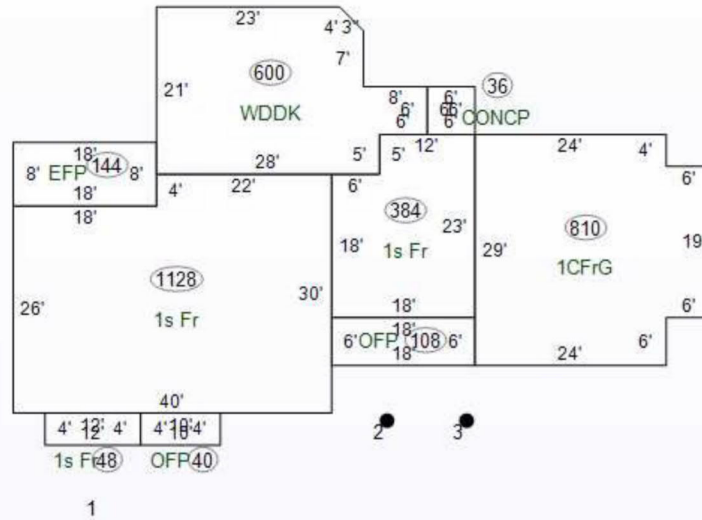


20-11-07-229-013.000-015			OOSTLAND JAN & AUDREY			503 N GREENE RD			511, 1 Family Dwell - Unplatted (0 to 9.9			1550001-Residential default			1/2			
General Information			Ownership			Transfer of Ownership						Notes						
Parcel Number 20-11-07-229-013.000-015			OOSTLAND JAN & AUDREY 503 N Greene Rd Goshen, IN 465261309			Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I						
Local Parcel Number 11-07-229-013-015						10/18/2004	OOSTLAND JAN & AU		CO	/		I						
Tax ID: 1107D						10/18/2004	BIERBAUM HOWARD		CO	/		I						
Routing Number			Legal 164X226FT IN SE COR NE NE SEC 7 .842A			10/18/2004	BIERBAUM HOWARD		CO	/	\$125,000	I						
						01/01/1900	OOSTLAND JAN & AU		CO	/	\$147,000	I						
						01/01/1900	BIERBAUM HOWARD		CO	/	\$147,000	I						
Property Class 511 1 Family Dwell - Unplatted (0 to 9.9						Res												
Year: 2024						Valuation Records												
Location Information			Assessment Year			2024	2023	2022	2021	2020								
County Elkhart			Reason For Change			AA	AA	AA	AA	AA								
Township ELKHART TOWNSHIP			As Of Date			01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020								
District 015 (Local 015) GOSHEN CORP			Valuation Method			Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod								
School Corp 2315 GOSHEN COMMUNITY			Equalization Factor			1.0000	1.0000	1.0000	1.0000	1.0000								
Neighborhood 1550001-015 1550001-Residential default:greater			Notice Required			☐	☐	☐	☐	☐								
Section/Plat			Land			\$29,500	\$29,500	\$29,500	\$29,500	\$29,500								
Location Address (1) 503 N GREENE RD GOSHEN, IN 46526			Land Res (1)			\$29,500	\$29,500	\$29,500	\$29,500	\$29,500								
Zoning ZO01 Residential			Land Non Res (2)			\$0	\$0	\$0	\$0	\$0								
Subdivision			Land Non Res (3)			\$0	\$0	\$0	\$0	\$0								
Lot			Improvement			\$219,400	\$219,400	\$192,900	\$171,900	\$171,200								
Market Model N/A			Imp Res (1)			\$219,400	\$218,100	\$191,800	\$170,800	\$170,200								
Characteristics			Imp Non Res (2)			\$0	\$0	\$0	\$0	\$0								
Topography Level			Imp Non Res (3)			\$0	\$1,300	\$1,100	\$1,100	\$1,000								
Public Utilities All			Total			\$248,900	\$248,900	\$222,400	\$201,400	\$200,700								
Streets or Roads Paved			Total Res (1)			\$248,900	\$247,600	\$221,300	\$200,300	\$199,700								
Neighborhood Life Cycle Stage Static			Total Non Res (2)			\$0	\$0	\$0	\$0	\$0								
Printed Wednesday, April 24, 2024			Total Non Res (3)			\$0	\$1,300	\$1,100	\$1,100	\$1,000								
Review Group 2023			Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')															
Data Source Aerial			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	
Collector 10/05/2023			9	A		0	0.842000	1.13	\$31,000	\$35,030	\$29,495	0%	1.0000	100.00	0.00	0.00	\$29,500	
Appraiser			Flood Hazard Level			ERA			TIF									

General Information			Plumbing		
Occupancy	Single-Family		#	TF	
Description	Residential Dwelling		Full Bath	2	6
Story Height	1		Half Bath	1	2
Style	N/A		Kitchen Sinks	1	1
Finished Area	2688 sqft		Water Heaters	1	1
Make			Add Fixtures	1	1
Floor Finish			Total	6	11
☐ Earth	☐ Tile		Accommodations		
☐ Slab	☐ Carpet		Bedrooms	4	
☒ Sub & Joist	☐ Unfinished		Living Rooms	1	
☐ Wood	☐ Other		Dining Rooms	1	
☐ Parquet			Family Rooms	0	
Wall Finish			Total Rooms	6	
☒ Plaster/Drywall	☐ Unfinished		Heat Type		
☐ Paneling	☐ Other		Central Warm Air		
☐ Fiberboard			Roofing		
☐ Built-Up	☐ Metal	☒ Asphalt	☐ Slate	☐ Tile	
☐ Wood Shingle	☐ Other		Exterior Features		
Description	Area	Value			
Porch, Open Frame	108	\$4,900			
Patio, Concrete	36	\$200			
Wood Deck	600	\$8,600			
Porch, Enclosed Frame	144	\$8,900			
Porch, Open Frame	108	\$4,900			



Specialty Plumbing		
Description	Count	Value

Cost Ladder					
Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1560	1560	\$104,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic		1128	1128	\$18,300	
Bsmt		1128	0	\$28,600	
Crawl		384	0	\$3,900	
Slab					
Total Base				\$154,800	
Adjustments				1 Row Type Adj. x 1.00	\$154,800
Unfin Int (-)					\$0
Ex Liv Units (+)					\$0
Rec Room (+)				3:640	\$8,200
Loft (+)					\$0
Fireplace (+)				MS:1 MO:1	\$4,500
No Heating (-)					\$0
A/C (+)				1:1560 A:1128	\$4,500
No Elec (-)					\$0
Plumbing (+ / -)				11 - 5 = 6 x \$800	\$4,800
Spec Plumb (+)					\$0
Elevator (+)					\$0
Sub-Total, One Unit					\$176,800
Sub-Total, 1 Units					
Exterior Features (+)				\$27,500	\$204,300
Garages (+) 810 sqft				\$22,800	\$227,100
Quality and Design Factor (Grade)					1.00
Location Multiplier					0.92
Replacement Cost					\$208,932

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
1: Residential Dwelling	1	Wood Fr	C	1950	1970	54	A		0.92		3,816 sqft	\$208,932	40%	\$125,360	0%	100%	1.740	1.000	100.00
2: Utility Shed	1	SV	C	1970	1970	54	A		0.92		6'x8'		65%		0%	100%	1.740	1.000	100.00
3: Utility Shed	1		D	1995	1995	29	A	\$23.66	0.92	\$17.41	8'x12'	\$1,672	60%	\$670	0%	100%	1.740	1.000	100.00
																			Cap 2
																			Cap 3
																			Improv Value

2005 36958

ELKHART CNTY RECORDER
CHRISTOPHER J ANDERSON
FILED FOR RECORD
AS PRESENTED

2005 NOV 21 A 10 13

①

WARRANTY DEED

Grantee's Mailing Address:

Property Address:
503 N. Greene Street
Goshen, IN 46526

Tax Parcel No.: 20-11-07-229-013-000-015

Metropolitan Title

This Indenture Witnesseth, That **Howard M. Bierbaum and Charlotte D. Davidson, each as to an undivided one-half interest,**

Convey(s) and Warrant(s) to **Jan X Oostland and Audrey X Oostland, husband and wife**

for the sum of **Ten & 00/100 Dollars (\$10.00)** and other valuable consideration, the following described real estate in **Elkhart County, in the State of Indiana:**

A part of the Northeast quarter of the Northeast quarter of Section 7, Township 36 North, Range 6 East, Elkhart Township, Elkhart County, Indiana, to wit;

Beginning at the Southeast corner of the Northeast quarter of said Northeast quarter thence North 89 degrees 53 minutes 11 seconds West 228.25 feet to an iron pipe; thence North 00 degrees 38 minutes 15 seconds West 160.70 feet to an iron pipe; thence North 89 degrees 20 minutes 56 seconds East 226.14 feet to a point on the East line of said Northeast quarter thence South 00 degrees 40 minutes East 163.72 feet, along the last described line, and Greene Road, to the point of beginning.

Subject to legal highways.

Subject to real estate taxes not yet due and payable.

Subject To any and all easements, agreements, and restrictions of record.

Signed this 14th day of November, 2005.

Howard M. Bierbaum
Howard M. Bierbaum

Charlotte D. Davidson
Charlotte D. Davidson

State of Indiana; Elkhart County:

Before me, a Notary Public in and for the said County and State, personally appeared **Howard M. Bierbaum and Charlotte D. Davidson**, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and notarial seal this 14th day of November, 2005.

My commission expires:

2-04-2012

Signature

Printed

TAMARA K. MENTOR

Notary Public

Residing in

Elkhart

County, Indiana



This instrument prepared by: Louis Klatch, Attorney at Law.

DISCLOSURE FEE PAID

File No.: 103653

Page 1 of 1

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
11-21 2005
David F. Johnson AUDITOR
007127
TRANSFER FEE

PARCEL NO.

ELKHART COUNTY INDIANA 2005-36958 PAGE 1 OF 1

Criteria: Party Name = OOSTLAND AUDREY

INDEXED THROUGH:

07/03/2024

VERIFIED THROUGH:

07/03/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
10/12/2012	10/12/2012	2012-24806	RELEASE ...	OOSTLAND AUDREY		GRANTEE
10/10/2012	10/05/2012	2012-24474	MORTGAGE	OOSTLAND AUDREY		MORTGAGOR
02/04/2010	02/01/2010	2010-02292	RELEASE ...	OOSTLAND AUDREY		GRANTEE
09/02/2009	03/03/2009	2009-21836	RELEASE ...	OOSTLAND AUDREY		GRANTEE
02/09/2009	02/06/2009	2009-02578	RELEASE ...	OOSTLAND AUDREY		GRANTEE
02/04/2009	01/29/2009	2009-02315	MORTGAGE	OOSTLAND AUDREY		MORTGAGOR
06/12/2007	06/04/2007	2007-15808	MORTGAGE	OOSTLAND AUDREY		GRANTOR
10/10/2006	10/04/2006	2006-29937	RELEASE ...	OOSTLAND AUDREY J		GRANTEE
08/28/2006	08/18/2006	2006-25345	RELEASE ...	OOSTLAND AUDREY J		GRANTEE
02/13/2006	02/06/2006	2006-03691	RELEASE ...	OOSTLAND AUDREY J		GRANTEE
02/10/2006	02/02/2006	2006-03602	RELEASE ...	OOSTLAND AUDREY J		GRANTEE
01/30/2006	01/28/2006	2006-02365	WARRANTY...	OOSTLAND AUDREY J		GRANTOR
11/21/2005	11/14/2005	2005-36959	MORTGAGE	OOSTLAND AUDREY		MORTGAGOR
11/21/2005	11/14/2005	2005-36958	WARRANTY...	OOSTLAND AUDREY		GRANTEE
03/25/2003	03/18/2003	2003-12101	RELEASE ...	OOSTLAND AUDREY J		GRANTEE

Criteria: Party Name = OOSTLAND AUDREY

INDEXED THROUGH:

07/03/2024

VERIFIED THROUGH:

07/03/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
02/05/2003	01/22/2003	2003-05153	MORTGAGE	OOSTLAND AUDREY J		MORTGAGOR
02/05/2003	01/22/2003	2003-05152	MORTGAGE	OOSTLAND AUDREY J		MORTGAGOR
10/25/1999	09/16/1999	99-35275	ASSIGNME...	OOSTLAND AUDREY J		GRANTOR
03/12/1999	03/11/1999	99-08167	MORTGAGE	OOSTLAND AUDREY J		MORTGAGOR
03/12/1999	03/01/1999	99-08166	WARRANTY...	OOSTLAND AUDREY J		GRANTEE