORTGAGE	THRASHER, DARREN Search Search THRASHER, KIMBERLY Search FIRST FARMERS BANK & TRUST	
2015003020	Sullivan	11/02/2015	REL : RELEASE OF MORTGAGE	THRASHER, DARREN Search Search THRASHER, KIMBERLY J Search LIBERTY MORTGAGE FUNDING Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC see details for more	
2017001046	Sullivan	04/28/2017	MORT : MORTGAGES	THRASHER, DARREN Search Search THRASHER, KIMBERLY J Search FARM CREDIT MID-AMERICA, FLCA	Search 31-9N-8W NE NE
U20000007	Sullivan	04/03/2020	UCC : UCC 1 FINANCING STATEMENT	THRASHER, DARREN Search Search AQUA FINANCE INC	Search 31-9N-8W

Document Details	County	Date	Type	Name	Legal
2006022708	Vigo	11/21/2006	MISC : ASSUMED BUSINESS NAME	THRASHER, DARREN Search Search ULTIMATE MASSAGE Search THRASHER, KIM	
Book 264, Page 680	Sullivan	07/01/1992	DEED : DEED	THRASHER, DARREN L Search Search BROWN, CORDIS L Search BROWN, ELSIE M Search SISCOE, KIMBERLY J	Search 33-9N-9W
Book 275, Page 1098	Sullivan	11/21/2003	DEED : DEED	THRASHER, DARREN L Search Search JONES, JAMES A Search JONES, JANA L Search THRASHER, KIMBERLY J SISCOE	Search 33-9N-9W
2015001624	Sullivan	06/24/2015	MORT : MORTGAGES	THRASHER, DARREN LEE Search Search THRASHER, KIMBERLY J Search WINTERWOOD MORTGAGE GROUP LLC	Search 31-9N-8W NE NE
2017001138	Sullivan	05/15/2017	REL : RELEASE OF MORTGAGE	THRASHER, DARREN LEE Search Search THRASHER, KIMBERLY J Search MORTGAGE ELECTRONIC REGISTRATION SYSEMS INC Search WINTERWOOD MORTGAGE GROUP LLC	

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Search Results for:

NAME: THRASHER Kimberly (Super Search)

REGION: All Indiana Doxpop Counties

Showing 10 results

Filter:

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Book 275, Page 1098	Sullivan	11/21/2003	DEED : DEED	THRASHER, KIMBERLY J SISCOE Search Search THRASHER, DARREN L Search JONES, JAMES A Search JONES, JANA L	Search 33-9N-9W
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2015001797	Sullivan	06/29/2015	REL : RELEASE OF MORTGAGE	THRASHER, KIMBERLY Search Search THRASHER, DARREN Search FIRST FARMERS BANK & TRUST	

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2015003020	Sullivan	11/02/2015	REL : RELEASE OF MORTGAGE	THRASHER, KIMBERLY J Search Search THRASHER, DARREN Search LIBERTY MORTGAGE FUNDING Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC see details for more	
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