General Information

Parcel Number
10-26-10-800-815.000-040

Local Parcel Number
26-00033-018-0

Tax ID:

Routing Number
.

Property Class 510
1 Family Dwell - Platted Lot

Year: 2026

Location Information

County
Clark

Township
SILVER CREEK TOWNSHIP

District 040 (Local 026)
CLARKSVILLE TOWN-SCT-TFPD

School Corp 0945
SILVER CREEK SCHOOLS

Neighborhood 10085046
HUNTERS TRACE CONDOS - 040

Section/Plat

Location Address (1)
8435 HUNTERS TRACE
SELLERSBURG, IN 47172

Zoning

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 Wednesday, April 29, 2026
Review Group 4

Ownership

HECKER JOYCE E
8435 HUNTERS TRACE
SELLERSBURG, IN 47172

Legal

HUNTER TRACE CONDO' S UNIT 18/ 8435

Res

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
07/29/2008	HECKER JOYCE E		WD	/		I
08/19/2005	KLEIN DEVELOPMEN		WD	/		I

Valuation Records (Work In Progress values are not certified values and are subject to change)

2026	Assessment Year	2026	2025	2024	2023	2022
WIP	Reason For Change	Annual-Adj	Annual-Adj	Annual-Adj	Annual-Adj	Annual-Adj
04/06/2026	As Of Date	04/12/2026	04/17/2025	04/18/2024	04/06/2023	04/14/2022
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	☐	☐	☐	☐	☐
$57,500	**Land**	**$57,500**	**$57,500**	**$57,500**	**$52,500**	**$45,000**
$57,500	Land Res (1)	$57,500	$57,500	$57,500	$52,500	$45,000
$0	Land Non Res (2)	$0	$0	$0	$0	$0
$0	Land Non Res (3)	$0	$0	$0	$0	$0
$229,800	**Improvement**	**$229,800**	**$231,300**	**$226,500**	**$205,000**	**$179,800**
$229,800	Imp Res (1)	$229,800	$231,300	$226,500	$205,000	$179,800
$0	Imp Non Res (2)	$0	$0	$0	$0	$0
$0	Imp Non Res (3)	$0	$0	$0	$0	$0
$287,300	**Total**	**$287,300**	**$288,800**	**$284,000**	**$257,500**	**$224,800**
$287,300	Total Res (1)	$287,300	$288,800	$284,000	$257,500	$224,800
$0	Total Non Res (2)	$0	$0	$0	$0	$0
$0	Total Non Res (3)	$0	$0	$0	$0	$0

Land Data (Standard Depth: Res 100', CI 100' 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. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
9	SI		0	1	1.00	$57,500	$57,500	$57,500	0%	1.0000	100.00	0.00	0.00	$57,500

Data Source N/A **Collector** **Appraiser**

Notes

11/13/2025 GENERAL : REASSESSMENT 26/27- CHANGED EFF YR ON RT. KS/MF

9/7/2021 GENERAL : REASSESSMENT- CHNGD GRADE ON HOME. LT/KS

12/18/2017 GENERAL : REASSESSMENT OFP TO EFP. BL/KH

1/7/2011 GENERAL : f-134 (10-11) corrected rowtype adj on from frame to brick-sf

9/15/2010 GENERAL : Reassessment +RFX/CONCP, OFP & CONCP [CH]

6/1/2009 : 09-10 ADDED ROW TYPE DWELLING & LAND TO FULL VALUE. CK

10/29/2008 : 08-09 removed dwelling & put back into dev discount per bruce. home was not finished till after march of 08, so it will be added for 09-10.

10/14/2008 : 08-09 ADDED CONDO & BROUGHT LAND TO FULL VALUE

7/18/2006 : 06-07 TT VACATED FROM 26-6-52

Land Computations

Calculated Acreage	0.00
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	0.00
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
84 Solar Energy Land	0.00
9 Homesite	0.00
91/92 Acres	0.00
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 / Classifed Value	$0
Homesite(s) Value	$57,500
91/92 Value	$0
Supp. Page Land Value	
CAP 1 Value	$57,500
CAP 2 Value	$0
CAP 3 Value	$0
Total Value	**$57,500**

General Information

Occupancy	Row Type
Description	Row Type
Story Height	1
Style	N/A
Finished Area	1511 sqft
Make	

Floor Finish

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

Wall Finish

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

Roofing

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

Plumbing

	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	3	3
Total	7	11

Accommodations

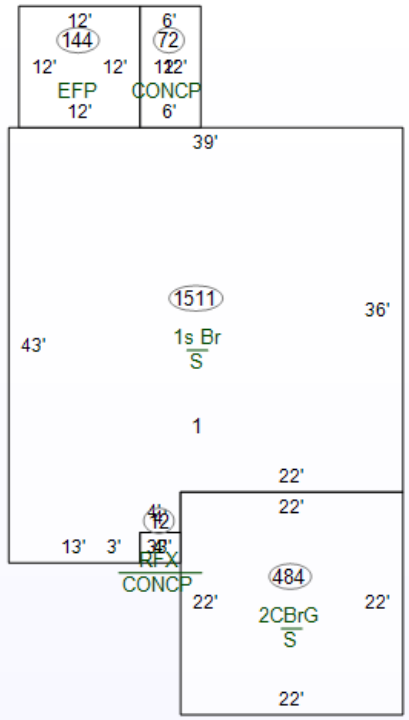
Bedrooms	2
Living Rooms	
Dining Rooms	
Family Rooms	
Total Rooms	

Heat Type

Central Warm Air

Exterior Features

Description	Area	Value
Porch, Enclosed Frame	144	$12,600
Patio, Concrete	12	$200
Canopy, Roof Extension	12	$800
Patio, Concrete	72	$600



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1511	1511	$185,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		1995	0	$0	
				Total Base	$185,000
Adjustments				**2 Row Type Adj. x 0.92**	$170,200
Unfin Int (-)					$0
Ex Liv Units (+)					$0
Rec Room (+)					$0
Loft (+)					$0
Fireplace (+)					$0
No Heating (-)					$0
A/C (+)				1:1511	$4,600
No Elec (-)					$0
Plumbing (+ / -)				11 – 5 = 6 x $1,400	$8,400
Spec Plumb (+)					$0
Elevator (+)					$0
				Sub-Total, One Unit	$183,200
				Sub-Total, 1 Units	
Exterior Features (+)				$14,200	$197,400
Garages (+) 484 sqft				$28,700	$226,100
				Quality and Design Factor (Grade)	1.10
				Location Multiplier	0.90
				Replacement Cost	$223,839

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	Co 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: Row Type	1	Brick	C+2	2008	2012	14	A		0.90		1,511 sqft	$223,839	13%	$194,740	0%	100%	1.1800	1.000	100.00	0.00	0.00	$229,800