

69-07-09-333-016-001-004

General Information

Parcel Number
69-07-09-333-016-001-004
Parent Parcel Number
0200025000

HORNBERGER, TIMOTHY & BEVERLY

Ownership

HORNBERGER, TIMOTHY & BEVERLY
P O BOX 538
SUNMAN, IN 47041

215 NIEMAN ST

Transfer Of Ownership

Date	Owner	Doc ID	Code	Book/Page	Sale Price
05/23/2002	HORNBERGER, TIMOTHY			2002/3500	\$00
01/01/1900	HORNBERGER, TIMOTHY				\$00

420, Small Detached Retail of Less Than 10,000 Square Feet

Sunman & Adams/
#2a100-004

Notes

Legal

PT SW1/4 SWQR 9-9-13, 50A

Property Class 420

Small Detached Retail of Less Than 10,000 Square Feet

COMMERCIAL

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

Location Information
County
Ripley
Township
ADAMS TOWNSHIP
District 004(Local)

Assessment Year	2025	2024	2023	2022	2021
Reason For Change	AA	AA	AA	AA	AA
As Of Date	06/18/2025	03/23/2024	04/04/2023	06/29/2022	06/26/2021
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor					
Notice Required					

School Corp
SUNMAN-DEARBORN COMMUNITY
Neighborhood 4020100-004
Sunman & Adams

Location Address
215 NIEMAN ST
SUNMAN

, IN 47041

Zoning

Land	\$26,600	\$26,600	\$26,600	\$26,600	\$26,600
Land Res(1)	\$00	\$00	\$00	\$00	\$00
Land Non Res(2)	\$00	\$00	\$00	\$00	\$00
Land Non Res(3)	\$26,600	\$26,600	\$26,600	\$26,600	\$26,600
Improvement	\$216,100	\$182,000	\$182,000	\$217,900	\$211,500
Imp Res(1)	\$00	\$00	\$00	\$00	\$00
Imp Non Res(2)	\$00	\$00	\$00	\$00	\$00
Imp Non Res(3)	\$216,100	\$182,000	\$182,000	\$217,900	\$211,500
Total	\$242,700	\$208,600	\$208,600	\$244,500	\$238,100
Total Res(1)	\$00	\$00	\$00	\$00	\$00
Total Non Res(2)	\$00	\$00	\$00	\$00	\$00
Total Non Res(3)	\$242,700	\$208,600	\$208,600	\$244,500	\$238,100

Land Computations

Calculated Acreage

0.50

Developer Discount

Parcel Acreage

0.50

Characteristics

Topography

Public Utilities

Streets or Roads

Printed Thursday, July 24, 2025

General Information

Occupancy	C/I Building C 01	Pre. Use	General Retail
Description	C/I Building C 01		
Story Height	1		

SB	B	1	U
----	---	---	---

Wall Type 1(432)

Heating 9900sqft

A/C 5280sqft

Sprinkler

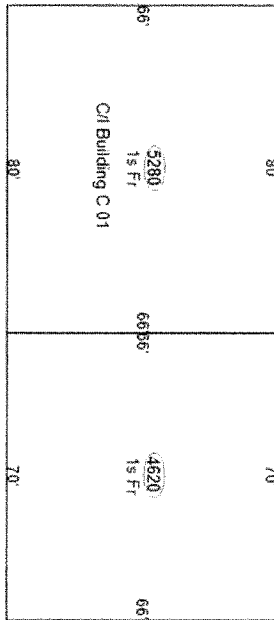
Plumbing RES/CI	Roofing
-----------------	---------

Full Bath	0
Half Bath	2
Kitchen Sinks	0
Water Heaters	0
Add Fixtures	0

GCK Adjustments

Exterior Features

Description Area



Floor/Use Computations

Use	General Retail
Use Area	9900 sqft
Area Not In Use	0 sqft
Use %	100.0%

Special Features

Other Plumbing

Building Computations

Summary Of Improvements

Description	Year	Eff	Co	Size	Norm	Abn	PC	Nbhd	Mkt
C/I Building C 01	1986	1986	G		59%	16%	100%	1.0000	1.2200



