

89-18-05-230-105.000-030

SHARED LIFE OUTREACH, INC

317 S 5TH ST

686, Exempt, Church, Chapel, Mosque,

WAYNE COM-294621 (029)/

1/4

General Information

Parcel Number 89-18-05-230-105.000-030

Local Parcel Number 50-05-230-105.000-29

Tax ID: 029-08054-00

Routing Number

Property Class 686 Exempt, Church, Chapel, Mosque,

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 030 (Local 029) RICHMOND CITY -WAYNE TWP

School Corp 8385 RICHMOND COMMUNITY

Neighborhood 294621-029 WAYNE COM-294621 (029)

Section/Plat 5005230

Location Address (1) 317 S 5TH ST RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model WAYNE COM-294621 (029)

Characteristics

Topography Flood Hazard High

Public Utilities ERA All

Streets or Roads TIF Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Ownership

SHARED LIFE OUTREACH, INC 317 S 5TH ST RICHMOND, IN 47374

Legal

42 1/2 FT N S LOT 74 J SMITH ALSO S 1/2 OF VAC ALLEY ON N S



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

Table with columns for Assessment Year (2022-2025), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

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

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Fci F 46 46x129 0.94 \$230 \$216 \$9,936 0% 1.0000 0.00 0.00 100.00 \$9,940

Exempt

Notes

4/12/2023 CYCLICAL: 2023 GENERAL REVALUATION

Land Computations

Table listing land computations such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, and Total Value \$9,900.

Data Source Estimated

Collector 04/12/2023 ts

Appraiser 04/12/2023 ts

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1842 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**

Plumbing

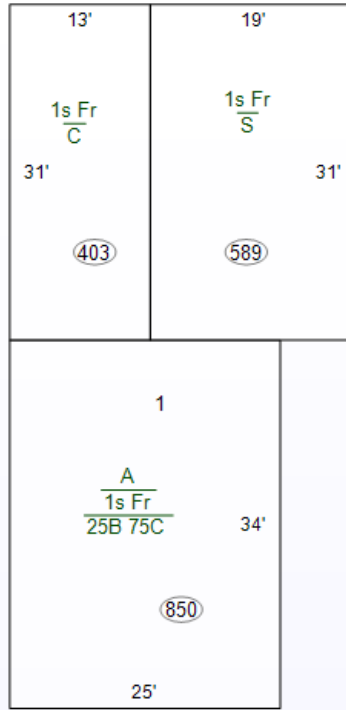
**TF**
Full Bath 1 3
Half Bath 0 0
Kitchen Sinks 1 1
Water Heaters 1 1
Add Fixtures 0 0
Total 3 5

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing

Description **Count** **Value**

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1842	1842	\$157,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic		850	0	\$7,800	
Bsmt		212	0	\$18,100	
Crawl		1040	0	\$7,800	
Slab		589	0	\$0	

Total Base \$191,100

Adjustments 1 Row Type Adj. x 1.00 \$191,100

Unfin Int (-)				\$0
Ex Liv Units (+)				\$0
Rec Room (+)				\$0
Loft (+)				\$0
Fireplace (+)		MS:1 MO:1		\$4,500
No Heating (-)				\$0
A/C (+)		1:1842		\$5,400
No Elec (-)				\$0
Plumbing (+ / -)		5 - 5 = 0 x \$0		\$0
Spec Plumb (+)				\$0
Elevator (+)				\$0

Sub-Total, One Unit \$201,000

Sub-Total, 1 Units

Exterior Features (+)	\$0	\$201,000
Garages (+) 0 sqft	\$0	\$201,000
Quality and Design Factor (Grade)		0.80
Location Multiplier		0.85

Replacement Cost \$136,680

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	Wood Fr	D	1900	1900	125	G			0.85		2,904 sqft	\$136,680	45%	\$75,170	0%	100%	1.000	1.000	100.00	0.00	0.00	\$75,200

General Information

Occupancy	C/I Building	Pre. Use	Theater
Description	Mixed Use Com	Pre. Framing	Wood Joist
Story Height	1	Pre. Finish	Finished Open
Type	N/A	# of Units	0

SB	B	1	U
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Wall Type	1: 1(184')
Heating	1920 sqft
A/C	1920 sqft
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	4	4	
Total	0	4	4	

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 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

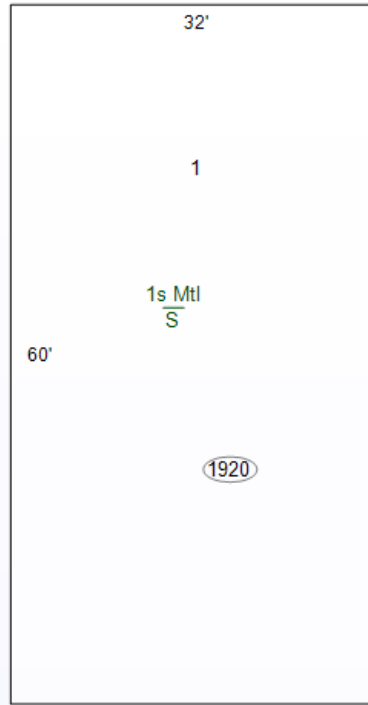
Description	Area	Value
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Special Features

Description	Value
Mezz 448sqft	\$16,164

Other Plumbing

Description	Value
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Floor/Use Computations

Pricing Key	GCM
Use	THEATRE
Use Area	1920 sqft
Area Not in Use	0 sqft
Use %	100.0%
Eff Perimeter	184'
PAR	10
# of Units / AC	0
Avg Unit sz dpth	-1
Floor	1
Wall Height	17'

Base Rate	\$192.60
Frame Adj	(\$16.09)
Wall Height Adj	(\$6.27)
Dock Floor	\$0.00
Roof Deck	\$0.00
Adj Base Rate	\$170.24
BPA Factor	1.00
Sub Total (rate)	\$170.24

Interior Finish	\$0.00
Partitions	\$0.00
Heating	\$0.00
A/C	\$0.00
Sprinkler	\$0.00
Lighting	\$0.00

Building Computations

Sub-Total (all floors)	\$326,861	Garages	\$0
Racquetball/Squash	\$0	Fireplaces	\$0
Theater Balcony	\$0	Sub-Total (building)	\$349,425
Plumbing	\$6,400	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.85
Special Features	\$16,164	Repl. Cost New	\$237,609
Exterior Features	\$0		

Unit Finish/SR	\$0.00
GCK Adj.	\$0.00
S.F. Price	\$170.24
Sub-Total	
Unit Cost	\$0.00
Elevated Floor	\$0.00
Total (Use)	\$326,861

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: Mixed Use Commercial	1	Metal	D	2000	2000	25	A		0.85		1,920 sqft	\$237,609	74%	\$61,780	0%	100%	1.000	1.000	0.00	0.00	100.00	\$61,800

