

11-01-32-300-099.001-002

General Information

Parcel Number  
11-01-32-300-099.001-002  
Parent Parcel Number  
018-06000-01

Tax ID:

Routing Number

Property Class 510  
1 Family Dwell - Platted Lot

Year:

Location Information

County  
Clay

Township  
BRAZIL TOWNSHIP

District 002 (Local )

School Corp  
CLAY COMMUNITY

Neighborhood 1102037-002  
BRAZIL CITY HS R120

Section/Plat

Location Address  
233 E CO RD 900 N  
BRAZIL, IN 47834

Zoning

Subdivision

Lot

AAMH Park

Characteristics

Topography

Public Utilities

Streets or Roads  
Unpaved

Neighborhood Life Cycle Stage  
NA

Printed Wednesday, February 21, 2024

PETERSON, MICHAEL A & CHARLENE A

Ownership

PETERSON, MICHAEL A & CHARLENE A  
233 E CO RD 900 N  
BRAZIL, IN 47834

Legal

CLAY VIEW ESTATES LT 1  
E 1/2 SW/4 SW/4 32-13-6

233 E CO RD 900 N

510, 1 Family Dwell - Platted Lot

Transfer Of Ownership

Date	Owner	Doc ID	Code	Book/Page	Sale Price
01/01/1900	PETERSON, MICHAEL A				\$00

BRAZIL CITY HS R120/  
1102037-002

1/2

Notes

RESIDENTIAL

Valuation Records (work in progress values are not certified values and are subject to change)

Assessment Year	2023	2022	2021	2020	2019
Reason For Change	GEN REVAL	GEN REVAL	AA	AA	AA
As Of Date	03/27/2023	03/29/2022	04/13/2021	04/03/2020	04/03/2019
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor					
Notice Required					
Land	\$16,100	\$16,100	\$16,100	\$16,100	\$16,100
Land Res(1)	\$16,100	\$16,100	\$16,100	\$16,100	\$16,100
Land Non Res(2)	\$00	\$00	\$00	\$00	\$00
Land Non Res(3)	\$00	\$00	\$00	\$00	\$00
Improvement	\$154,400	\$152,000	\$132,200	\$132,200	\$135,600
Imp Res(1)	\$153,800	\$151,400	\$131,600	\$131,600	\$135,000
Imp Non Res(2)	\$00	\$00	\$00	\$00	\$00
Imp Non Res(3)	\$600	\$600	\$600	\$600	\$600
Total	\$170,500	\$168,100	\$148,300	\$148,300	\$151,700
Total Res(1)	\$169,900	\$167,500	\$147,700	\$147,700	\$151,100
Total Non Res(2)	\$00	\$00	\$00	\$00	\$00
Total Non Res(3)	\$600	\$600	\$600	\$600	\$600

Land Data

Land Type	Pricing Method	Soil ID	Act Front	Size	Factor	Rate	Adj Rate	Ext Value	Infl%	Res Elig%	Market Factor	Value
F			124	124x165			\$130	\$16,120				\$16,120

Land Computations

Calculated Acreage	0.47
Actual Frontage	
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.47
81 Legal Drain NV	
82 Public Roads NV	
83 UT Towers NV	
9 Homesite	
91/92 Acres	
Total Acres Farmland	
Farmland Value	
Measured Acreage	
Avg Farmland Value/Acre	
Value Of Farmland	
Calssified Total	
Farm / Classified Value	
Homesite(s) Value	
91/92 Values	
Supp. Page Land Value	
CAP 1 Value	
CAP 2 Value	
CAP 3 Value	
Total Value	

Data Source

Collector

Appraiser

General Information

Occupancy

Single-Family R 01

Description

Single-Family R 01

Story Height

1.00

Style

Finished Area

2016 sqft

Make

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

Floor Finish

Earth

Tile

Slab

Carpet

Sub & Joint

Unfinished

Wood

Other

Parquet

Accomodations

Bedrooms

4

Living Rooms

0

Dining Rooms

0

Family Rooms

0

Total Rooms

6

Wall Finish

Plaster/Drywall

Unfinished

Paneling

Other

Fiberboard

Heat Type

Central Warm Air

Roofing

Built-Up

Metal

Asphalt

Slate

Tile

Wood Shingle

Other

Exterior Features

Description

Area

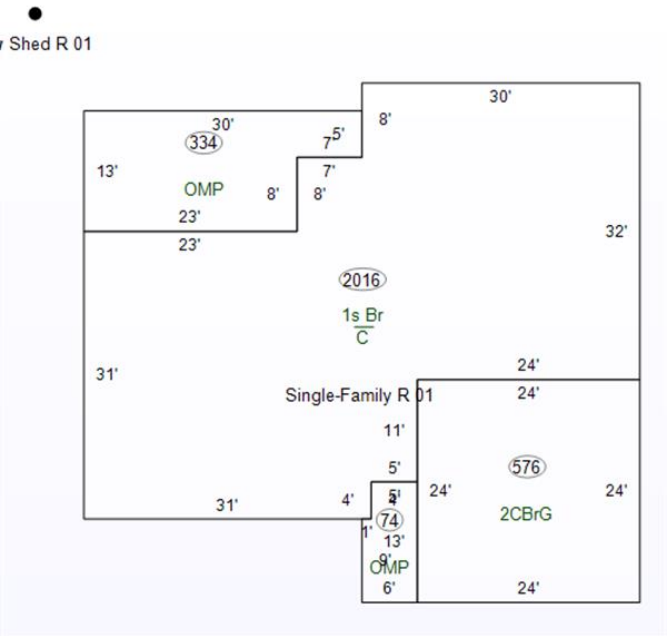
Value

Porch, Open Masonry

74

Porch, Open Masonry

334



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor

Constr

Base

Finish

Value

Totals

1

Brick

2016

2016

2

3

4

1/4

1/2

3/4

Attic

Bsmt

Crawl

2016

0

Slab

Total Base

Adjustments

1 Row Type Adj. x 1.00

Unfin Int (1)

Ex Liv Units (+)

Rec Room (+)

Loft (+)

Firsplace (+)

No Heating (1)

A/C (+)

No Elec (-)

Plumbing (+/-)

Spec Plumb (+)

Elevator (+)

Sub-Total, One Unit

Sub-Total

External Features (+)

Garages (+)

Quality and Design Factor (Grade)

Location Mutliplier

Replacement Cost

Summary Of Improvements																				
	Res	Story		Year	Eff	Eff	Co	Base	Adj			Norm	Remain	Abn				Improv		
Description	Eligibl	Height	Construction	Grade	Built	Year	Age	nd	Rate	LCM	Rate	Size	RCN	Dep	Value	Obs	PC	Nbhd	Mrkt	Value
Single-Family R 01				C+2	1999	1999		A									100%	1.0500		
Utility Shed R 01				D	2005	2005		A				64 sqft					100%	1.0500		

DULY ENTERED FOR TAXATION  
 SUBJECT TO FINAL  
 ACCEPTANCE FOR TRANSFER  
 THIS 13<sup>th</sup> DAY OF Aug 19 99  
 Auditor Clay County  
 By Kenneth E. Pugh

199900004038  
 Filed for Record in  
 CLAY COUNTY, INDIANA  
 JOSEPH M. DIERDORF  
 On 08-13-1999 At 12:34 pm.  
 CORP WAR DD 12.00  
 OR Book 7 Page 71 - 72

## CORPORATE WARRANTY DEED

This Indenture Witnesseth, That Clay Building Trades Training Corp., by its president Donald P. Miller, an Indiana corporation having its principal place of business at P. O. Box 101, Brazil, Clay County, State of Indiana, grantor, **CONVEYS** and **WARRANTS** to Michael A. Petersen and Charlene A. Petersen, husband and wife, of 3541 Arrowhead Drive, L.H., Crawfordsville, Montgomery County, State of Indiana, grantee, for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the fee simple interest in the following described **REAL ESTATE** in Clay County, in the State of Indiana, to-wit:

Lot 1 in Clay View Estates in the City of Brazil.

TAX IDENTIFICATION NUMBER:

Subject to the buyer's assumption and agreement to pay the 2000 real estate taxes due and payable in 2001 and all subsequent taxes.

Grantor certifies that there is no gross income tax due as a result of this deed as grantor is a subchapter S corporation exempt from gross income taxes pursuant to Indiana Code Section 6-3-2-2.8.

The undersigned person executing this deed on behalf of the grantor represents and certifies that he is the duly elected president of the grantor and has been fully empowered, by proper resolution of the board of directors of the grantor to execute and deliver this deed; that the grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

**IN WITNESS WHEREOF**, the said Clay Building Trades Training Corp., by its president Donald P. Miller has hereunto set its hand and seal this 29<sup>th</sup> day of July, 1999.

Donald P. Miller  
 Clay Building Trades Training Corp., Grantor  
 By its president Donald P. Miller

ATTEST:

Kenneth E. Pugh  
 Kenneth E. Pugh, Secretary

STATE OF INDIANA     )  
                                   ) SS:  
 COUNTY OF CLAY     )

Before me the undersigned, a notary public in and for said county and state, this 29<sup>th</sup> day of July, 1999, personally appeared Clay Building Trades Training Corp., by its president Donald P. Miller and acknowledged this conveyance to be its voluntary act and deed.

Instrument     Book Page  
 199900004038 OR     7     71

Instrument      Book Page  
199900004038 OR      7      72

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.



My Commission Expires:  
January 15, 2007

James E. Deal  
James E. Deal, Notary Public  
A Resident of Clay County, Indiana

Mail tax statements to: Michael A. Petersen and Charlene A. Petersen, 211 E. County  
Road 900N, Brazil, Indiana 47834.

This instrument prepared by: James E. Deal, Attorney-at-Law, 11 West National Avenue,  
Brazil, Indiana 47834.

199900004038  
Filed for Record in  
CLAY COUNTY, INDIANA  
JOSEPH M. DIERDORF  
On 08-13-1999 At 12:34 pm.  
CORP WAR DD 12.00  
OR Book 7 Page 71 - 72

DataSource: Clay, IN

Criteria: Party Name = PETERSON MICHAEL

Last Indexed Date: 02/19/2024

Last Verified Date: 02/19/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
11/26/2012	11/03/2012	201200004308	LOAN MOD...	PETERSON MICHAEL G		GRANTOR
06/01/1976	05/11/1976	197600001795	WARRANTY...	PETERSON MICHAEL G		GRANTOR
10/26/1973	10/17/1973	197300003515	WARRANTY...	PETERSON MICHAEL G		GRANTEE

Results found: 3



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DataSource: Clay, IN

Criteria: Party Name = PETERSEN MICHAEL

Last Indexed Date: 02/19/2024

Last Verified Date: 02/19/2024

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
01/10/2023	01/09/2023	202300000102	RELEASE	PETERSEN MICHAEL		GRANTEE
08/02/2013	07/25/2013	201300002854	RELEASE	PETERSEN MICHAEL A		GRANTEE
05/23/2003	04/30/2003	200300003200	CORP WAR...	PETERSEN MICHAEL A		GRANTOR
12/18/2002	12/14/2002	200200007342	RELEASE	PETERSEN MICHAEL A		GRANTEE
12/11/2002	11/30/2002	200200007194	MORTGAGE	PETERSEN MICHAEL		GRANTOR
11/27/2002	11/16/2002	200200006928	MORTGAGE	PETERSEN MICHAEL A		GRANTOR
08/13/1999	08/04/1999	199900004039	MORTGAGE	PETERSEN MICHAEL A		GRANTOR
08/13/1999	07/29/1999	199900004038	CORP WAR...	PETERSEN MICHAEL A		GRANTEE

Results found: 8



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