

General Information

Parcel Number 89-07-27-000-103.000-032
Local Parcel Number 21-27-000-103.000-17

Tax ID: 017-00295-00

Routing Number

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2025

Location Information

County WAYNE

Township WEBSTER TOWNSHIP

District 032 (Local 017) WEBSTER TOWNSHIP

School Corp 8375 NORTHEASTERN WAYNE

Neighborhood 174409-017 WEBSTER-174409 (017)

Section/Plat 2127000

Location Address (1) 5077 N ROUND BARN RD RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Rolling Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Ownership

LAWHORN, DONALD E & THERESA 5077 ROUND BARN RD N RICHMOND, IN 47374

Legal

PT NW SEC 27-17-14 1.30A PT NW SEC 27-17-14 1.07A



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

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Transfer of Ownership

Date 01/01/1900 Owner LAWHORN, DONALD

Doc ID Code Book/Page Adj Sale Price V/I

CO /

Res

Notes

2/3/2025 Misc: 2025 GENERAL REVAUATION
8/11/2020 Misc: 2021 GENERAL REVAL

Land Computations

Table with columns for various land metrics: Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, Total Value \$25,200.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1742 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

Exterior Features

Description	Area	Value
Porch, Enclosed Frame	192	\$13,800

Plumbing

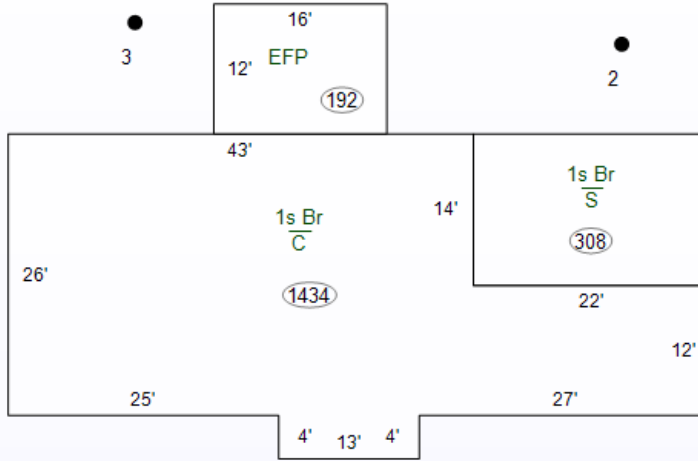
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	1
Total Rooms	6

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 7	1742	1742	\$166,300	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1434	0	\$9,100	
Slab	308	0	\$0	
Total Base			\$175,400	

Adjustments

1 Row Type Adj. x 1.00		\$175,400
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1742	\$5,200
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0
Sub-Total, One Unit		\$183,000

Sub-Total, 1 Units

Exterior Features (+)	\$13,800	\$196,800
Garages (+) 0 sqft	\$0	\$196,800
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
Replacement Cost		\$167,280

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Co Age 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: Residential Dwelling	1	Brick	C	1968	1968	57 A		0.85		1,742 sqft	\$167,280	40%	\$100,370	0%	100%	1.230	1.000	100.00	0.00	0.00	\$123,500
2: Detached Garage/Boat H	1	Brick	C	1978	1978	47 A	\$49.10	0.85	\$41.74	24'x30'	\$30,049	35%	\$19,530	0%	100%	1.230	1.000	100.00	0.00	0.00	\$24,000
3: Type 3 Barn	1	T3AW	C	1996	1996	29 A	\$19.27	0.85		30' x 40' x 10'	\$18,512	50%	\$9,260	0%	100%	1.230	1.000	100.00	0.00	0.00	\$11,400