

20-15-16-400-016.000-018

General Information

Parcel Number
20-15-16-400-016.000-018

Local Parcel Number
15-16-400-016-018

Tax ID:
1500J

Routing Number

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2024

Location Information

County
Elkhart

Township
JACKSON TOWNSHIP

District 018 (Local 018)
JACKSON TOWNSHIP

School Corp 2155
FAIRFIELD COMMUNITY

Neighborhood 1850000-018
1850000-Residential default-1 (018)

Section/Plat

Location Address (1)
19135 COUNTY RD 48
NEW PARIS, IN 46553

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Flood Hazard
Level ☐

Public Utilities ERA
All ☐

Streets or Roads TIF
Paved ☐

Neighborhood Life Cycle Stage
Static

Printed Thursday, April 25, 2024

Review Group 2023

SCHROCK JOHN D & ANGELA E

Ownership

SCHROCK JOHN D & ANGELA E SCH
19135 COUNTY RD 48
NEW PARIS, IN 46553

Legal

PT IN SE SE1/4 PT OF LOTS 4 & 5 EX W PT
EX .801A SEC 16 1.773A



19135 COUNTY RD 48

511, 1 Family Dwell - Unplatted (0 to 9.9

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/13/2015	SCHROCK JOHN D &	6206	WD	/	\$115,000	I
01/01/1900	WEIRICH LINDA K &	6206	WD	/	\$115,000	I

1850000-Residential default 1/2

Notes

Res

Valuation Records

Assessment Year	2024	2023	2022	2021	2020
Reason For Change	AA	AA	AA	AA	AA
As Of Date	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	☐	☐	☐	☐	☐
Land	\$35,400	\$35,400	\$35,400	\$35,400	\$35,400
Land Res (1)	\$26,900	\$26,900	\$26,900	\$26,900	\$26,900
Land Non Res (2)	\$8,500	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$8,500	\$8,500	\$8,500	\$8,500
Improvement	\$259,400	\$248,700	\$225,400	\$185,800	\$177,100
Imp Res (1)	\$259,300	\$244,000	\$221,200	\$182,200	\$173,700
Imp Non Res (2)	\$100	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$4,700	\$4,200	\$3,600	\$3,400
Total	\$294,800	\$284,100	\$260,800	\$221,200	\$212,500
Total Res (1)	\$286,200	\$270,900	\$248,100	\$209,100	\$200,600
Total Non Res (2)	\$8,600	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$13,200	\$12,700	\$12,100	\$11,900

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' 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
9	A		0	1.000000	1.00	\$26,900	\$26,900	\$26,900	0%	1.0000	100.00	0.00	0.00	\$26,900
91	A		0	0.773000	1.00	\$11,000	\$11,000	\$8,503	0%	1.0000	0.00	100.00	0.00	\$8,500

Land Computations

Calculated Acreage	1.77
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	1.77
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
9 Homesite	1.00
91/92 Acres	0.77
Total Acres Farmland	0.00
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	\$26,900
91/92 Value	\$8,500
Supp. Page Land Value	
CAP 1 Value	\$26,900
CAP 2 Value	\$8,500
CAP 3 Value	\$0
Total Value	\$35,400

General Information

OccupancySingle-Family

DescriptionResidential Dwelling

Story Height1

StyleN/A

Finished Area1668 sqft

Make

Plumbing

#TF

Full Bath26

Half Bath00

Kitchen Sinks11

Water Heaters11

Add Fixtures11

Total59

Floor Finish

☐Earth

☒Slab

☐Sub & Joist

☐Wood

☐Parquet

☐Tile

☐Carpet

☒Unfinished

☐Other

Accommodations

Bedrooms3

Living Rooms1

Dining Rooms0

Family Rooms0

Total Rooms7

Wall Finish

☒Plaster/Drywall

☐Paneling

☐Fiberboard

☐Unfinished

☐Other

Heat Type

Central Warm Air

Roofing

☐Built-Up

☒Metal

☐Asphalt

☐Slate

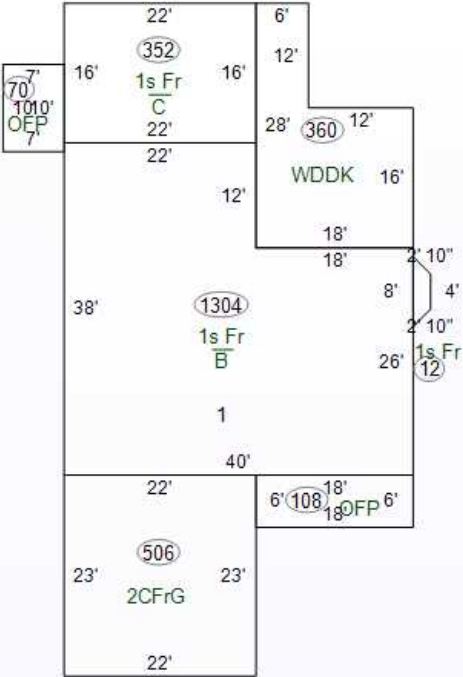
☐Tile

☐Wood Shingle

☐Other

Exterior Features

Description	Area	Value
Porch, Open Frame	108	\$4,900
Wood Deck	360	\$5,400
Porch, Open Frame	70	\$4,100



Specialty Plumbing

Description	Count	Value
-------------	-------	-------

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1668	1668	\$110,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1304	0	\$31,500	
Crawl		352	0	\$3,800	
Slab					
				Total Base	\$145,300
Adjustments				1 Row Type Adj. x 1.00	\$145,300
Unfin Int (-)					\$0
Ex Liv Units (+)					\$0
Rec Room (+)					\$0
Loft (+)					\$0
Fireplace (+)				MS:1 MO:1	\$4,500
No Heating (-)					\$0
A/C (+)					\$0
No Elec (-)					\$0
Plumbing (+ / -)				9 - 5 = 4 x \$800	\$3,200
Spec Plumb (+)					\$0
Elevator (+)					\$0
				Sub-Total, One Unit	\$153,000
				Sub-Total, 1 Units	
Exterior Features (+)				\$14,400	\$167,400
Garages (+) 506 sqft				\$15,200	\$182,600
Quality and Design Factor (Grade)				1.05	
Location Multiplier				0.92	
				Replacement Cost	\$176,392

Summary of Improvements

Description	Story Height	Constr Type	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	Cap 1	Cap 2	Cap 3	Improv Value
1: Residential Dwelling	1	Wood Fr	C+1	1993	1993	31	A		0.92		2,972 sqft	\$176,392	26%	\$130,530	0%	100%	1.950	1.000	100.00	0.00	0.00	\$254,500
2: Utility Shed	1		D	1998	1998	26	A	\$21.43	0.92	\$15.77	10'x16'	\$2,524	55%	\$1,140	0%	100%	1.950	1.000	100.00	0.00	0.00	\$2,200
3: Utility Shed	1	SV	D	2001	2001	23	A		0.92		8'x10'		55%		0%	100%	1.950	1.000	0.00	100.00	0.00	\$100
4: Utility Shed	1		D	2001	2001	23	A	\$20.44	0.92	\$15.04	10'x20'	\$3,009	55%	\$1,350	0%	100%	1.950	1.000	100.00	0.00	0.00	\$2,600

2015-00718**ELKHART COUNTY RECORDER
JENNIFER L. DORIOT
FILED FOR RECORD ON
AS PRESENTED
01/13/2015 10:52 AM**Tax ID Number(s):
20-15-16-400-016.000-018**WARRANTY DEED****THIS INDENTURE WITNESSETH THAT****Linda K. Weirich and Wanda S. Gall, as Joint Tenants with Rights of Survivorship****CONVEY(S) AND WARRANT(S) TO****John D. Schrock and Angela E. Schrock, Husband and Wife**, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Elkhart County, in the State of Indiana, to wit:

Part of the Southeast Quarter (SE 1/4) of Section 16, Township 35 North, Range 6 East, situate in Jackson Township, Elkhart County, State of Indiana, described as follows:

Commencing at a rebar marking the Southeast corner of the Southeast Quarter (SE 1/4) of said Section 16; thence North 90° West along the South line of the Southeast Quarter (SE 1/4) of said Section 16, a distance of 392.57 feet to a gear marking the PLACE OF BEGINNING of this description; thence continuing North 90° West along the South line of the Southeast Quarter (SE 1/4) of said Section 16, a distance of 626.13 feet to a gear; thence North 0° East, a distance of 208.71 feet to an iron stake; thence South 90° East a distance of 626.13 feet to an iron stake; thence South 0° West a distance of 208.71 feet to the place of beginning of this description. LESS AND EXCEPTING the West 256 feet of said tract.

Subject to Real Estate taxes now due and payable and thereafter.

Subject to covenants, restrictions and easements of record.

IN WITNESS WHEREOF, the Grantor has executed this deed this 9th day of January, 2015Linda K. Weirich
Linda K. Weirich
Wanda S. Gall
Wanda S. GallDISCLOSURE FEE PAID
DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
Jan 13 2015
PAULINE GRAFF, AUDITOR
6206
5.00

Page 1 of 3

MTC File No.: 14CUTS3598 (WD)

PW

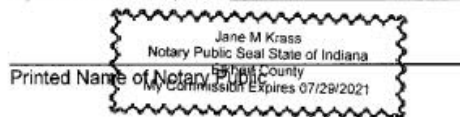
JS

State of Indiana, County of Elkhart ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named **Linda K. Weirich and Wanda S. Gall** who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS, my hand and Seal this 9th day of January 2015

My Commission Expires: _____



Printed Name of Notary Public _____

Notary Public County and State of Residence _____

Signature of Notary Public

This instrument was prepared by:

Debra A. Guy, Attorney-at-Law, IN #24473-71 MI #P69602
202 S. Michigan Street, Ste. 300, South Bend, IN 46601

Property Address:
19135 County Road 48
New Paris, IN 46553

Grantee's Address and Mail Tax Statements To:

Same as Property

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Andrew R. Drake

MTC File No.: 14CUTS3598 (WD)

Page 3 of 3

EXHIBIT "A"

Property Address: 19135 County Road 48, New Paris, IN 46553
File No.: 14CUTS3598

Part of the Southeast Quarter (SE 1/4) of Section 16, Township 35 North, Range 6 East, situate in Jackson Township, Elkhart County, State of Indiana, described as follows:

Commencing at a rebar marking the Southeast corner of the Southeast Quarter (SE 1/4) of said Section 16; thence North 90° West along the South line of the Southeast Quarter (SE 1/4) of said Section 16, a distance of 392.57 feet to a gear marking the PLACE OF BEGINNING of this description; thence continuing North 90° West along the South line of the Southeast Quarter (SE 1/4) of said Section 16, a distance of 626.13 feet to a gear; thence North 0° East, a distance of 208.71 feet to an iron stake; thence South 90° East a distance of 626.13 feet to an iron stake; thence South 0° West a distance of 208.71 feet to the place of beginning of this description. LESS AND EXCEPTING the West 256 feet of said tract.

Tax ID Number(s):
20-15-16-400-016.000-018

Criteria: Party Name = SCHROCK JOHN

INDEXED THROUGH:
06/19/2024

Recorded Date >= 01/01/2000 and Recorded Date <= 6/20/2024

VERIFIED THROUGH:
06/19/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
05/03/2024	05/01/2024	2024-06969	RELEASE ...	SCHROCK JOHN A		GRANTEE
04/22/2024	04/17/2024	2024-06314	MORTGAGE	SCHROCK JOHN A		MORTGAGOR
04/15/2024	04/12/2024	2024-05961	TRANSFER...	SCHROCK JOHN L		GRANTOR
04/04/2024	04/04/2024	2024-05364	RELEASE ...	SCHROCK JOHN THOMAS		GRANTEE
02/05/2024	02/02/2024	2024-01913	WARRANTY...	SCHROCK JOHN		GRANTOR
07/28/2023	07/27/2023	2023-12306	DELINQUE...	SCHROCK JOHN A		GRANTOR
01/05/2023	01/05/2023	2023-00245	RELEASE ...	SCHROCK JOHN A		GRANTEE
12/20/2022	12/15/2022	2022-26340	MORTGAGE	SCHROCK JOHN A		MORTGAGOR
08/08/2022	08/03/2022	2022-17049	MORTGAGE	SCHROCK JOHN L		MORTGAGOR
08/04/2022	08/03/2022	2022-16846	WARRANTY...	SCHROCK JOHN		GRANTEE
04/11/2022	03/31/2022	2022-07725	RELEASE ...	SCHROCK JOHN A		GRANTEE
03/23/2022	03/23/2022	2022-06275	WARRANTY...	SCHROCK JOHN A		GRANTEE
03/16/2022	03/15/2022	2022-05719	RELEASE ...	SCHROCK JOHN A		GRANTOR
03/14/2022	03/09/2022	2022-05549	RELEASE ...	SCHROCK JOHN A		GRANTEE
03/07/2022	03/04/2022	2022-04840	WARRANTY...	SCHROCK JOHN		GRANTOR

Results found: 139

Displaying page: 1 of 10

Criteria: Party Name = SCHROCK JOHN

INDEXED THROUGH:
06/19/2024

Recorded Date >= 01/01/2000 and Recorded Date <= 6/20/2024

VERIFIED THROUGH:
06/19/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
07/08/2021	06/24/2021	2021-17846	MORTGAGE	SCHROCK JOHN A		MORTGAGOR
09/18/2020	09/16/2020	2020-21531	RELEASE ...	SCHROCK JOHN L		GRANTEE
09/01/2020	08/26/2020	2020-19807	MORTGAGE	SCHROCK JOHN L		MORTGAGOR
08/21/2020	08/21/2020	2020-18952	RELEASE ...	SCHROCK JOHN D		GRANTEE
08/04/2020	07/22/2020	2020-17083	CONTRACT	SCHROCK JOHN E		GRANTEE
07/17/2020	07/07/2020	2020-15576	RELEASE ...	SCHROCK JOHN D		GRANTEE
06/22/2020	06/16/2020	2020-13287	MORTGAGE	SCHROCK JOHN D		MORTGAGOR
12/05/2019	12/05/2019	2019-25466	MISCELLA...	SCHROCK JOHN		GRANTOR
02/05/2019	02/05/2019	2019-02351	AFFIDAVI...	SCHROCK JOHN THOMAS		GRANTOR
01/22/2019	01/22/2019	2019-01303	AFFIDAVI...	SCHROCK JOHN THOMAS		GRANTOR
09/20/2018	09/15/2018	2018-19497	MORTGAGE	SCHROCK JOHN D		MORTGAGOR
07/12/2018	07/11/2018	2018-13976	RELEASE ...	SCHROCK JOHN L		GRANTEE
07/12/2018	07/11/2018	2018-13975	RELEASE ...	SCHROCK JOHN L		GRANTEE
07/05/2018	07/03/2018	2018-13448	WARRANTY...	SCHROCK JOHN L		GRANTOR
06/25/2018	06/22/2018	2018-12627	MORTGAGE	SCHROCK JOHN L		MORTGAGOR

DataSource: Elkhart, IN

Criteria: Party Name = SCHROCK JOHN

INDEXED THROUGH:
06/19/2024

Recorded Date >= 01/01/2000 and Recorded Date <= 6/20/2024

VERIFIED THROUGH:
06/19/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
06/25/2018	06/22/2018	2018-12626	WARRANTY...	SCHROCK JOHN L		GRANTEE
01/08/2018	01/04/2018	2018-00438	RELEASE ...	SCHROCK JOHN A		GRANTEE
01/02/2018	12/26/2017	2018-00016	MORTGAGE	SCHROCK JOHN A		MORTGAGOR
05/04/2017	05/04/2017	2017-09031	WARRANTY...	SCHROCK JOHN		GRANTEE
04/21/2017	04/20/2017	2017-07955	RELEASE ...	SCHROCK JOHN THOMAS		GRANTEE
04/05/2017	03/30/2017	2017-06828	RELEASE ...	SCHROCK JOHN A		GRANTEE
04/05/2017	03/30/2017	2017-06827	RELEASE ...	SCHROCK JOHN A		GRANTEE
04/05/2017	03/30/2017	2017-06826	RELEASE ...	SCHROCK JOHN A		GRANTEE
03/30/2017	03/28/2017	2017-06383	MORTGAGE	SCHROCK JOHN A		MORTGAGEE
03/30/2017	03/28/2017	2017-06381	WARRANTY...	SCHROCK JOHN A		GRANTOR
01/19/2017	01/17/2017	2017-01270	RELEASE ...	SCHROCK JOHN A		GRANTEE
12/28/2016	12/21/2016	2016-27134	MISCELLA...	SCHROCK JOHN		GRANTOR
12/07/2016	12/02/2016	2016-25523	MORTGAGE	SCHROCK JOHN A		MORTGAGOR
10/28/2016	10/27/2016	2016-22526	PARTIAL ...	SCHROCK JOHN A		GRANTEE
07/11/2016	07/08/2016	2016-13201	WARRANTY...	SCHROCK JOHN E		GRANTOR

Results found: 139

Displaying page: 3 of 10

NEW

PRINT