

89-01-22-000-205.000-010

General Information

Parcel Number  
89-01-22-000-205.000-010

Local Parcel Number  
01-22-000-205.000-06

Tax ID:  
006-00321-00

Routing Number

Property Class 680  
Exempt, Charitable Organization

Year: 2025

Location Information

County  
WAYNE

Township  
DALTON TOWNSHIP

District 010 (Local 006)  
DALTON TOWNSHIP

School Corp 8305  
NETTLE CREEK

Neighborhood 965535-006  
DALTON COM-965535 (006)

Section/Plat  
0122000

Location Address (1)  
ULRICH RD  
LOSANTVILLE, IN 47354

Zoning  
ZO01 Residential

Subdivision

Lot

Market Model  
N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA  
Electricity

Streets or Roads TIF  
Paved

Neighborhood Life Cycle Stage  
Static

Printed Tuesday, April 29, 2025

Review Group 2030

CARDINAL GREENWAY INC

Ownership

CARDINAL GREENWAY INC  
700 E WYSOR ST  
MUNCIE, IN 47305

Legal

PT NE SEC 22-18-12 1.89A



ULRICH RD

Transfer of Ownership

| Date       | Owner           | Doc ID | Code | Book/Page | Adj Sale Price | V/I |
|------------|-----------------|--------|------|-----------|----------------|-----|
| 01/01/1900 | CARDINAL GREENW |        | CO   | /         |                | I   |

680, Exempt, Charitable Organization

DALTON COM-965535 (006) 1/2

Notes

7/13/2017 Misc: 2018 GENERAL REVALUATION

Exempt

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

| 2025             | Assessment Year     | 2025                                | 2024                                | 2023                                | 2022                                | 2021                                |
|------------------|---------------------|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|
| WIP              | Reason For Change   | AA                                  | AA                                  | AA                                  | AA                                  | AA                                  |
| 02/19/2025       | As Of Date          | 04/22/2025                          | 04/17/2024                          | 04/20/2023                          | 04/22/2022                          | 04/16/2021                          |
| 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 checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> |
| \$4,000          | Land                | \$4,000                             | \$4,000                             | \$4,000                             | \$4,000                             | \$4,000                             |
| \$0              | Land Res (1)        | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$0              | Land Non Res (2)    | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$4,000          | Land Non Res (3)    | \$4,000                             | \$4,000                             | \$4,000                             | \$4,000                             | \$4,000                             |
| \$3,700          | Improvement         | \$3,700                             | \$3,800                             | \$3,800                             | \$3,800                             | \$3,500                             |
| \$0              | Imp Res (1)         | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$0              | Imp Non Res (2)     | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$3,700          | Imp Non Res (3)     | \$3,700                             | \$3,800                             | \$3,800                             | \$3,800                             | \$3,500                             |
| \$7,700          | Total               | \$7,700                             | \$7,800                             | \$7,800                             | \$7,800                             | \$7,500                             |
| \$0              | Total Res (1)       | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$0              | Total Non Res (2)   | \$0                                 | \$0                                 | \$0                                 | \$0                                 | \$0                                 |
| \$7,700          | Total Non Res (3)   | \$7,700                             | \$7,800                             | \$7,800                             | \$7,800                             | \$7,500                             |

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' 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   |
|-----------|----------------|---------|------------|----------|--------|---------|-----------|------------|---------|---------------|-------|-------|--------|---------|
| 11        | A              |         | 0          | 0.177000 | 1.00   | \$8,200 | \$8,200   | \$1,451    | 0%      | 1.0000        | 0.00  | 0.00  | 100.00 | \$1,450 |
| 14        | A              |         | 0          | 1.713000 | 1.00   | \$1,500 | \$1,500   | \$2,570    | 0%      | 1.0000        | 0.00  | 0.00  | 100.00 | \$2,570 |

Land Computations

|                         |                          |
|-------------------------|--------------------------|
| Calculated Acreage      | 1.89                     |
| Actual Frontage         | 0                        |
| Developer Discount      | <input type="checkbox"/> |
| Parcel Acreage          | 1.89                     |
| 81 Legal Drain NV       | 0.00                     |
| 82 Public Roads NV      | 0.00                     |
| 83 UT Towers NV         | 0.00                     |
| 9 Homesite              | 0.00                     |
| 91/92 Acres             | 0.00                     |
| Total Acres Farmland    | 1.89                     |
| Farmland Value          | \$0                      |
| Measured Acreage        | 0.00                     |
| Avg Farmland Value/Acre | 0.0                      |
| Value of Farmland       | \$0                      |
| Classified Total        | \$0                      |
| Farm / Classified Value | \$0                      |
| Homesite(s) Value       | \$0                      |
| 91/92 Value             | \$0                      |
| Supp. Page Land Value   |                          |
| CAP 1 Value             | \$0                      |
| CAP 2 Value             | \$0                      |
| CAP 3 Value             | \$4,000                  |
| Total Value             | \$4,000                  |

General Information

Occupancy

Description

Story Height

Style

Finished Area

Make

Paving

Paving

0

N/A

Floor Finish

☐ Earth

☐ Slab

☐ Sub & Joist

☐ Wood

☐ Parquet

☐ Tile

☐ Carpet

☐ Unfinished

☐ Other

Wall Finish

☐ Plaster/Drywall

☐ Paneling

☐ Fiberboard

☐ Unfinished

☐ Other

Roofing

☐ Built-Up

☐ Metal

☐ Asphalt

☐ Slate

☐ Tile

☐ Wood Shingle

☐ Other

Exterior Features

Description

Area

Value

Plumbing

#

TF

Full Bath

Half Bath

Kitchen Sinks

Water Heaters

Add Fixtures

Total

Accommodations

Bedrooms

Living Rooms

Dining Rooms

Family Rooms

Total Rooms

Heat Type

| Specialty Plumbing |       |       |
|--------------------|-------|-------|
| Description        | Count | Value |
|                    |       |       |

Cost Ladder

Floor Constr

Base

Finish

Value

Totals

1

2

3

4

1/4

1/2

3/4

Attic

Bsmt

Crawl

Slab

Total Base

Adjustments

Row Type Adj.

Unfin Int (-)

Ex Liv Units (+)

Rec Room (+)

Loft (+)

Fireplace (+)

No Heating (-)

A/C (+)

No Elec (-)

Plumbing (+ / -)

Spec Plumb (+)

Elevator (+)

Sub-Total, One Unit

\$0

Sub-Total, 1 Units

Exterior Features (+)

\$0

\$0

Garages (+) 0 sqft

\$0

\$0

Quality and Design Factor (Grade)

1.00

Location Multiplier

0.85

Replacement Cost

\$18,391

| 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: Paving               | 1            | Asphalt     | C     | 2010       | 2010     | 15      | A     | \$2.81    | 0.85 | \$2.39   | 7,700 sqft | \$18,391 | 80%      | \$3,680       | 0%      | 100% | 1.000 | 1.000 | 0.00  | 0.00  | 100.00 | \$3,700      |