

General Information

Parcel Number 89-16-10-000-113.000-028
Local Parcel Number 46-10-000-113.000-15

Tax ID: 015-01624-00

Routing Number

Property Class 101 RENTAL
Cash Grain/General Farm

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 028 (Local 015) WAYNE TOWNSHIP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 154158-015 N/E WAYNE-154158 (015 N/E)
Section/Plat 4610000
Location Address (1) 4999 CART RD RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Improving

Printed Tuesday, April 29, 2025
Review Group 2030

Ownership

JAY, DOUGLAS S & SUSAN R
2042 WEBSTER RD
WEBSTER, IN 47392

Legal

PT NW SEC 10-14-1 26.10A PT NW SEC 10-14-1 97.41A



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 0' X 0', CI 0' 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

Transfer of Ownership

Table with 8 columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I

Notes

11/5/2020 Misc: 2021 GENERAL REVALUATION

Land Computations

Table with 2 columns: Description, Value. Includes 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

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 840 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 | 110  | \$9,400 |
| Porch, Open Masonry   | 112  | \$6,700 |

**Plumbing**

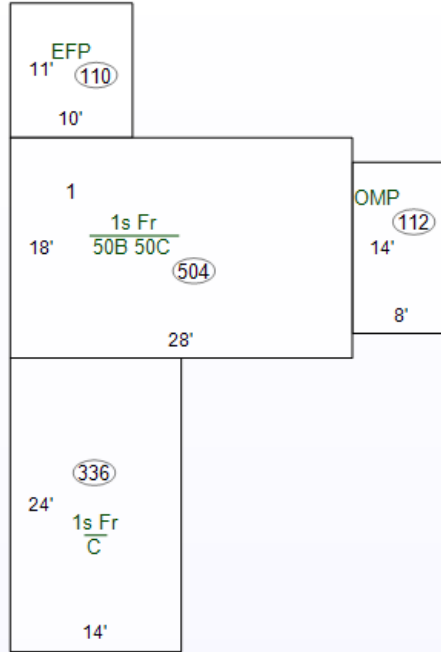
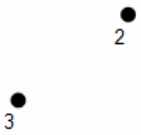
|               | #        | TF       |
|---------------|----------|----------|
| Full Bath     | 1        | 3        |
| Half Bath     | 0        | 0        |
| Kitchen Sinks | 1        | 1        |
| Water Heaters | 1        | 1        |
| Add Fixtures  | 0        | 0        |
| <b>Total</b>  | <b>3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

**Accommodations**

|                     |   |
|---------------------|---|
| <b>Bedrooms</b>     | 2 |
| <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 |

**Cost Ladder**

| Floor | Constr | Base | Finish | Value    | Totals |
|-------|--------|------|--------|----------|--------|
| 1     | 1Fr    | 840  | 840    | \$92,700 |        |
| 2     |        |      |        |          |        |
| 3     |        |      |        |          |        |
| 4     |        |      |        |          |        |
| 1/4   |        |      |        |          |        |
| 1/2   |        |      |        |          |        |
| 3/4   |        |      |        |          |        |
| Attic |        |      |        |          |        |
| Bsmt  |        | 252  | 0      | \$19,000 |        |
| Crawl |        | 588  | 0      | \$6,300  |        |
| Slab  |        |      |        |          |        |

**Total Base** \$118,000

**Adjustments** 1 Row Type Adj. x 1.00 \$118,000

|                  |                     |
|------------------|---------------------|
| Unfin Int (-)    | \$0                 |
| Ex Liv Units (+) | \$0                 |
| Rec Room (+)     | \$0                 |
| Loft (+)         | \$0                 |
| Fireplace (+)    | \$0                 |
| No Heating (-)   | \$0                 |
| A/C (+)          | 1:840 \$5,000       |
| No Elec (-)      | \$0                 |
| Plumbing (+ / -) | 5 - 5 = 0 x \$0 \$0 |
| Spec Plumb (+)   | \$0                 |
| Elevator (+)     | \$0                 |

**Sub-Total, One Unit** \$123,000

**Sub-Total, 1 Units**

|                                   |          |                  |
|-----------------------------------|----------|------------------|
| Exterior Features (+)             | \$16,100 | \$139,100        |
| Garages (+) 0 sqft                | \$0      | \$139,100        |
| Quality and Design Factor (Grade) | 0.90     |                  |
| Location Multiplier               | 0.85     |                  |
| <b>Replacement Cost</b>           |          | <b>\$106,412</b> |

**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            | Wood Fr     | D+2   | 1920       | 1920     | 105        | A  |           | 0.85 |          | 1,092 sqft     | \$106,412 | 50%      | \$53,210      | 0%      | 100% | 1.270 | 1.000 | 100.00 | 0.00  | 0.00  | \$67,600     |
| 2: Detached Garage/Boat H | 1            | Wood Fr     | D     | 1970       | 1970     | 55         | A  | \$44.13   | 0.85 | \$30.01  | 20'x24'        | \$14,404  | 45%      | \$7,920       | 0%      | 100% | 1.270 | 1.000 | 100.00 | 0.00  | 0.00  | \$10,100     |
| 3: Type 3 Barn            | 1            | T31SO       | D     | 1960       | 1960     | 65         | A  | \$17.01   | 0.85 |          | 26' x 40' x 8' | \$8,731   | 65%      | \$3,060       | 50%     | 100% | 1.000 | 1.000 | 100.00 | 0.00  | 0.00  | \$1,500      |