

General Information

Parcel Number 89-10-28-200-229.047-005

Local Parcel Number 31-28-200-229.478-04

Tax ID: 004-00813-47

Routing Number

Property Class 699 RENTAL Exempt, Other

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 005 (Local 004) CENTER TOWNSHIP - SANITARY

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 943015-004 CENTER-943015 (004)

Section/Plat 3128200

Location Address (1) 4511 CARDINAL DR RICHMOND, IN 47374

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 2027

Ownership

GREEN ACRES, INC ATTN: LISA HUDDSTON PO BOX 1252 RICHMOND, IN 47375

Legal

LOT 34 EAGLE TRACE SEC 1 REPLAT

Transfer of Ownership

Date 01/01/1900 Owner GREEN ACRES, INC Doc ID Code Book/Page Adj Sale Price V/I

Notes

9/8/2022 Misc: 2023 GENERAL REVALUATION



Exempt

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 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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.

Land Computations

Table with columns for Land Computations (Calculated Acreage, Actual Frontage, etc.) and Total Value \$33,700.

Data Source External Only

Collector 08/15/2022 rc

Appraiser 09/08/2022 Nexus

**General Information**

Occupancy Single-Family  
 Description MH W / C  
 Story Height 1  
 Style N/A  
 Finished Area 1288 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	288	\$6,300
Canopy, Shed Type	96	\$900
Patio, Concrete	126	\$1,000

**Plumbing**

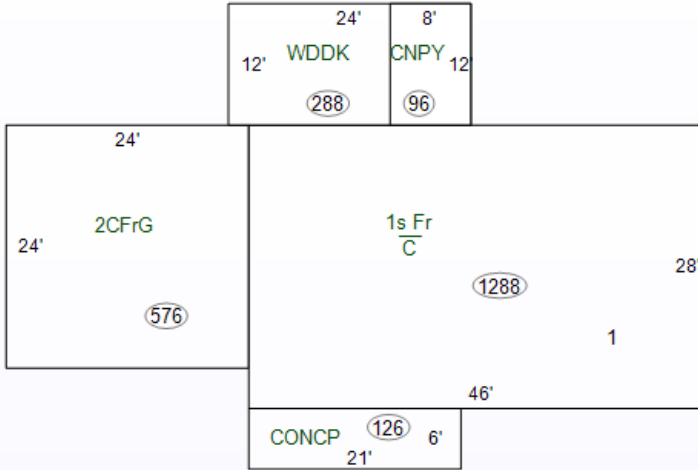
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
<b>Total</b>	<b>3</b>	<b>5</b>

**Accommodations**

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

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
-------------	-------	-------

**Cost Ladder**

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1288	1288	\$124,300	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1288	0	\$8,800	
Slab				

**Total Base** \$133,100

**Adjustments** 1 Row Type Adj. x 1.00 \$133,100

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1288 \$4,400
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

**Sub-Total, One Unit** \$137,500

**Sub-Total, 1 Units**

Exterior Features (+)	\$8,200	\$145,700
Garages (+) 576 sqft	\$24,700	\$170,400
Quality and Design Factor (Grade)		0.80
Location Multiplier		0.85
<b>Replacement Cost</b>		<b>\$115,872</b>

**Summary of Improvements**

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	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: MH W / C	1	Wood Fr	D	2003	2003	22	A			0.85		1,288 sqft	\$115,872	26%	\$85,750	0%	100%	1.170	1.000	100.00	0.00	0.00	\$100,300