

89-10-27-130-417.000-005

RUDICIL, DAVID S & DANIELLE

3943 SW N ST

510, 1 Family Dwell - Platted Lot

CENTER-944028 (004)/9440

1/2

General Information

Parcel Number 89-10-27-130-417.000-005

Local Parcel Number 31-27-130-417.000-04

Tax ID: 004-00860-00

Routing Number

Property Class 510 1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 005 (Local 004) CENTER TOWNSHIP - SANITARY

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 944028-004 CENTER-944028 (004)

Section/Plat 3127130

Location Address (1) 3943 SW N ST RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025 Review Group 2027

Ownership

RUDICIL, DAVID S & DANIELLE R 3943 SW N ST RICHMOND, IN 47374

Legal

LOT 72 RICHLAND SEC 3

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 08/10/2021 to 01/01/1900.

Notes

10/28/2022 Misc: 2023 GENERAL REVALUATION 10/11/2021 Misc: 2022 SALES REVIEW



Res

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for years 2025, 2024, 2023, 2022, 2021.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

Table with 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 columns: Computation Name, Value. Rows include Calculated Acreage (0.20), Actual Frontage (70), Developer Discount, Parcel Acreage (0.20), 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 (0.20), 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 (\$15,600), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$15,600).

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 1050 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	188	\$4,600

**Plumbing**

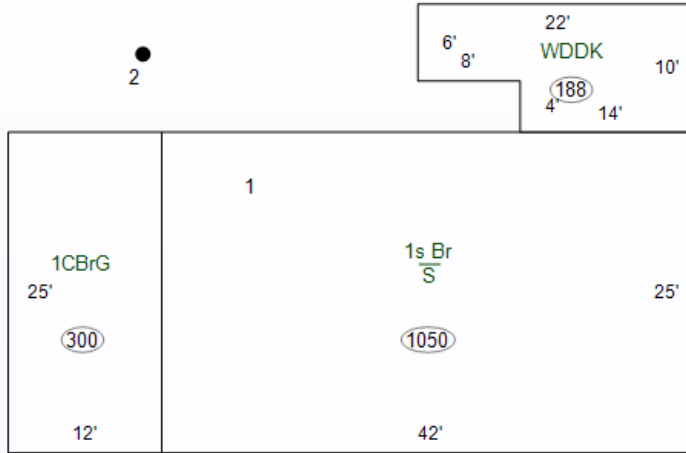
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	3	5

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	0
<b>Total Rooms</b>	5

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	7	1050	1050	\$119,200	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		1050	0	\$0	
				<b>Total Base</b>	\$119,200

**Adjustments**

<b>1 Row Type Adj. x 1.00</b>		\$119,200
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1050	\$4,000
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0
<b>Sub-Total, One Unit</b>		\$123,200

**Sub-Total, 1 Units**

Exterior Features (+)	\$4,600	\$127,800
Garages (+) 300 sqft	\$15,200	\$143,000
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
<b>Replacement Cost</b>		\$121,550

**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	1967	2015	10 A		0.85		1,050 sqft	\$121,550	9%	\$110,610	0%	100%	1.230	1.000	100.00	0.00	0.00	\$136,100
2: Utility Shed	1	SV	D	2005	2005	20 A		0.85		8'x12'		50%		0%	100%	1.230	1.000	100.00	0.00	0.00	\$0