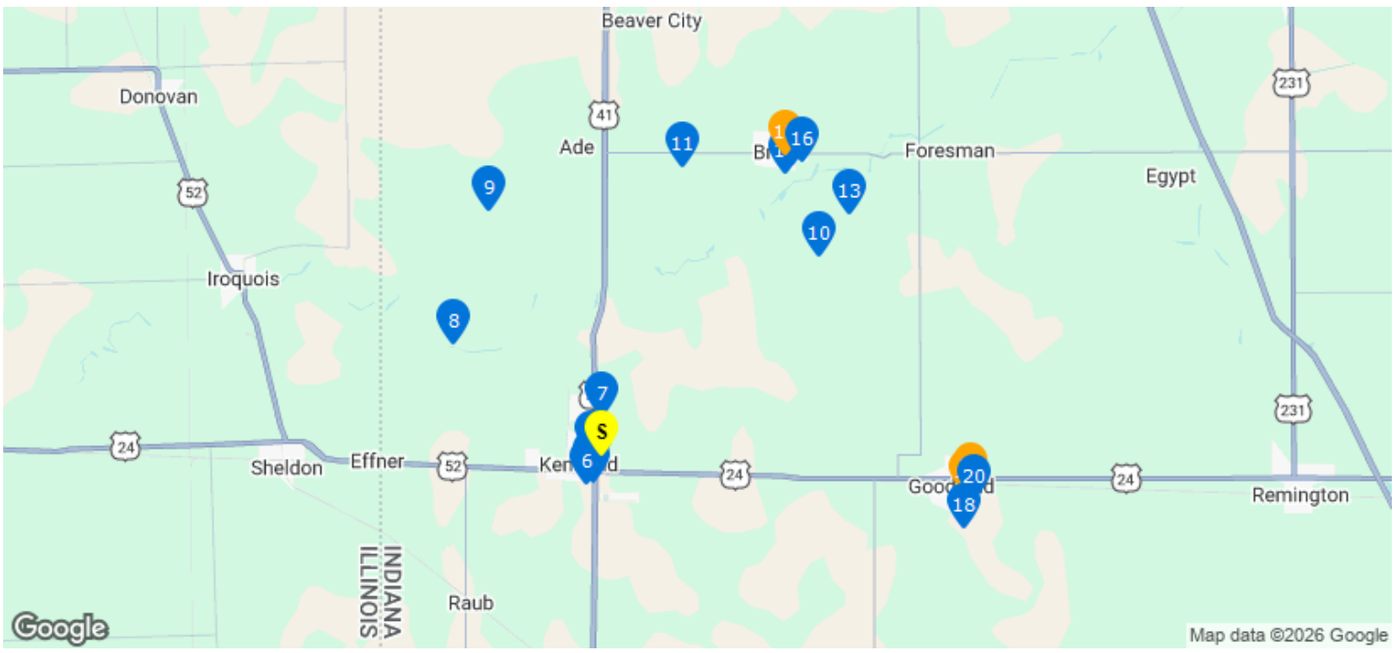
ICE SiteX Report

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SiteX Property Information Report



Subject Property Location

312 E MAPLE ST, KENTLAND, IN 47951-1044

County:	**NEWTON IN**	Census Tract:	1007.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	56-16-21-111-026.000-011	Thomas Bros Pg-Grid:	

Valuation

Value:	**$172,000**	FSD:	18	Common Confidence Score:	40
Value Range:	$141,040 - $202,960	ICE Confidence Score:	82		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	13:KENTLAND CORP
Assd Land Value:	$17,100	Market Land Value:	$17,100	Tax Year:	2025
Assd Improvement:	$114,600	Market Improvment Value:	$114,600	Total Taxable Value:	$1,261
Total Assessed Value:	$131,700	Total Assessor Market Value:	$131,700	Delinquent Year:	
				Tax Account ID:	00000008934
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 23,24 Section: 21 District: 0006 Map Ref: 15-21-111-067

Abbreviated Description:	LOT 23 & E1/2 LOT 24 CENTER & SONDGERATH ADD KENTLAND
City/Muni/Twp:	JEFFERSON TOWNSHIP

Property Characteristics

Lot Size:	13,500 SF	Bedrooms:	3	Pool:	
Building Area:	1608 SF	Baths:	1	Fireplace:	1
Year Built:	1955	Partial Baths:		Type Const:	Masonry
Number of Buildings:		Number of Rooms:	7	Ext Walls:	
Number of Units:		Garage Type:		Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:		Basement:	No Basement	Roof Cover:	Asphalt
		Foundation:	Crawl/Raised	Elevator:	

Subject Property Deed/Transfer History

Mortgage Record

Recording Date:	01/12/2017	Loan Amount:	N/A
Document #:	20170098 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	01/09/2017		
TD Due Date:		Type Finance:	
Legal Description:			

Prior Transfer

Recording Date:	05/24/2012	Sales Price:	N/A
Document #:	I 20121104 BK-PG -	Type of Sale:	
Document Type:	Release		
Legal Description:			

Mortgage Record

Recording Date:	05/24/2012	Loan Amount:	N/A
Document #:	I 20121103 BK-PG -	Loan Type:	
Contract Date:	05/24/2012		
TD Due Date:	06/01/2042	Type Finance:	
Legal Description:			

Subdivision: SONDGERATH ADDITION Map Ref: 0
City/Muni/Twp: KENTLAND

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Prior Transfer

Recording Date:	05/24/2012	Sales Price:	$69,500
Document #:	I 20121102 BK-PG -	Type of Sale:	Arms-Length Transfer
Document Type:	Deed		

Legal Description:
Subdivision: SONDGERATH ADDITION
City/Muni/Twp: KENTLAND

Mortgage Record

Recording Date:	02/27/2012	Loan Amount:	N/A
Document #:	I 20120441 BK-PG -	Loan Type:	
Contract Date:	11/11/2011		
TD Due Date:	11/11/2031	Type Finance:	

Legal Description:
Subdivision: CENTER AND SONDGERATH ADDITION Map Ref: 0
City/Muni/Twp: KENTLAND

Prior Transfer

Recording Date:	01/20/2012	Sales Price:	N/A
Document #:	I 20120158 BK-PG -	Type of Sale:	Non Arms-Length Transfer
Document Type:	Deed		

Legal Description:
Subdivision: CENTER AND SONDGERATH ADDITION
City/Muni/Twp: KENTLAND

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	
Median Lot Size	SF	Median # of Baths	
Median Living Area	SF	Median Year Built	
Price Range - 2 Yrs		Age Range	
Median Value		Median Age	

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.14Mi.	**707 N 3RD ST** **KENTLAND, IN 47951-1013**	06/28/2019			1440	3/2/1	1949	14,810 SF	
		APN: 56-16-21-114-031.000-011 Document #: 20191318 Document Type: Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
2	.21Mi.	**904 N 2ND ST** **KENTLAND, IN 47951-1011**	06/06/2019			1808	5/3/2	1974	21,840 SF	
		APN: 56-16-21-112-022.000-011 Document #: 20191092 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
3	.27Mi.	**602 N 3RD ST** **KENTLAND, IN 47951-1012**	06/28/2019			2050	4/3/1	1942	15,000 SF	A
		APN: 56-16-21-113-068.000-011 Document #: 20191292 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
4	.49Mi.	**306 N 2ND ST** **KENTLAND, IN 47951-1107**	06/18/2019			1328	5/2/1	1930	4,600 SF	
		APN: 56-16-21-442-061.000-011 Document #: 20191192 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
5	.59Mi.	**209 E GRAHAM ST** **KENTLAND, IN 47951-1252**	06/24/2019			8481	//	1965	8,250 SF	
		APN: 56-16-21-443-022.000-011 Document #: 20191237 Document Type: Deed Price Code: Land Use: Apartments (generic) Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
6	.67Mi.	**102 E SEYMOUR ST** **KENTLAND, IN 47951-1238**	06/28/2019			1564	6/2/1	1870	6,000 SF	
		APN: 56-16-21-443-035.000-011 Document #: 20191315 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
7	.84Mi.	**100 E BAILIE ST** **KENTLAND, IN 47951-1382**	06/28/2019			137700	//	2008	2,128,429 SF	
		APN: 56-16-16-100-013.000-011 Document #: 20191304 Document Type: Warranty Deed Price Code: Land Use: Warehouse (Industrial) Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
8	3.94Mi.	**600 W & 1275 S** **KENTLAND, IN 47951-**	06/27/2019	$7,100			//		1,710,253 SF	
		APN: 56-15-01-300-007.001-010 Document #: 20191268 Document Type: Warranty Deed Price Code: Land Use: Rural/Agricultural - Vacant Land Legal:								
9	5.73Mi.	**9930 S 500 W** **BROOK, IN 47922-**	06/27/2019			1736	6/3/2	1997	217,800 SF	
		APN: 56-13-19-300-005.000-015 Document #: 20191276 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:KENTLAND City/Muni/Twp: KENTLAND								
10	6.29Mi.	**E 1100 S** **BROOK, IN 47922-**	06/26/2019				//		1,978,060 SF	
		APN: 56-14-29-700-017.000-006 Document #: 20191262 Document Type: Warranty Deed Price Code:								

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	Land Use: Rural/Agricultural - Vacant Land Legal:									
11	6.4Mi.	**940 W STATE ROAD 16** **BROOK, IN 47922-8608**	06/27/2019			1780	6/4/1	1900	23,958 SF	
	APN: 56-13-14-400-011.000-015 Document #: 20191284 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
12	7.19Mi.	**205 S CANAL ST** **BROOK, IN 47922-8856**	05/15/2019			1362	4/3/1	1890	13,298 SF	
	APN: 56-12-19-111-045.000-007 Document #: 20190917 Document Type: Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
13	7.39Mi.	**2632 E 1000 S** **BROOK, IN 47922-8833**	06/27/2019			2666	7/4/3	2009	217,844 SF	A
	APN: 56-14-21-333-001.000-006 Document #: 20191280 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
14	7.42Mi.	**200 W HOWARD ST** **BROOK, IN 47922-8692**	05/17/2019			1408	2/1/1	1890	8,400 SF	
	APN: 56-14-18-444-054.001-007 Document #: 20190947 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
15	7.5Mi.	**400 N HOBART ST** **BROOK, IN 47922-8748**	07/11/2019	$72,500	$40	1827	6/4/2	2007	24,300 SF	
	APN: 56-12-18-441-072.000-007 Document #: 20191379 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
16	7.58Mi.	**N FIRST ST** **BROOK, IN 47922-**	06/18/2019				//	1994	8,004 SF	
	APN: 56-12-17-333-010.000-007 Document #: 20191185 Document Type: Warranty Deed Price Code: Land Use: Misc Residential Improvement Legal: Abbreviated Description: City/Muni/Twp:BROOK City/Muni/Twp: BROOK									
17	7.82Mi.	**109 W JASPER ST** **GOODLAND, IN 47948-8044**	06/28/2019	$13,905	$5	2614	10/5/2	1896	21,600 SF	
	APN: 56-17-26-112-006.000-005 Document #: 20191301 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:GOODLAND City/Muni/Twp: GOODLAND									
18	7.87Mi.	**673 S IROQUOIS ST** **GOODLAND, IN 47948-8167**	06/07/2019			2341	4/3/2	1974	59,982 SF	A
	APN: 56-17-26-442-025.001-005 Document #: 20191102 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:GOODLAND City/Muni/Twp: GOODLAND									
19	7.9Mi.	**130 N JAMES ST** **GOODLAND, IN 47948-8175**	07/30/2019	$17,000	$7	2546	9/5/2	1885	11,400 SF	
	APN: 56-17-23-443-016.000-005 Document #: 20191521 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:GOODLAND City/Muni/Twp: GOODLAND									
20	7.99Mi.	**210 E UNION ST** **GOODLAND, IN 47948-8123**	06/04/2019			1544	6/3/1	1948	10,620 SF	
	APN: 56-17-26-111-008.000-005 Document #: 20191074 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:GOODLAND City/Muni/Twp: GOODLAND									

The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

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Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**312 E MAPLE ST**	**05/24/2012**	$131,700	$131,700	1,608	7/3/1	1955	13,500 SF	
.02Mi.	**310 E MAPLE ST**	**12/11/2006**	$126,500	$126,500	1,232	6/3/1	1958	12,000 SF	
.02Mi.	**314 E MAPLE ST**	**01/06/2022**	$132,300	$132,300	1,250	4/3/1	1956	12,000 SF	
.03Mi.	**316 E MAPLE ST**	**12/20/2021**	$118,000	$118,000	957	5/2/1	1958	12,000 SF	
.03Mi.	**308 E MAPLE ST**	**04/18/2016**	$185,000	$185,000	1,844	4/3/1	1958	16,500 SF	
.04Mi.	**315 E HOLLEY DR**	**12/30/2015**	$209,700	$209,700	2,104	7/3/2	1997	19,620 SF	A
.04Mi.	**313 E HOLLEY DR**	**04/12/2022**	$156,300	$156,300	1,870	8/4/2	1964	20,210 SF	
.04Mi.	**313 E MAPLE ST**	**05/30/2019**	$205,300	$205,300	2,158	7/2/2	1953	22,500 SF	
.04Mi.	**315 E MAPLE ST**		$83,900	$83,900	925	3/2/1	1955	9,000 SF	
.04Mi.	**317 E HOLLEY DR**	**06/08/2021**	$190,700	$190,700	1,418	7/3/2	1995	19,620 SF	A
.05Mi.	**317 E MAPLE ST**		$125,900	$125,900	1,169	5/3/1	1954	10,500 SF	
.05Mi.	**311 E MAPLE ST**	**05/23/2023**	$153,600	$153,600	1,452	5/1/1	1958	13,500 SF	
.05Mi.	**318 E MAPLE ST**	**12/20/2021**	$123,000	$123,000	1,296	6/3/1	1956	12,000 SF	
.05Mi.	**311 E HOLLEY DR**	**12/30/2022**	$134,800	$134,800	1,387	5/3/1	1966	20,160 SF	
.06Mi.	**321 E HOLLEY DR**	**09/07/2010**	$298,600	$298,600	2,353	4/3/2	1982	26,040 SF	
.06Mi.	**306 E MAPLE ST**	**05/21/2025**	$196,200	$196,200	2,056	6/3/2	1959	19,500 SF	

Rent vs. Own

Households Occupied by Renters:	20%	Households Occupied by Owners:	69%

Demographics & Income

Median Age:	42.0 years old	Households:	883
Median Household Income:	$57,878	Households w/Family:	66%
Household Income Per Capita:	$30,348	Households w/Family Married:	47%
Most Common Education Level:	High School Graduate	Households w/Family Children:	28%

School District

School District Zone:	South Newton School Corporation	Students:	846
Number of Schools:	3	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
3.68Mi.	**South Newton Senior High School** Number of Students: 225 Student-Teacher Ratio: 11.54 Advanced Placement: Yes	NA	Public	9 - 12
3.71Mi.	**South Newton Middle School** Number of Students: 191 Student-Teacher Ratio: 13.17	C+	Public	6 - 8
3.66Mi.	**South Newton Elementary School** Number of Students: 430 Student-Teacher Ratio: 13.87	C+	Public	PK - 5

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	76%	NOTABLY LOWER
BURGLARY	138%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	118%	HIGHER
FORCIBLE ROBBERY	127%	HIGHER
AGGRAVATED ASSAULT	152%	NOTABLY HIGHER
FORCIBLE RAPE	131%	NOTABLY HIGHER
MURDER	141%	NOTABLY HIGHER
OVERALL	148%	NOTABLY HIGHER

Disaster Alerts

1/23/2026 - Severe Winter Storm 8/11/2026 - Severe Tornados, Flooding

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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