89-07-27-000-103.000-032	LAW	HORN,	DONALD I	E & THER	RE 50	5077 N ROUND BARN RD 511, 1 Fam						well - Un	platte	d (0 to 9.9	WEBSTER-174409 (017)/17			
General Information	Ownership					Trans				nsfer of Ownership					Notes			
Parcel Number		,	ONALD E &		Da	te O	wner		C	oc ID Co	ode Bo	ook/Page	Adj Sa	le Price V/I	2/3/2025 Misc: 2025 GENERAL REV	AUATION		
89-07-27-000-103.000-032		ROUND MOND, I	BARN RD N		01/	01/1900 L	AWHORN	I, DONALD			CO	/		I	8/11/2020 Misc: 2021 GENERAL RE	VAL		
Local Parcel Number 21-27-000-103.000-17	RICH	MOND, I	N 47374															
Tax ID:			Legal															
017-00295-00		PT NW SEC 27-17-14 1.30A PT NW SEC 27-17-14																
Routing Number	1.07A																	
Property Class 511 1 Family Dwell - Unplatted (0 to 9.9	Valuation Records (Work																	
I Family Dweil - Onplatted (0 to 9.9						Progress va	lues are	e not certifie										
Year: 2025		202		Assessment Year		202		2024		2023		2022		2021				
Location Information		W	IP Reason	For Chan	ge	A	4	AA		AA		A	4	AA				
County	()2/19/202	As Of D	ate	-	04/22/202	5	04/17/2024	0	4/20/2023		04/22/202	2	04/16/2021				
WAYNE	Indiar	na Cost Mo	d Valuatio	on Method	Ind	liana Cost Mo	d Indiar	na Cost Mod	Indiana	Cost Mod	Indiar	na Cost Mo	d India	na Cost Mod				
Township		1.000	0 Equaliz	ation Fact	or	1.000	0	1.0000		1.0000		1.000	0	1.0000				
WEBSTER TOWNSHIP			Notice I	Required														
District 032 (Local 017)		\$25,20	0 Land			\$25,20	D	\$21,900		\$20,100		\$19,60	0	\$19,600				
WEBSTER TOWNSHIP		\$19,60	0 Land F			\$19,60		\$17,000		\$15,600		\$15,20		\$15,200				
School Corp 8375		\$5,60		Land Non Res (2) Land Non Res (3)		\$5,600 \$0		\$4,900 \$0	\$0 \$4 500			\$0		\$0 \$4,400				
NORTHEASTERN WAYNE	\$0 \$158,900			Improvement		 \$158,900		\$139,300	\$4,500 \$129,400			\$4,400 \$129,000		\$117,200				
Neighborhood 174409-017 WEBSTER-174409 (017)	\$158,900			Imp Res (1)		\$158,900		\$139,300		\$117,600		\$116,100		\$106,500				
				on Res (2)		\$		\$0		\$0		\$(\$0				
Section/Plat		\$184,10		n Res (3)		\$184,10		\$0 \$161,200		\$11,800 \$ 149,500		\$12,900 \$148,60	_	\$10,700 \$136,800				
2127000		\$178,50		les (1)		\$178,50		\$156,300		5133,200		\$131,30		\$121,700	Land Computation	ns		
Location Address (1)		\$5,60		Total Non Res (2) Total Non Res (3)		\$5,600		\$4,900		\$0		\$0		\$0	Calculated Acreage	2.37		
5077 N ROUND BARN RD		\$. ,		\$		\$0		\$16,300		\$17,30	5	\$15,100	Actual Frontage	0		
RICHMOND, IN 47374		Driging		Data (Star	ndard D	epth: Res 1	00°, CI 1	IUU Base	Lot: Re	s 100' X (J', CI 1	00° X 0°)			Developer Discount			
Zoning		Pricing Metho			Factor	Rate	Adj Rate			Market Factor	Cap 1	Cap 2	Cap 3	Value	Parcel Acreage	2.37		
ZO01 Residential	Туре	d "							70	Factor	-	-	-		81 Legal Drain NV	0.00		
Subdivision	9	A	0	1.000000	1.00	\$19,600	\$19,600	\$19,600	0%	1.0000	100.00	0.00	0.00	\$19,600	82 Public Roads NV	0.12		
Cubarrision	91	A	0	1.250000	1.00	\$4,500	\$4,500	\$5,625	0%	1.0000	0.00	100.00	0.00	\$5,630	83 UT Towers NV	0.00		
Lot	82	A C	GE 0	0.120000	1.02	\$2,390	\$2,438	\$293	-100%	1.0000	0.00	100.00	0.00	\$00	9 Homesite	1.00		
Eot															91/92 Acres	1.25		
Market Model															Total Acres Farmland	0.00		
N/A															Farmland Value	\$0		
Characteristics															Measured Acreage	0.00		
Topography Flood Hazard															Avg Farmland Value/Acre	0.0		
Rolling															Value of Farmland Classified Total	\$0 \$0		
Public Utilities ERA															Farm / Classifed Value	\$0 \$0		
Electricity															Homesite(s) Value	\$19,600		
Streets or Roads TIF															91/92 Value	\$5,600		
Paved															Supp. Page Land Value	ψ0,000		
Neighborhood Life Cycle Stage															CAP 1 Value	\$19,600		
Static															CAP 2 Value	\$5,600		
Printed Tuesday, April 29, 2025															CAP 3 Value	\$0		
Review Group 2029	Data	Source	External Or	ly Co	ollector	11/22/202	4 js			Appraise	r 02/03	8/2025	Nexus		Total Value	\$25,200		

89-07-27-000-	103.000-032	LAWHOR	N, DO	NALD	<u>E & TH</u>	IERE 5	5077 N F	ROUI	ND BARN RD	5	511, 1	1 Family	v Dwell - I	Jnpla	tted (0 to	9.9	WEB	STER-	17440	0 9 (0 1	7)/17 2/2
General	Information		Plumb	ing													Co	ost Lado	der		
Occupancy	Single-Family			#	TF									FI	loor Cons		ase F			/alue	Totals
Description	Residential Dwelling			2	6									1	7	17	742	1742	\$166	5,300	
Story Height	1	Half Bath		0	0									2							
Style	N/A	Niterieri O		1	1									3							
Finished Area	1742 sqft	water nee		1	1		•		16'					4							
Make		Add Fixtu	ires	0	0		3		12' EFP				•	1/	4						
	or Finish	Total		4	8				12				2	1/	2						
Earth	Tile				_				(192)					3/	4						
Slab	Carpet	Acco	ommo	dations					43'					ך At	ttic						
Sub & Joist	Unfinished	Bedroom			3							1s B	Br	B	smt						
Wood	Other	Living Ro			1				1o Pr	14'		S		C	rawl	14	134	0	\$9	9,100	
Parquet		Dining Ro			0				1s Br			308	0	S	lab	3	308	0		\$0	
10/-	u Phatala	Family Ro	ooms		1	26'			0				~						Total E	Base	\$175,400
	ll Finish	Total Roo	ms		6	20			(1434)			22'			djustment	s	1 Rov	v Туре	Adj. x	1.00	\$175,400
Plaster/Drywa														U	nfin Int (-)						\$0
Paneling	✓ Other		leat T										12'	E	x Liv Units	(+)					\$0
Fiberboard		Central W	arm Ai	r			25'					27'		R	ec Room (+)					\$0
	Roofin	α					20					21		L	oft (+)						\$0
Built-Up	Metal Asphalt	Slate		Tile					4' 13'	4'				Fi	replace (+)					\$0
Wood Shingle				The					-						o Heating						\$0
															/C (+)	. ,			1:	1742	\$5,200
	Exterior Fea														o Elec (-)						\$0
Description			Area		/alue										lumbing (+	/ -)		8 – 5	= 3 x 3	\$800	\$2,400
Porch, Enclosed	Frame		192	\$1:	3,800										pec Plumb						\$0
									Specialty Plu	umbing					levator (+)	. ,					\$0
						Descr	iption				Co	unt	Value		. ,		Sı	ub-Tota	I, One	Unit	\$183,000
							•											Sub-Tot			
														E	xterior Fea	tures (+				3,800	\$196,800
															arages (+)		,			\$0	\$196,800
																	nd Des	ign Fac	tor (Gr	rade)	1.00
																,		Locatio	•	,	0.85
																	F	Replace			\$167,280
								Sum	mary of Improve	ments											
Description	Story Cor Height Ty		Year Built	Eff Year	Eff Co Age nd	Base Rate	LCM	Adj Rate	j Sizo		CN	Norm Dep	Remain. Value	Abn Obs	PC Nbhd	l Mrkt	Сар	1 Cap	2 C	ap 3	Improv Value
1: Residential Dwe		-	1968		57 A	Rale	0.85	Rale	,742 sqft	\$167,2	280	Бер 40%	\$100,370		100% 1.230	1 000	100.0	-	00	.0.00	\$123,500
1. INCONCINUAL DWC	ining I	DIICK C	1900	1900	JIA		0.00		i, i +2 Sqit	φ107,2	.00	+0 /0	ψ100,570	0 /0	100/0 1.230	, 1.000	100.0	0.0	00	0.00	φ123,300

24'x30'

30' x 40' x 10'

\$30,049

\$18,512

35%

50%

\$19,530

\$9,260

\$49.10

\$19.27

47 A

29 A

0.85 \$41.74

0.85

2: Detached Garage/Boat H

3: Type 3 Barn

Brick

1 T3AW

C 1978 1978

C 1996 1996

1

0.00

0.00

0.00

0.00

\$24,000

\$11,400

0% 100% 1.230 1.000 100.00

0% 100% 1.230 1.000 100.00