

65-13-17-100-005.000-019

General Information

Parcel Number  
65-13-17-100-005.000-019

Local Parcel Number  
0080045700

Tax ID:

Routing Number  
404-005- -

Property Class 100  
Vacant Land

Year: 2023

Location Information

County  
Posey

Township  
MARRS TOWNSHIP

District 019 (Local 008)  
MARRS TOWNSHIP

School Corp 6590  
M.S.D. MOUNT VERNON

Neighborhood 5019001  
RURAL & SIMILAR - NORTH OF 62

Section/Plat  
17

Location Address (1)  
MERTENS RD  
MT VERNON, IN 47620

Zoning

Subdivision

Lot

Market Model  
5019001 - RURAL & SIMILAR NOR

Characteristics

Topography Flood Hazard  
Rolling ☐

Public Utilities ERA  
Water, Electricity ☐

Streets or Roads TIF  
☐

Neighborhood Life Cycle Stage  
Improving

Printed Friday, July 14, 2023

Review Group 1

EGLI FAMILY FARM, LLC ETAL

Ownership

Egli Family Farm, Llc Etal  
PO BOX 6736  
EVANSVILLE, IN 47719

Legal

SW SE & SW COR NE 17-6-12 39.5 ACRES



MERTENS RD

100, Vacant Land

Transfer of Ownership

| Date       | Owner                   | Doc ID | Code | Book/Page | Adj Sale Price | V/I |
|------------|-------------------------|--------|------|-----------|----------------|-----|
| 08/26/2009 | Egli Family Farm, Llc E |        | WD   | /         | \$0            | I   |
| 01/22/2008 | EGLI ARRIANE MARG       |        | WD   | /         | \$0            | I   |
| 05/03/2005 | EGLI, MARY C ETAL       |        | WD   | /         | \$0            | I   |

RURAL & SIMILAR - NORT

1/2

Notes

1/1/1900 2015: 15PAY16: CHNG PER FIELD  
LISTER: CORRECT TILLABLE & WOODLAND  
ACRES  
AND SOIL TYPES.

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                       |
| 04/12/2023       | As Of Date          | 06/01/2023                          | 06/02/2022                          | 04/16/2021               | 05/07/2020                          | 03/27/2019               |
| 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     | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| \$69,200         | Land                | \$69,200                            | \$54,600                            | \$47,000                 | \$46,600                            | \$56,800                 |
| \$0              | Land Res (1)        | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$69,200         | Land Non Res (2)    | \$69,200                            | \$54,600                            | \$47,000                 | \$46,600                            | \$56,800                 |
| \$0              | Land Non Res (3)    | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$0              | Improvement         | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$0              | Imp Res (1)         | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$0              | Imp Non Res (2)     | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$0              | Imp Non Res (3)     | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$69,200         | Total               | \$69,200                            | \$54,600                            | \$47,000                 | \$46,600                            | \$56,800                 |
| \$0              | Total Res (1)       | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |
| \$69,200         | Total Non Res (2)   | \$69,200                            | \$54,600                            | \$47,000                 | \$46,600                            | \$56,800                 |
| \$0              | Total Non Res (3)   | \$0                                 | \$0                                 | \$0                      | \$0                                 | \$0                      |

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 0' X 0', CI 0' X 0')

| Land Type | Pricing Method | Soil ID | Act Front. | Size    | Factor | Rate    | Adj. Rate | Ext. Value | Infl. % | Res Elig % | Market Factor | Value    |
|-----------|----------------|---------|------------|---------|--------|---------|-----------|------------|---------|------------|---------------|----------|
| 4         | A              | ALB3    | 0          | 6.5606  | 0.98   | \$1,900 | \$1,862   | \$12,216   | 0%      | 0%         | 1.0000        | \$12,220 |
| 4         | A              | WA      | 0          | 2.5255  | 0.85   | \$1,900 | \$1,615   | \$4,079    | 0%      | 0%         | 1.0000        | \$4,080  |
| 4         | A              | ALB2    | 0          | 17.1088 | 1.02   | \$1,900 | \$1,938   | \$33,157   | 0%      | 0%         | 1.0000        | \$33,160 |
| 4         | A              | ALC3    | 0          | 11.3833 | 0.89   | \$1,900 | \$1,691   | \$19,249   | 0%      | 0%         | 1.0000        | \$19,250 |
| 6         | A              | ALB2    | 0          | 0.5064  | 1.02   | \$1,900 | \$1,938   | \$981      | -80%    | 0%         | 1.0000        | \$200    |
| 6         | A              | ALD3    | 0          | 0.8155  | 0.77   | \$1,900 | \$1,463   | \$1,193    | -80%    | 0%         | 1.0000        | \$240    |
| 82        | A              | W       | 0          | 0.6000  | 0.50   | \$1,900 | \$950     | \$570      | -100%   | 0%         | 1.0000        | \$00     |

Land Computations

|                         |                          |
|-------------------------|--------------------------|
| Calculated Acreage      | 39.50                    |
| Actual Frontage         | 0                        |
| Developer Discount      | <input type="checkbox"/> |
| Parcel Acreage          | 39.50                    |
| 81 Legal Drain NV       | 0.00                     |
| 82 Public Roads NV      | 0.60                     |
| 83 UT Towers NV         | 0.00                     |
| 9 Homesite              | 0.00                     |
| 91/92 Acres             | 0.00                     |
| Total Acres Farmland    | 38.90                    |
| Farmland Value          | \$69,150                 |
| Measured Acreage        | 38.90                    |
| Avg Farmland Value/Acre | 1778                     |
| Value of Farmland       | \$69,160                 |
| Classified Total        | \$0                      |
| Farm / Classified Value | \$69,200                 |
| Homesite(s) Value       | \$0                      |
| 91/92 Value             | \$0                      |
| Supp. Page Land Value   |                          |
| CAP 1 Value             | \$0                      |
| CAP 2 Value             | \$69,200                 |
| CAP 3 Value             | \$0                      |
| Total Value             | \$69,200                 |

Data Source N/A

Collector 07/05/2022 JHK

Appraiser 07/05/2022 JHK