General Information

Parcel Number
89-16-20-220-117.000-030

Local Parcel Number
46-20-220-117.003-29

Tax ID:
029-52762-00

Routing Number
4620220-013

Property Class 680
Exempt, Charitable Organization

Year: 2023

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 294618-029
WAYNE COM-294618 (029)

Section/Plat
4620220

Location Address (4)
800 MENDELSON DR
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography	Flood Hazard
Level	☐
Public Utilities	**ERA**
All	☐
Streets or Roads	**TIF**
Paved	☑

Neighborhood Life Cycle Stage
Static

Printed Monday, May 1, 2023
Review Group 2026

Ownership

GREEN ACRES, INC
800 MENDELSON DR
RICHMOND, IN 47374

Legal

PT NE SEC 20-14-1 7.61A & 0.603A *TIF*

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
01/01/1900	GREEN ACRES, INC		CO	/	$0	I

Notes

8/22/2017 Misc: 2018: GENERAL REVALUATION

Exempt

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

2023	Assessment Year	2023	2022	2021	2020	2019
WIP	Reason For Change	AA	AA	AA	AA	AA
03/31/2023	As Of Date	04/20/2023	04/22/2022	04/16/2021	01/01/2020	01/01/2019
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	☑	☑	☑	☑	☑
$1,108,800	**Land**	**$1,108,800**	**$1,108,800**	**$1,108,800**	**$1,108,800**	**$1,108,800**
$0	Land Res (1)	$0	$0	$0	$0	$0
$0	Land Non Res (2)	$0	$0	$0	$0	$0
$1,108,800	Land Non Res (3)	$1,108,800	$1,108,800	$1,108,800	$1,108,800	$1,108,800
$1,577,000	**Improvement**	**$1,577,000**	**$1,579,500**	**$1,484,700**	**$1,532,300**	**$1,533,000**
$0	Imp Res (1)	$0	$0	$0	$0	$0
$366,500	Imp Non Res (2)	$366,500	$370,600	$339,700	$365,900	$365,900
$1,210,500	Imp Non Res (3)	$1,210,500	$1,208,900	$1,145,000	$1,166,400	$1,167,100
$2,685,800	**Total**	**$2,685,800**	**$2,688,300**	**$2,593,500**	**$2,641,100**	**$2,641,800**
$0	Total Res (1)	$0	$0	$0	$0	$0
$366,500	Total Non Res (2)	$366,500	$370,600	$339,700	$365,900	$365,900
$2,319,300	Total Non Res (3)	$2,319,300	$2,317,700	$2,253,800	$2,275,200	$2,275,900

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

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
11	A		0	6.000000	1.00	$135,000	$135,000	$810,000	0%	0%	1.0000	$810,000
13	A		0	2.213000	1.00	$135,000	$135,000	$298,755	0%	0%	1.0000	$298,760

Data Source External Only **Collector** 06/15/2021 rc **Appraiser** 06/15/2021 rc

Land Computations

Calculated Acreage	8.21
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	8.21
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	8.21
Farmland Value	$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	$0
Classified Total	$0
Farm / Classifed Value	$0
Homesite(s) Value	$0
91/92 Value	$0
Supp. Page Land Value	
CAP 1 Value	$0
CAP 2 Value	$0
CAP 3 Value	$1,108,800
Total Value	**$1,108,800**

General Information

Occupancy	Single-Family
Description	820 MENDELSON DR
Story Height	1
Style	N/A
Finished Area	2816 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	320	$5,100

Plumbing

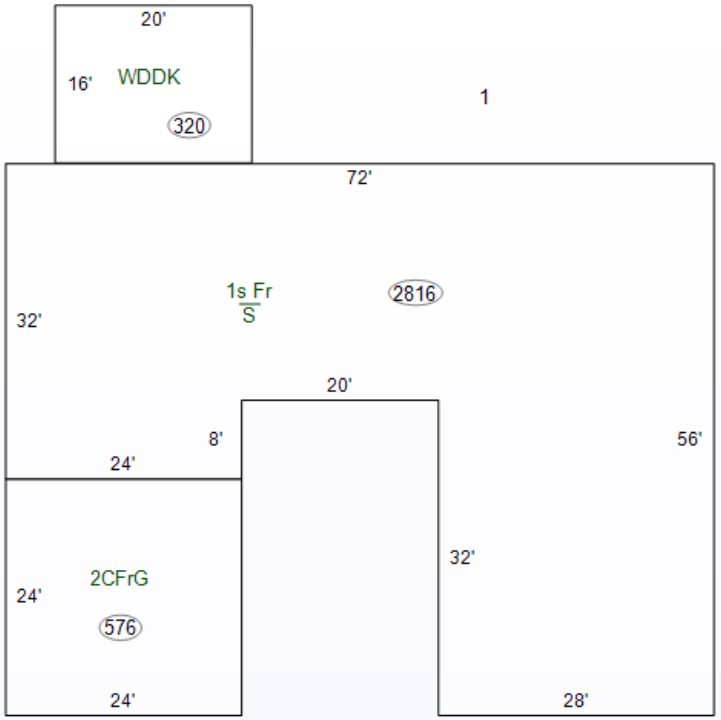
	#	TF
Full Bath	3	9
Half Bath	2	4
Kitchen Sinks	0	0
Water Heaters	1	1
Add Fixtures	1	1
Total	7	15

Accommodations

Bedrooms	0
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	0

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	2816	2816	$167,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		2816	0	$0	
				Total Base	$167,400
Adjustments				**1 Row Type Adj. x 1.00**	$167,400
Unfin Int (-)					$0
Ex Liv Units (+)					$0
Rec Room (+)					$0
Loft (+)					$0
Fireplace (+)					$0
No Heating (-)					$0
A/C (+)				1:2816	$6,200
No Elec (-)					$0
Plumbing (+ / -)				15 – 5 = 10 x $800	$8,000
Spec Plumb (+)					$0
Elevator (+)					$0
				Sub-Total, One Unit	$181,600
				Sub-Total, 1 Units	
Exterior Features (+)				$5,100	$186,700
Garages (+) 576 sqft				$18,600	$205,300
				Quality and Design Factor (Grade)	1.00
				Location Multiplier	0.87
				Replacement Cost	$178,611

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: 820 MENDELSON DR	0%	1	Wood Frame	C	1975	1975	48	A		0.87		2,816 sqft	$178,611	35%	$116,100	0%	100%	1.000	1.0000	$116,100

General Information

Occupancy	Single-Family
Description	817 MENDELSON DR
Story Height	1
Style	N/A
Finished Area	2816 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

Plumbing

	#	TF
Full Bath	3	9
Half Bath	2	4
Kitchen Sinks	0	0
Water Heaters	1	1
Add Fixtures	1	1
Total	7	15

Accommodations

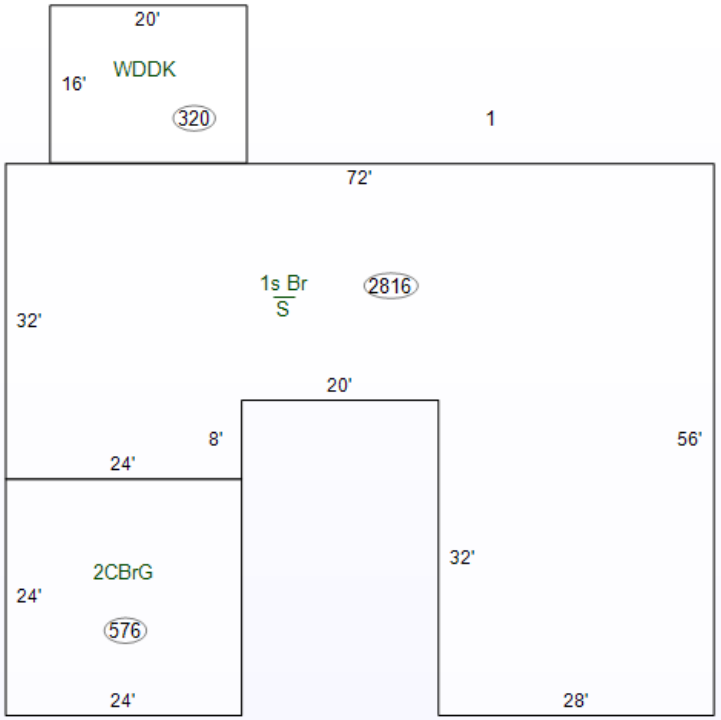
Bedrooms	2
Living Rooms	0
Dining Rooms	1
Family Rooms	0
Total Rooms	6

Heat Type

Central Warm Air

Exterior Features

Description	Area	Value
Wood Deck	320	$5,100



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	2816	2816	$182,600	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		2816	0	$0	
				Total Base	$182,600
Adjustments				**1 Row Type Adj. x 1.00**	$182,600
Unfin Int (-)					$0
Ex Liv Units (+)					$0
Rec Room (+)					$0
Loft (+)					$0
Fireplace (+)					$0
No Heating (-)					$0
A/C (+)				1:2816	$6,200
No Elec (-)					$0
Plumbing (+ / -)				15 – 5 = 10 x $800	$8,000
Spec Plumb (+)					$0
Elevator (+)					$0
				Sub-Total, One Unit	$196,800
				Sub-Total, 1 Units	
Exterior Features (+)				$5,100	$201,900
Garages (+) 576 sqft				$19,400	$221,300
				Quality and Design Factor (Grade)	1.00
				Location Multiplier	0.87
				Replacement Cost	$192,531

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: 817 MENDELSON DR	0%	1	Brick	C	1975	1975	48	A		0.87		2,816 sqft	$192,531	35%	$125,150	0%	100%	1.000	1.0000	$125,200

Total all pages $1,577,000 **Total this page** $125,200

General Information

Occupancy	Single-Family
Description	825 MENDELSON DR
Story Height	1
Style	N/A
Finished Area	2816 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	320	$5,100

Plumbing

	#	TF
Full Bath	3	9
Half Bath	2	4
Kitchen Sinks	0	0
Water Heaters	1	1
Add Fixtures	1	1
Total	7	15

Accommodations

Bedrooms	2
Living Rooms	0
Dining Rooms	1
Family Rooms	0
Total Rooms	6

Heat Type

Central Warm Air

Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	2816	2816	$182,600	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		2816	0	$0	
				Total Base	$182,600
Adjustments				**1 Row Type Adj. x 1.00**	$182,600
Unfin Int (-)					$0
Ex Liv Units (+)					$0
Rec Room (+)					$0
Loft (+)					$0
Fireplace (+)					$0
No Heating (-)					$0
A/C (+)				1:2816	$6,200
No Elec (-)					$0
Plumbing (+ / -)				15 – 5 = 10 x $800	$8,000
Spec Plumb (+)					$0
Elevator (+)					$0
				Sub-Total, One Unit	$196,800
				Sub-Total, 1 Units	
Exterior Features (+)				$5,100	$201,900
Garages (+) 576 sqft				$19,400	$221,300
				Quality and Design Factor (Grade)	1.00
				Location Multiplier	0.87
				Replacement Cost	$192,531

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: 825 MENDELSON DR	0%	1	Brick	C	1975	1975	48	A		0.87		2,816 sqft	$192,531	35%	$125,150	0%	100%	1.000	1.0000	$125,200

Total all pages $1,577,000 **Total this page** $125,200

General Information

Occupancy	C/I Building	**Pre. Use**	General Office
Description	BLDG B VERGIE	**Pre. Framing**	Wood Joist
Story Height	1	**Pre. Finish**	Finished Divided
Type	N/A	**# of Units**	0

	SB	B	1	U
Wall Type			1: 1(309'),2(119')	
Heating			9072 sqft	
A/C			9072 sqft	
Sprinkler				

Plumbing RES/CI

	#	TF	#	TF
Full Bath	0	0	0	0
Half Bath	0	0	0	0
Kitchen Sinks	0	0	0	0
Water Heaters	0	0	0	0
Add Fixtures		0	24	24
Total	0	0	24	24

Roofing

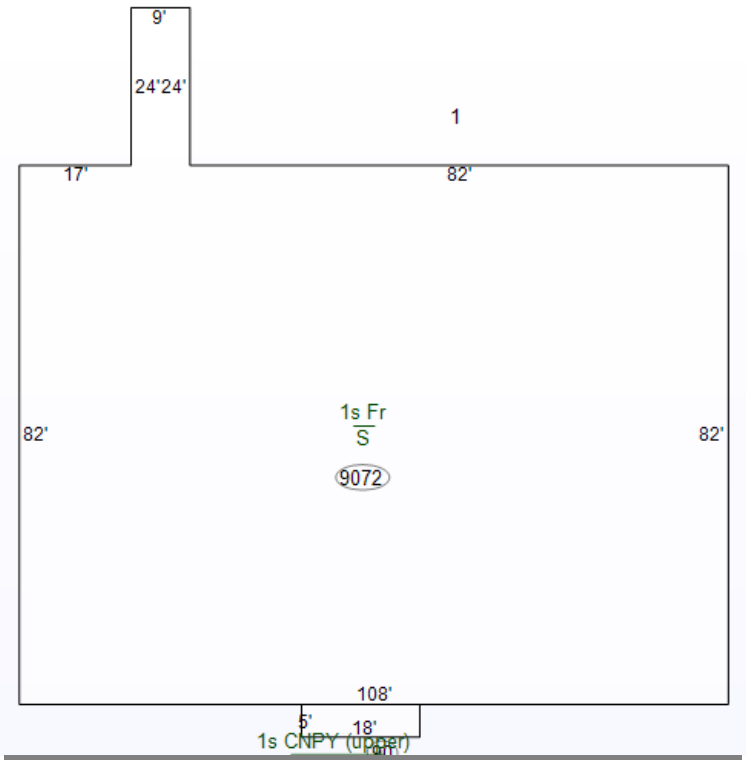
☐ Built Up ☐ Tile ☐ Metal
☐ Wood ☐ Asphalt ☐ Slate
☐ Other

GCK Adjustments

☐ Low Prof ☐ Ext Sheat ☐ Insulatio
☐ SteelGP ☐ AluSR ☐ Int Liner
☐ HGSR ☐ PPS ☐ Sand Pnl

Exterior Features

Description	Area	Value
Stoop, Masonry	90	$2,500
Canopy, Shed Type	90	$700



Floor/Use Computations

Pricing Key	GCR
Use	GENOFF
Use Area	9072 sqft
Area Not in Use	0 sqft
Use %	100.0%
Eff Perimeter	428'
PAR	5
# of Units / AC	0 / N
Avg Unit sz|dpth	
Floor	1
Wall Height	10'
Base Rate	**$79.33**
Frame Adj	$0.00
Wall Height Adj	$0.00
Dock Floor	$0.00
Roof Deck	$0.00
Adj Base Rate	**$79.33**
BPA Factor	1.00
Sub Total (rate)	**$79.33**
Interior Finish	$0.00
Partitions	$0.00
Heating	$0.00
A/C	$0.00
Sprinkler	$0.00
Lighting	$0.00
Unit Finish/SR	$0.00
GCK Adj.	$0.00
S.F. Price	**$79.33**
Sub-Total	
Unit Cost	$0.00
Elevated Floor	$0.00
Total (Use)	**$719,697**

Special Features

Description	Value
Mezz 361sqft	$6,040

Other Plumbing

Description	Value
2 x Ref Wat Cooler	$2600

Building Computations

Sub-Total (all floors)	**$719,697**	Garages	$0
Racquetball/Squash	$0	Fireplaces	$0
Theater Balcony	$0	**Sub-Total (building)**	**$769,936**
Plumbing	$38,400	Quality (Grade)	$1
Other Plumbing	$2,600	Location Multiplier	0.87
Special Features	$6,040	**Repl. Cost New**	**$736,829**
Exterior Features	$3,200		

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: BLDG B VERGIE GAB	0%	1	Wood Frame	C+2	2006	2006	17	A		0.87		9,072 sqft	$736,829	25%	$552,620	0%	100%	1.000	1.0000	$552,600

Total all pages $1,577,000 **Total this page** $552,600

General Information

Occupancy	C/I Building	**Pre. Use**	General Office
Description	BLDG A - OFFIC	**Pre. Framing**	Wood Joist
Story Height	1	**Pre. Finish**	Finished Divided
Type	N/A	**# of Units**	0

	SB	B	1	U
Wall Type			1: 2(860')	
Heating			17548 sqft	
A/C				
Sprinkler				

Plumbing RES/CI

	#	TF	#	TF
Full Bath	0	0	0	0
Half Bath	0	0	0	0
Kitchen Sinks	0	0	0	0
Water Heaters	0	0	0	0
Add Fixtures		0	26	26
Total	0	0	26	26

Roofing

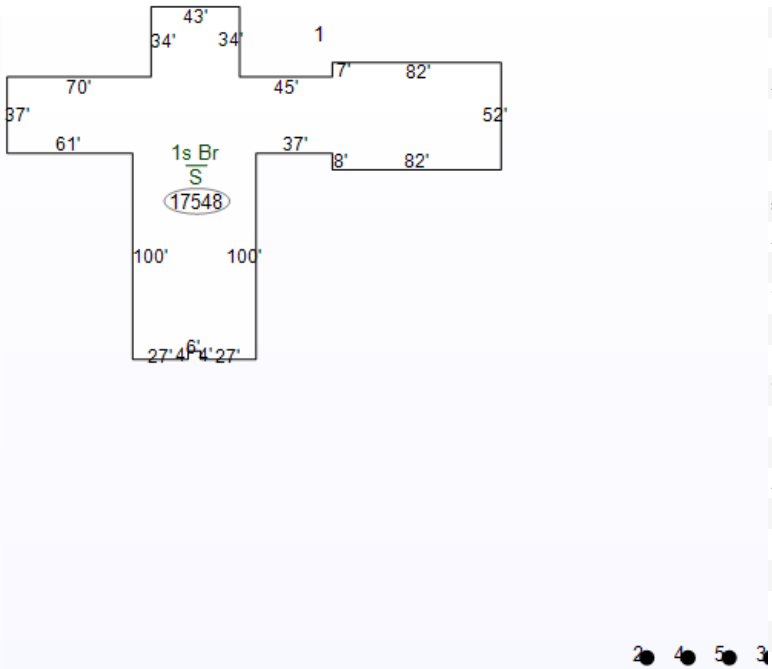
☐ Built Up ☐ Tile ☐ Metal
☐ Wood ☐ Asphalt ☐ Slate
☐ Other

GCK Adjustments

☐ Low Prof ☐ Ext Sheat ☐ Insulatio
☐ SteelGP ☐ AluSR ☐ Int Liner
☐ HGSR ☐ PPS ☐ Sand Pnl

Exterior Features

Description	Area	Value



Special Features

Description	Value
DF, LD 170sqft	$2,970
DF, LD 315sqft	$5,500

Other Plumbing

Description	Value

Building Computations

Sub-Total (all floors)	**$1,412,892**	Garages	$0
Racquetball/Squash	$0	Fireplaces	$0
Theater Balcony	$0	**Sub-Total (building)**	**$1,462,962**
Plumbing	$41,600	Quality (Grade)	$1
Other Plumbing	$0	Location Multiplier	0.87
Special Features	$8,470	**Repl. Cost New**	**$1,527,332**
Exterior Features	$0		

Floor/Use Computations

Pricing Key	GCM	GCR
Use	THEATRE	GENOFF
Use Area	2838 sqft	14710 sqft
Area Not in Use	0 sqft	0 sqft
Use %	16.2%	83.8%
Eff Perimeter	860'	860'
PAR	5	5
# of Units / AC	0	0 / N
Avg Unit sz|dpth	-1	
Floor	1	1
Wall Height	16'	10'
Base Rate	**$112.83**	**$86.97**
Frame Adj	($14.54)	$0.00
Wall Height Adj	($6.08)	$0.00
Dock Floor	$0.00	$0.00
Roof Deck	$0.00	$0.00
Adj Base Rate	**$92.21**	**$86.97**
BPA Factor	1.00	1.00
Sub Total (rate)	**$92.21**	**$86.97**
Interior Finish	$0.00	$0.00
Partitions	$0.00	$0.00
Heating	$0.00	$0.00
A/C	($7.31)	($7.30)
Sprinkler	$0.00	$0.00
Lighting	$0.00	$0.00
Unit Finish/SR	$0.00	$0.00
GCK Adj.	$0.00	$0.00
S.F. Price	**$84.90**	**$79.67**
Sub-Total		
Unit Cost	$0.00	$0.00
Elevated Floor	$0.00	$0.00
Total (Use)	**$240,946**	**$1,171,946**

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: BLDG A - OFFICES	0%	1	Brick	B	1967	1967	56	A		0.87		17,548 sqft	$1,527,332	80%	$305,470	0%	100%	1.000	1.0000	$305,500
2: Paving	0%	1	Asphalt	C	1967	1967	56	A	$2.57	0.87	$2.24	22,000 sqft	$49,190	80%	$9,840	0%	100%	1.000	1.0000	$9,800
3: Type 3 Barn	0%	1	T30W	C	2001	2001	22	A	$11.67	0.87		30' x 80' x 10'	$23,789	40%	$14,270	0%	100%	1.000	1.0000	$14,300
4: Utility Shed	0%	1		D	2001	2001	22	A	$20.94	0.87	$14.57	11'x17'	$2,725	55%	$1,230	0%	100%	1.000	1.0000	$1,200
5: Utility Shed	0%	1		D	1989	1989	34	A	$21.43	0.87	$14.92	10'x16'	$2,386	65%	$840	0%	100%	1.000	1.0000	$800

General Information

Occupancy	C/I Building	**Pre. Use**	Small Shop
Description	BLDG C - WORK	**Pre. Framing**	Fire Resistant
Story Height	1	**Pre. Finish**	Semi-Finished
Type	N/A	**# of Units**	0

	SB	B	1	U
Wall Type			1: 3(622')	
Heating			20066 sqft	
A/C				
Sprinkler				

Plumbing RES/CI

	#	TF	#	TF
Full Bath	0	0	0	0
Half Bath	0	0	0	0
Kitchen Sinks	0	0	0	0
Water Heaters	0	0	0	0
Add Fixtures		0	20	20
Total	0	0	20	20

Roofing

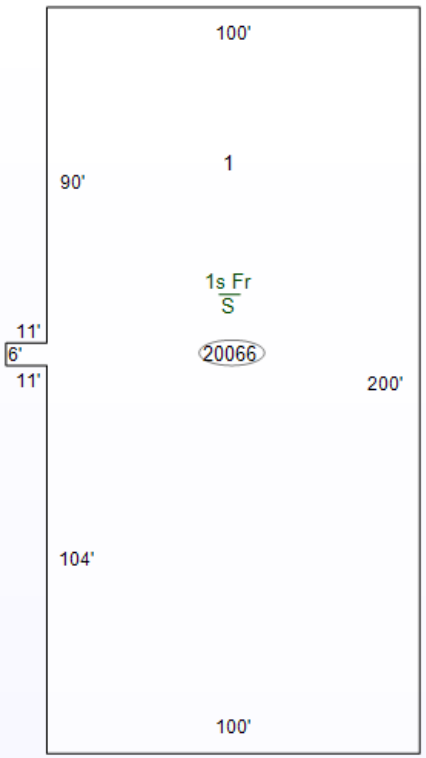
☐ Built Up ☐ Tile ☐ Metal
☐ Wood ☐ Asphalt ☐ Slate
☐ Other

GCK Adjustments

☐ Low Prof ☐ Ext Sheat ☐ Insulatio
☐ SteelGP ☐ AluSR ☐ Int Liner
☐ HGSR ☐ PPS ☐ Sand Pnl

Exterior Features

Description	Area	Value



Floor/Use Computations

Pricing Key	GCI	GCI
Use	SMSHOP	SMSHOP
Use Area	15066 sqft	5000 sqft
Area Not in Use	0 sqft	0 sqft
Use %	75.1%	24.9%
Eff Perimeter	622'	622'
PAR	3	3
# of Units / AC	0 / N	0 / N
Avg Unit sz|dpth		
Floor	1	1
Wall Height	18'	22'
Base Rate	**$41.51**	**$41.51**
Frame Adj	$0.00	$0.00
Wall Height Adj	$1.76	$3.52
Dock Floor	$0.00	$0.00
Roof Deck	$0.00	$0.00
Adj Base Rate	**$43.27**	**$45.03**
BPA Factor	1.00	1.00
Sub Total (rate)	**$43.27**	**$45.03**
Interior Finish	$0.00	$0.00
Partitions	$0.00	$0.00
Heating	$0.00	$0.00
A/C	$0.00	$0.00
Sprinkler	$0.00	$0.00
Lighting	$0.00	$0.00
Unit Finish/SR	$0.00	$0.00
GCK Adj.	$0.00	$0.00
S.F. Price	**$43.27**	**$45.03**
Sub-Total		
Unit Cost	$0.00	$0.00
Elevated Floor	$0.00	$0.00
Total (Use)	**$651,906**	**$225,150**

Special Features

Description	Value
Mezz 484sqft	$6,050

Other Plumbing

Description	Value

Building Computations

Sub-Total (all floors)	**$877,056**	Garages	$0
Racquetball/Squash	$0	Fireplaces	$0
Theater Balcony	$0	**Sub-Total (building)**	**$915,106**
Plumbing	$32,000	Quality (Grade)	$1
Other Plumbing	$0	Location Multiplier	0.87
Special Features	$6,050	**Repl. Cost New**	**$796,142**
Exterior Features	$0		

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: BLDG C - WORKSHO	0%	1	Wood Frame	C	1978	1988	35	A		0.87		20,066 sqft	$796,142	78%	$175,150	0%	100%	1.000	1.0000	$175,200

Total all pages $1,577,000 **Total this page** $175,200

General Information

Occupancy	C/I Building	**Pre. Use**	Light Warehouse
Description	BLDG D - WARE	**Pre. Framing**	Fire Resistant
Story Height	1	**Pre. Finish**	Unfinished
Type	N/A	**# of Units**	0

	SB	B	1	U
Wall Type			1: 3(380')	
Heating				
A/C				
Sprinkler				

Plumbing RES/CI

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

Roofing

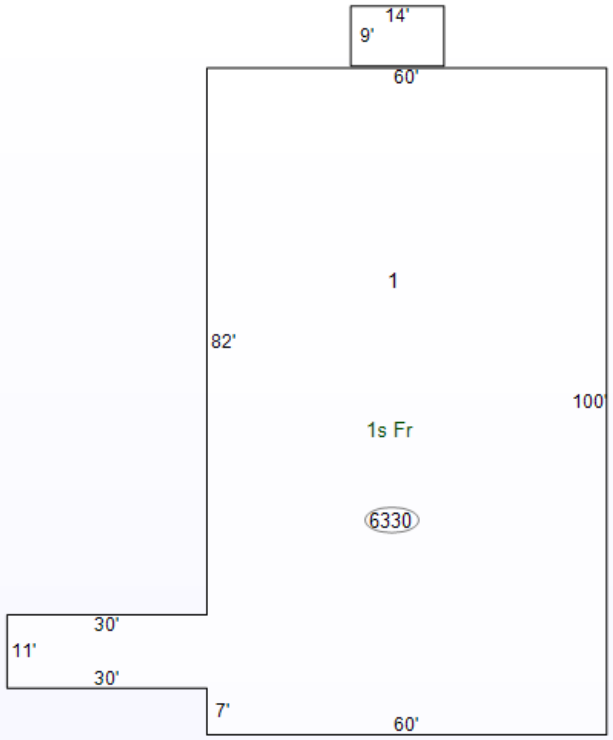
☐ Built Up ☐ Tile ☐ Metal
☐ Wood ☐ Asphalt ☐ Slate
☐ Other

GCK Adjustments

☐ Low Prof ☐ Ext Sheat ☐ Insulatio
☐ SteelGP ☐ AluSR ☐ Int Liner
☐ HGSR ☐ PPS ☐ Sand Pnl

Exterior Features

Description	Area	Value
Porch, Open Frame	126	$5,800



Floor/Use Computations

Pricing Key	GCI
Use	LWRHSE
Use Area	6330 sqft
Area Not in Use	0 sqft
Use %	100.0%
Eff Perimeter	380'
PAR	6
# of Units / AC	0 / N
Avg Unit sz|dpth	
Floor	1
Wall Height	18'
Base Rate	**$58.66**
Frame Adj	$0.00
Wall Height Adj	$0.00
Dock Floor	$0.00
Roof Deck	$0.00
Adj Base Rate	**$58.66**
BPA Factor	1.00
Sub Total (rate)	**$58.66**
Interior Finish	$0.00
Partitions	$0.00
Heating	($1.60)
A/C	$0.00
Sprinkler	$0.00
Lighting	$0.00
Unit Finish/SR	$0.00
GCK Adj.	$0.00
S.F. Price	**$57.06**
Sub-Total	
Unit Cost	$0.00
Elevated Floor	$0.00
Total (Use)	**$361,190**

Special Features

Description	Value

Other Plumbing

Description	Value

Building Computations

Sub-Total (all floors)	**$361,190**	Garages	$0
Racquetball/Squash	$0	Fireplaces	$0
Theater Balcony	$0	**Sub-Total (building)**	**$366,990**
Plumbing	$0	Quality (Grade)	$1
Other Plumbing	$0	Location Multiplier	0.87
Special Features	$0	**Repl. Cost New**	**$319,281**
Exterior Features	$5,800		

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Co nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: BLDG D - WAREHOU	0%	1	Wood Frame	C	1993	1993	30	A		0.87		6,330 sqft	$319,281	59%	$130,910	0%	100%	1.000	1.0000	$130,900

Total all pages $1,577,000 **Total this page** $130,900

General Information

Occupancy	Bleachers
Description	Bleachers
Story Height	0
Style	N/A
Finished Area	
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

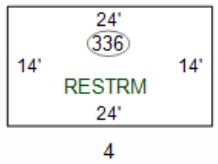
Plumbing

	#	TF
Full Bath		
Half Bath		
Kitchen Sinks		
Water Heaters		
Add Fixtures		
Total		

Accommodations

Bedrooms	
Living Rooms	
Dining Rooms	
Family Rooms	
Total Rooms	

Heat Type



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1					
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab					

	Total Base	
Adjustments	**Row Type Adj.**	
Unfin Int (-)		
Ex Liv Units (+)		
Rec Room (+)		
Loft (+)		
Fireplace (+)		
No Heating (-)		
A/C (+)		
No Elec (-)		
Plumbing (+ / -)		
Spec Plumb (+)		
Elevator (+)		
	Sub-Total, One Unit	$0
	Sub-Total, 1 Units	
Exterior Features (+)	$0	$0
Garages (+) 0 sqft	$0	$0
	Quality and Design Factor (Grade)	1.00
	Location Multiplier	0.87
	Replacement Cost	$4,893

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Age	Cond	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: Bleachers	0%	1	Steel	C	2004	2004	19	A	$56.24	0.87	$48.93	100 Seats, 0 sq	$4,893	71%	$1,420	0%	100%	1.000	1.0000	$1,400
2: Fencing	0%	1	9 Gauge Galvaniz	C	2004	2004	19	A	$13.77	0.87	$13.62	500' x 4'	$6,812	80%	$1,360	0%	100%	1.000	1.0000	$1,400
3: Fencing	0%	1	9 Gauge Galvaniz	C	2004	2004	19	A	$24.88	0.87	$23.29	120' x 12'	$2,795	80%	$560	0%	100%	1.000	1.0000	$600
4: Public Restroom Buildi	0%	1		C	2009	2009	14	A	$105.7	0.87	$91.99	336 sqft	$30,910	50%	$15,450	0%	100%	1.000	1.0000	$15,500
5: Utility Shed	0%	1		C	2004	2004	19	A	$21.43	0.87	$18.64	12'x12'	$2,685	50%	$1,340	0%	100%	1.000	1.0000	$1,300