

General Information

Parcel Number 89-16-28-110-206.000-030
Local Parcel Number 46-28-110-206.000-29

Tax ID: 029-03164-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 293226-029 WAYNE-293226 (029)
Section/Plat 4628110
Location Address (1) 1315 WOODLAND TRL 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 2030

Ownership

MULLIN, JEFFREY M & AMY J
1315 WOODLAND TRL
RICHMOND, IN 47374

Legal

LOT 138 OAK PARK SUB SEC V

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 1900 to 2016.

Notes

7/27/2017 Misc: 2018 FIELD CHECK



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 data for years 2022-2025.

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, Actual Frontage, Developer Discount, Parcel Acreage, etc.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1 1/2
Style N/A
Finished Area 2821 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, Open Frame	40	\$4,300
Wood Deck	180	\$4,100

Plumbing

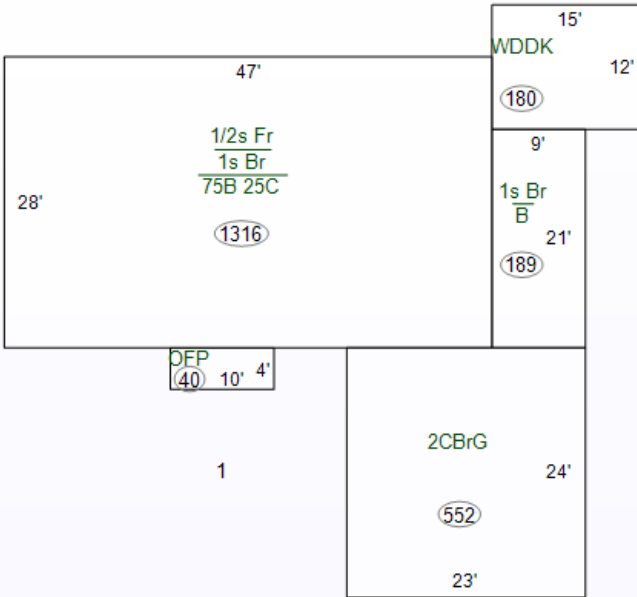
	#	TF
Full Bath	2	6
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	5	10

Accommodations

Bedrooms	4
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	9

Heat Type

Central Warm Air



Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1505	1505	\$148,200	
2					
3					
4					
1/4					
1/2	1Fr	1316	1316	\$48,400	
3/4					
Attic					
Bsmt		1176	0	\$38,600	
Crawl		329	0	\$4,600	
Slab					

Total Base \$239,800
Adjustments 1 Row Type Adj. x 1.00 \$239,800

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1505 1/2:1316	\$6,300
No Elec (-)		\$0
Plumbing (+ / -)	10 - 5 = 5 x \$800	\$4,000
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$254,600

Sub-Total, 1 Units	
Exterior Features (+)	\$8,400 \$263,000
Garages (+) 552 sqft	\$22,300 \$285,300
Quality and Design Factor (Grade)	1.10
Location Multiplier	0.85
Replacement Cost	\$266,756

Specialty Plumbing

Description	Count	Value
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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: Residential Dwelling	1 1/2	3/6 Maso	C+2	1979	1979	46	A		0.85			3,997 sqft	\$266,756	35%	\$173,390	0%	100%	1.220	1.000	100.00	0.00	0.00	\$211,500
2: Utility Shed	1	SV	D	2006	2006	19	A		0.85			10'x14'		50%		0%	100%	1.220	1.000	100.00	0.00	0.00	\$0