

General Information

Parcel Number 89-17-12-000-103.000-029
Local Parcel Number 49-12-000-103.000-16

Tax ID: 016-00141-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 029 (Local 016)
WAYNE TOWNSHIP - SANITARY

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 164963-016
WAYNE-164963 (016)

Section/Plat 4912000

Location Address (1)
1207 S SALISBURY RD
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2028

Ownership

SHAFER, JEFFREY T & AIMEE L L/E
THEIR JOINT REVOCABLE TRUST
1207 S SALISBURY RD
RICHMOND, IN 47374

Legal

LOT 1 CURME 2ND ADDN EX 64.5' ENT S SIDE,
PT SW SEC 1 & NW SEC 12-13-2 0.34A & PT SW
SEC 1-13-2 0.103A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 10/30/2023 to 01/01/1900.

Notes

9/12/2023 Misc: 2024 GENERAL REVAL

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

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for years 2023 and 2025.

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 100' X 150', CI 100' X 150')

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: Description, Value. Rows include Calculated Acreage (0.63), Actual Frontage (138), Total Acres Farmland (0.63), and Total Value (\$34,000).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1240 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
Stoop, Masonry	45	\$2,300
Patio, Concrete	128	\$1,000
Canopy, Shed Type	252	\$1,900

Plumbing

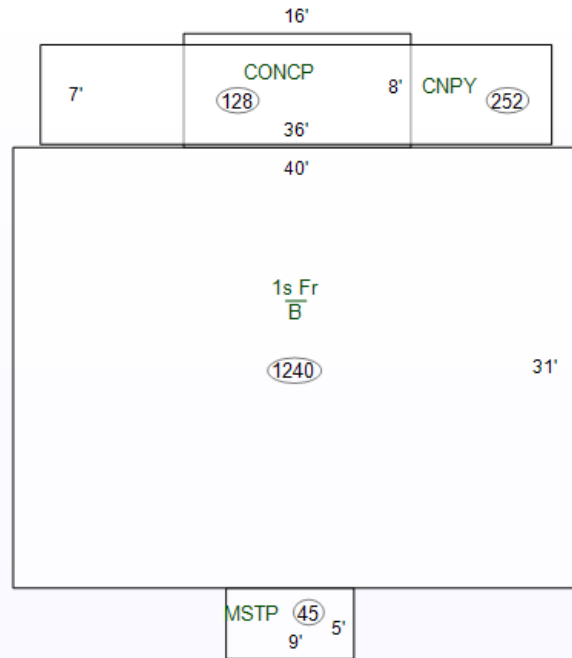
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	1
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



2

Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1240	1240	\$121,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1240	0	\$40,400	
Crawl				
Slab				

	Total Base	\$161,400
Adjustments	1 Row Type Adj. x 1.00	\$161,400
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1240	\$4,200
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

	Sub-Total, One Unit	\$165,600
	Sub-Total, 1 Units	
Exterior Features (+)	\$5,200	\$170,800
Garages (+) 0 sqft	\$0	\$170,800
Quality and Design Factor (Grade)		0.90
Location Multiplier		0.85
Replacement Cost		\$130,662

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	1958	1958	67	A		0.85		2,480 sqft	\$130,662	47%	\$69,250	15%	100%	1.220	1.000	100.00	0.00	0.00	\$71,800
2: Detached Garage/Boat H	1	Wood Fr	C	1987	1987	38	A	\$39.83	0.85	\$33.86	26'x26'	\$22,886	28%	\$16,480	0%	100%	1.220	1.000	100.00	0.00	0.00	\$20,100