

89-18-03-220-101.021-030

SLACK, KARL D

236 ARBOR DR

510, 1 Family Dwell - Platted Lot

WAYNE-293353 (029)/2933

1/2

General Information

Parcel Number
89-18-03-220-101.021-030

Local Parcel Number
50-03-220-101.210-29

Tax ID:
029-15482-21

Routing Number
5003220-018

Ownership

SLACK, KARL D
236 ARBOR DR
RICHMOND, IN 47374

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
07/29/2022	SLACK, KARL D	2022007885	WD	/		I
05/26/2009	SLACK, KARL D & MA		CO	/	\$122,000	V
05/26/2009	SLACK, KARL D & MA	2009004991	WD	/	\$122,000	V
01/01/1900	GLENN, BILLY KEITH	2009004991	WD	/	\$122,000	I

Notes

10/10/2024 Misc: 2025 GENERAL REVAUATION

9/11/2018 Misc: 2019 GENERAL REVALUATION

Legal

LOT 13 THE ARBORS 0.138A

Property Class 510
1 Family Dwell - Platted Lot



Res

Year: 2025

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 293353-029
WAYNE-293353 (029)

Section/Plat
5003220

Location Address (1)
236 ARBOR DR
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography **Flood Hazard**
Rolling

Public Utilities **ERA**
Electricity

Streets or Roads **TIF**
Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2029

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

2025	Assessment Year	2025	2024	2023	2022	2021
WIP	Reason For Change	AA	AA	AA	AA	AA
02/19/2025	As Of Date	04/22/2025	04/17/2024	04/20/2023	04/22/2022	04/16/2021
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
\$29,200	Land	\$29,200	\$24,800	\$21,800	\$21,800	\$21,800
\$29,200	Land Res (1)	\$29,200	\$24,800	\$21,800	\$21,800	\$21,800
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$138,100	Improvement	\$138,100	\$117,100	\$105,600	\$106,000	\$98,300
\$138,100	Imp Res (1)	\$138,100	\$117,100	\$105,600	\$106,000	\$98,300
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$167,300	Total	\$167,300	\$141,900	\$127,400	\$127,800	\$120,100
\$167,300	Total Res (1)	\$167,300	\$141,900	\$127,400	\$127,800	\$120,100
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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
F	F		55	55x110	0.93	\$423	\$393	\$21,615	35%	1.0000	100.00	0.00	0.00	\$29,180

Land Computations

Calculated Acreage	0.14
Actual Frontage	55
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.14
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	0.14
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	\$29,200
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$29,200

Data Source External Only

Collector 09/03/2024 js

Appraiser 10/10/2024 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1334 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	35	\$1,800
Canopy, Roof Extension	35	\$800
Patio, Concrete	120	\$1,000

Plumbing

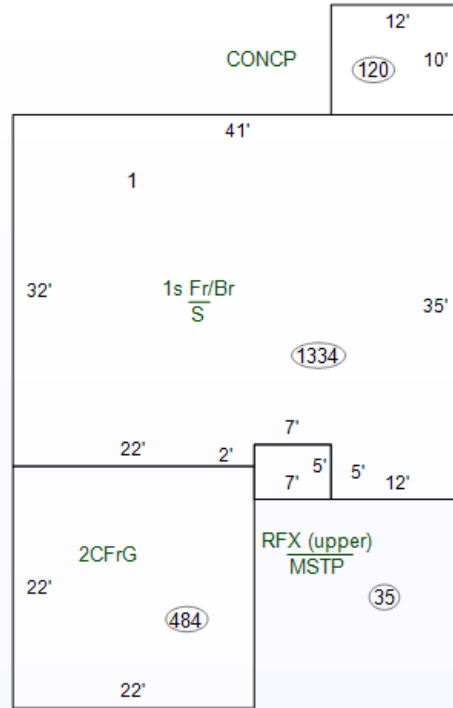
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1	92	1334	1334	\$129,700
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab	1334	0		\$0
			Total Base	\$129,700

Adjustments

Adjustments	1 Row Type Adj. x 1.00	Value
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1334	\$4,400
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$136,500

Sub-Total, 1 Units

Exterior Features (+)	\$3,600	\$140,100
Garages (+) 484 sqft	\$20,100	\$160,200
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
Replacement Cost		\$136,170

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	2/6 Maso	C	2003	2003	22	A		0.85		1,334 sqft	\$136,170	22%	\$106,210	0%	100%	1.300	1.000	100.00	0.00	0.00	\$138,100