

General Information

Parcel Number 89-10-27-000-202.000-005

Local Parcel Number 31-27-000-202.000-04

Tax ID: 004-00806-00

Routing Number

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

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 005 (Local 004) CENTER TOWNSHIP - SANITARY

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 204991-004 CENTER-204991 (004)

Section/Plat 3127000

Location Address (1) 1208 S SALISBURY 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 2027

Ownership

CLEVENGER, KATHERINE N 1208 S SALISBURY RD RICHMOND, IN 47374

Legal

PT FRACT SEC 27-16-14 8.9259A

Transfer of Ownership

Date 01/01/1900 Owner CLEVENGER, KATHE Doc ID Code Book/Page Adj Sale Price V/I

Notes

1/31/2023 Misc: 2023 GENERAL REVALUATION



Res

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

Table with 7 columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Land Res (1), Land Non Res (2), Land Non Res (3), Improvement, Imp Res (1), Imp Non Res (2), Imp Non Res (3), Total, Total Res (1), Total Non Res (2), Total Non Res (3)

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

Table with 15 columns: 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

Land Computations

Table with 2 columns: Description, Value. Includes rows for 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 \$53,900

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1 1/2
Style N/A
Finished Area 1548 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
Wood Deck	112	\$2,800
Porch, Open Frame	300	\$14,000

Plumbing

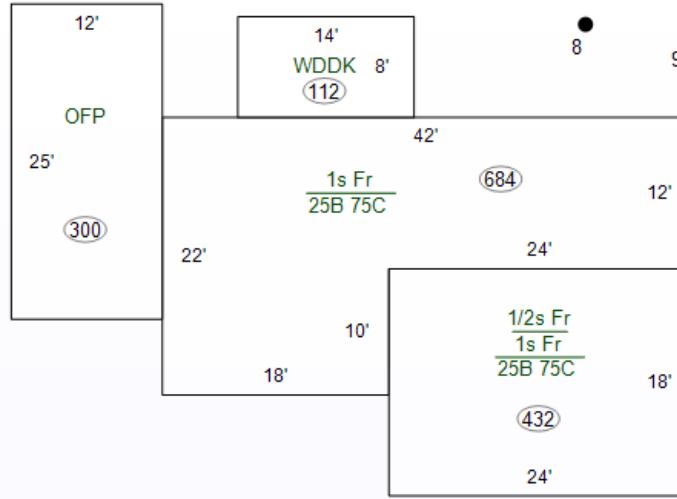
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing	5	\$0

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1116	1116	\$113,100	
2					
3					
4					
1/4					
1/2	1Fr	432	432	\$23,400	
3/4					
Attic					
Bsmt		279	0	\$19,400	
Crawl		837	0	\$6,900	
Slab					

Total Base \$162,800

Adjustments 1 Row Type Adj. x 1.00 \$162,800

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1116 1/2:432 \$4,500
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$167,300

Sub-Total, 1 Units

Exterior Features (+)	\$16,800	\$184,100
Garages (+) 0 sqft	\$0	\$184,100
Quality and Design Factor (Grade)	0.80	
Location Multiplier	0.85	
Replacement Cost		\$125,188

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 1/2	Wood Fr	D	1860	1892	133 G		0.85		1,827 sqft	\$125,188	45%	\$68,850	0%	100%	1.140	1.000	100.00	0.00	0.00	\$78,500
2: Car Shed	1		D	1940	1940	85 F	\$10.10	0.85	\$6.87	16'x20'	\$2,198	70%	\$660	0%	100%	1.140	1.000	0.00	100.00	0.00	\$800
3: Detached Garage/Boat H	1	Wood Fr	C	2001	2001	24 A	\$41.81	0.85	\$35.54	24'x24'	\$20,470	22%	\$15,970	0%	100%	1.140	1.000	100.00	0.00	0.00	\$18,200
4: Lean-To	1	Earth Flo	C	2002	2002	23 A	\$4.69	0.85		12'x48' x 8'	\$2,296	45%	\$1,260	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,300
5: Lean-To 02	1	Earth Flo	C	2006	2006	19 A	\$4.69	0.85		12'x16' x 8'	\$765	35%	\$500	0%	100%	1.000	1.000	0.00	0.00	100.00	\$500
6: Type 3 Barn	1	T31SO	C	1994	1994	31 A	\$21.52	0.85		15' x 24' x 8'	\$5,834	50%	\$2,920	0%	100%	1.140	1.000	100.00	0.00	0.00	\$3,300
7: Type 3 Barn	1	T3AW	C	1994	1994	31 A	\$19.47	0.85		24' x 48' x 8'	\$17,381	50%	\$8,690	0%	100%	1.140	1.000	100.00	0.00	0.00	\$9,900
8: Utility Shed	1	SV	D	1990	1990	35 F		0.85		10'x10'		70%		0%	100%	1.140	1.000	0.00	100.00	0.00	\$0
9: Utility Shed	1	SV	D	2015	2015	10 A		0.85		10'x12'		30%		0%	100%	1.140	1.000	0.00	100.00	0.00	\$0