

General Information

Parcel Number 89-16-27-400-210.000-028

Local Parcel Number 46-27-400-210.000-15

Tax ID: 015-00867-00

Routing Number

Property Class 510 1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 028 (Local 015) WAYNE TOWNSHIP

School Corp 8385 RICHMOND COMMUNITY

Neighborhood 154164-015 WAYNE-154164 (015)

Section/Plat 4627400

Location Address (1) 26 CIRCLE DR 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 2029

Ownership

GARRETT RESIDENTIAL PROPERTI 1001 CANTERBURY TRAIL RICHMOND, IN 47374

Legal

LOT 26 PLEASANT VIEW HTS 1ST

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 12/02/2021 to 01/01/1900.

Notes

10/8/2024 Misc: 2025 GENERAL REVAUATION 9/28/2020 Misc: 2021 GENERAL REVAL



Res

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

Table with columns: 2025, 2024, 2023, 2022, 2021. Rows include Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total, and various Res (1, 2, 3) categories.

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

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 (0.50), Actual Frontage (155), Developer Discount, Parcel Acreage (0.50), 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 (0.50), 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 (\$20,300), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$20,300).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1680 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	224	\$15,000

Plumbing

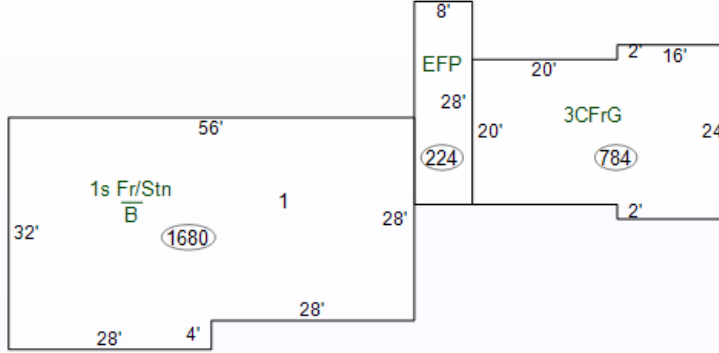
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	2	2
Total	6	10

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Heat Pump



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 91A	1680	1680	\$148,100	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1680	0	\$48,700	
Crawl				
Slab				

Adjustments	1 Row Type Adj. x 1.00	\$196,800
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Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	3:800	\$13,100
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1680	\$5,200
No Elec (-)		\$0
Plumbing (+ / -)	10 - 5 = 5 x \$800	\$4,000
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$223,600
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Sub-Total, 1 Units	\$223,600
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Exterior Features (+)	\$15,000	\$238,600
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Garages (+) 784 sqft	\$30,400	\$269,000
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Quality and Design Factor (Grade)		1.00
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Location Multiplier		0.85
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Replacement Cost	\$228,650
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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	1/6 Maso	C	1957	1977	48 A		0.85		3,360 sqft	\$228,650	35%	\$148,620	0%	100%	1.260	1.000	100.00	0.00	0.00	\$187,300