

89-17-12-210-110.000-029

LOFTIS, MATTHEW & REBECCA

2401 SW L ST

510, 1 Family Dwell - Platted Lot

WAYNE-164963 (016)/1649

1/2

General Information

Parcel Number 89-17-12-210-110.000-029
Local Parcel Number 49-12-210-110.000-16

Tax ID: 016-00056-00

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 4912210
Location Address (1) 2401 SW L ST RICHMOND, IN 47374

Ownership

LOFTIS, MATTHEW & REBECCA
2401 SW L ST
RICHMOND, IN 47374

Legal

LOT 51 SALISBURY VILLAGE 5TH ADDN

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 11/01/2018 LOFTIS, MATTHEW & 2018008773 PR / \$93,000 and 01/01/1900 DAUGHERTY, DAMEL CO /

Notes

9/20/2023 Misc: 2024 GENERAL REVALUATION
10/7/2019 Misc: 2020 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 Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.57), Actual Frontage (130), Developer Discount, Parcel Acreage (0.57), 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 (0.57), 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 (\$31,700), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$31,700).

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2028

Data Source External Only

Collector 09/13/2023 js

Appraiser 09/20/2023 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1420 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	196	\$10,100
Patio, Concrete	64	\$600
Canopy, Roof Extension	64	\$1,300

Plumbing

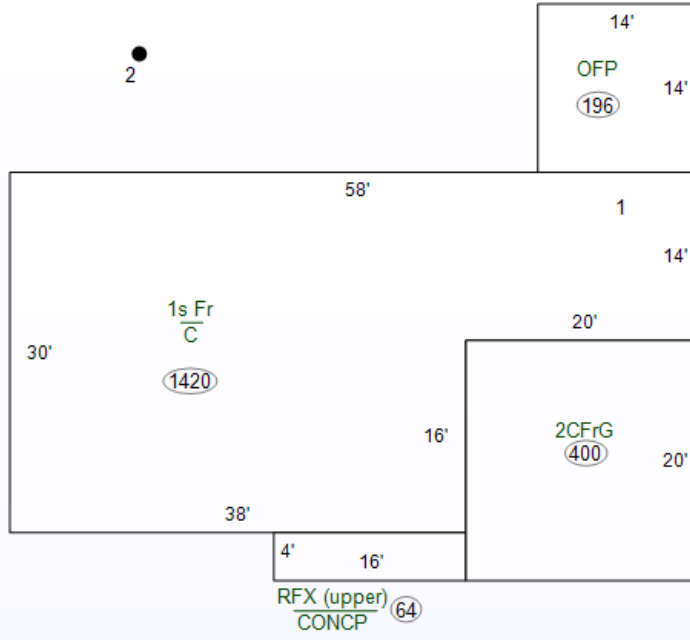
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	1
Total Rooms	6

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1420	1420	\$130,500	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1420	0	\$9,100	
Slab				

	Total Base	\$139,600
Adjustments	1 Row Type Adj. x 1.00	\$139,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1420	\$4,600
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$145,800
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Sub-Total, 1 Units	
Exterior Features (+)	\$12,000 \$157,800
Garages (+) 400 sqft	\$17,600 \$175,400
Quality and Design Factor (Grade)	1.00
Location Multiplier	0.85
Replacement Cost	\$149,090

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	C	1977	1977	48	A		0.85		1,420 sqft	\$149,090	35%	\$96,910	23%	100%	1.220	1.000	100.00	0.00	0.00	\$91,000
2: Utility Shed	1	SV	D	2000	2000	25	A		0.85		16'x24'		55%		0%	100%	1.220	1.000	100.00	0.00	0.00	\$0