

General Information

Parcel Number 89-17-24-000-102.004-004
Local Parcel Number 34-24-000-102.040-03

Tax ID: 003-00565-02

Routing Number

Property Class 380
Mine or Quarry

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 004 (Local 003) CENTER TOWNSHIP

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 934514-003 CENTER COM-934514 (003)

Section/Plat 3424000

Location Address (1) 3031 ABINGTON PIKE RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model CENTER COM-934514 (003)

Characteristics

Topography Flood Hazard

Public Utilities ERA Electricity

Streets or Roads TIF Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Ownership

JETMORE PROPERTIES LLC
3031 ABINGTON PIKE RICHMOND, IN 47374

Legal

PT NW SEC 24-13-2 38.382A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfers from 11/18/2024 and 01/01/1900.

Notes

6/18/2020 Misc: 2020 appeal: changed land to 1 acre primary, 26 acres undevelopped unusable (inactive gravel pit); removed market factors on bldgs; D-1 grade on older bldg -BB/Nexus
4/3/2020 Misc: 2020 EQ review: reallocated land (~22 acres primary commercial quarry; remainder strip mined value) -BB/Nexus
7/2/2018 Misc: 2019 GENERAL REASSESSMENT PHASE 1
2/9/2018 Misc: CHECKED PER ALLOCATION REPORT OKAY'D

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, Land Res (1), Land Non Res (2), Land Non Res (3), Improvement, Imp Res (1), Imp Non Res (2), Imp Non Res (3), Total, Total Res (1), Total Non Res (2), Total Non Res (3). Rows show values for years 2025, 2024, 2023, 2022, 2021.

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

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. Rows show data for lots 11, 14, 6, 82.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (38.38), Actual Frontage (0), Developer Discount, Parcel Acreage (38.38), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.51), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (37.88), Farmland Value (\$4,210), Measured Acreage (10.88), Avg Farmland Value/Acre (387), Value of Farmland (\$14,660), Classified Total (\$0), Farm / Classified Value (\$14,700), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$0), CAP 2 Value (\$4,200), CAP 3 Value (\$49,000), Total Value (\$53,200).

General Information

Occupancy	C/I Building	Pre. Use	GCK
Description	Building	Pre. Framing	Pole Frame
Story Height	1	Pre. Finish	Unfinished
Type	N/A	# of Units	0

SB	B	1	U
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Wall Type	1: 1(276')
Heating	3710 sqft
A/C	
Sprinkler	

Plumbing RES/CI				Roofing		
#	TF	#	TF	<input type="checkbox"/> Built Up	<input type="checkbox"/> Tile	<input type="checkbox"/> Metal
Full Bath	0	0	0	0	<input type="checkbox"/> Wood	<input type="checkbox"/> Asphalt
Half Bath	0	0	0	0	<input type="checkbox"/> Other	
Kitchen Sinks	0	0	0	0	GCK Adjustments	
Water Heaters	0	0	0	0	<input type="checkbox"/> Low Prof	<input type="checkbox"/> Ext Sheat <input checked="" type="checkbox"/> Insulatio
Add Fixtures	0	0	0	0	<input type="checkbox"/> SteelGP	<input type="checkbox"/> AluSR <input type="checkbox"/> Int Liner
Total	0	0	0	0	<input type="checkbox"/> HGSR	<input type="checkbox"/> PPS <input type="checkbox"/> Sand Pnl

Exterior Features

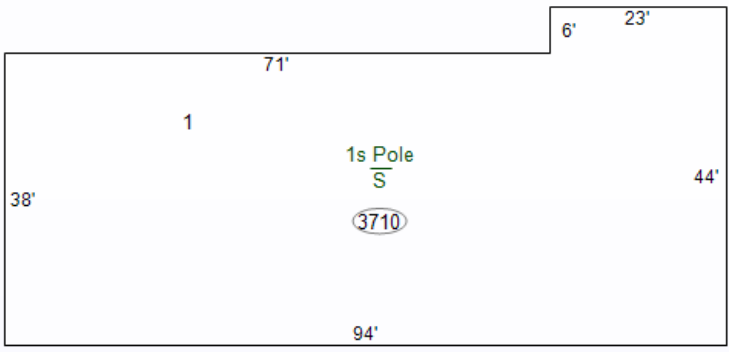
Description	Area	Value
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Special Features

Description	Value
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Other Plumbing

Description	Value
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Floor/Use Computations

Pricing Key	GCK	GCK
Use	GCK	GCK
Use Area	1910 sqft	1800 sqft
Area Not in Use	0 sqft	0 sqft
Use %	51.5%	48.5%
Eff Perimeter	276'	276'
PAR	7	7
# of Units / AC	0 / N	0 / N
Avg Unit sz dpth		
Floor	1	1
Wall Height	14'	18'
Base Rate	\$19.39	\$19.39
Frame Adj	\$0.00	\$0.00
Wall Height Adj	\$0.98	\$2.94
Dock Floor	\$0.00	\$0.00
Roof Deck	\$0.00	\$0.00
Adj Base Rate	\$19.39	\$19.39
BPA Factor	1.00	1.00
Sub Total (rate)	\$19.39	\$19.39
Interior Finish	\$4.45	\$4.45
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.	\$0.65	\$0.65
S.F. Price	\$25.47	\$27.43
Sub-Total		
Unit Cost	\$0.00	\$0.00
Elevated Floor	\$0.00	\$0.00
Total (Use)	\$48,647	\$49,372

Building Computations

Sub-Total (all floors)	\$98,019	Garages	\$0
Racquetball/Squash	\$0	Fireplaces	\$0
Theater Balcony	\$0	Sub-Total (building)	\$98,019
Plumbing	\$0	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.85
Special Features	\$0	Repl. Cost New	\$58,321
Exterior Features	\$0		

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: Building	1	Pole	D-1	1980	1980	45	P		0.85		3,710 sqft	\$58,321	80%	\$11,660	0%	100%	1.000	1.000	0.00	0.00	100.00	\$11,700

General Information

Occupancy	C/I Building	Pre. Use	GCK
Description	Building	Pre. Framing	Pole Frame
Story Height	1	Pre. Finish	Unfinished
Type	N/A	# of Units	0

SB	B	1	U
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Wall Type	1: 1(220')
Heating	3000 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	0	0	0
Total	0	0	0	0

Roofing

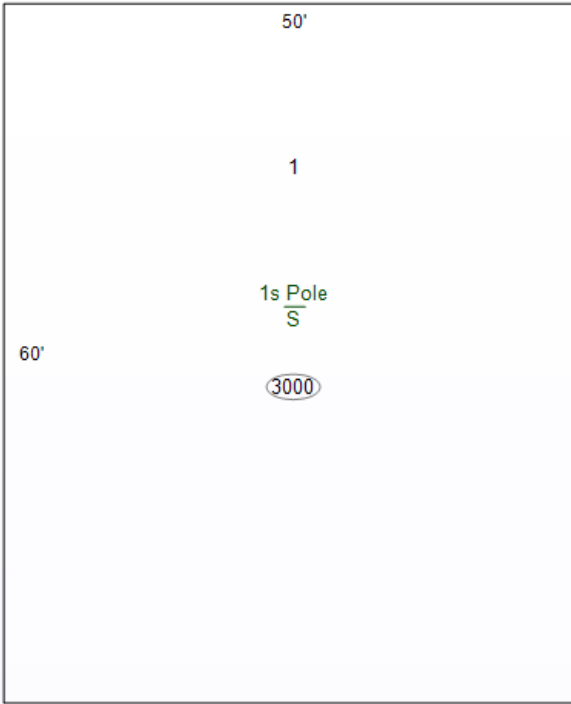
<input type="checkbox"/> Built Up	<input type="checkbox"/> Tile	<input type="checkbox"/> Metal
<input type="checkbox"/> Wood	<input type="checkbox"/> Asphalt	<input type="checkbox"/> Slate
<input type="checkbox"/> Other		

GCK Adjustments

<input type="checkbox"/> Low Prof	<input type="checkbox"/> Ext Sheat	<input checked="" type="checkbox"/> Insulatio
<input type="checkbox"/> SteelGP	<input type="checkbox"/> AluSR	<input type="checkbox"/> Int Liner
<input type="checkbox"/> HGSR	<input type="checkbox"/> PPS	<input type="checkbox"/> Sand Pnl

Exterior Features

Description	Area	Value
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Floor/Use Computations

Pricing Key	GCK
Use	GCK
Use Area	3000 sqft
Area Not in Use	0 sqft
Use %	100.0%
Eff Perimeter	220'
PAR	7
# of Units / AC	0 / N
Avg Unit sz dpth	
Floor	1
Wall Height	16'
Base Rate	\$19.39
Frame Adj	\$0.00
Wall Height Adj	\$1.96
Dock Floor	\$0.00
Roof Deck	\$0.00
Adj Base Rate	\$19.39
BPA Factor	1.00
Sub Total (rate)	\$19.39
Interior Finish	\$4.45
Partitions	\$0.00
Heating	\$0.00
A/C	\$0.00
Sprinkler	\$0.00
Lighting	\$0.00
Unit Finish/SR	\$0.00
GCK Adj.	\$0.65
S.F. Price	\$26.45
Sub-Total	
Unit Cost	\$0.00
Elevated Floor	\$0.00
Total (Use)	\$79,348

Special Features

Description	Value
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Other Plumbing

Description	Value
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Building Computations

Sub-Total (all floors)	\$79,348	Garages	\$0
Racquetball/Squash	\$0	Fireplaces	\$0
Theater Balcony	\$0	Sub-Total (building)	\$79,348
Plumbing	\$0	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.85
Special Features	\$0	Repl. Cost New	\$67,445
Exterior Features	\$0		

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: Building	1	Pole	C	1994	1994	31	A		0.85		3,000 sqft	\$67,445	80%	\$13,490	0%	100%	1.000	1.000	0.00	0.00	100.00	\$13,500

