

89-18-05-330-509.000-030

LIMANS 026 LLC

1023 ABINGTON PIKE

511, 1 Family Dwell - Unplatted (0 to 9.9

WAYNE-294394 (029)/2943

General Information

Parcel Number 89-18-05-330-509.000-030
Local Parcel Number 50-05-330-509.000-29
Tax ID: 029-15477-00
Routing Number

Ownership

LIMANS 026 LLC
17416 SW 35TH CT
MIRAMAR, FL 33029

Legal

PT SW 5-13-1 47 X 205 FT

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 07/18/2024 to 02/22/2010.

Notes

7/27/2023 Misc: 2024 GENERAL REVAL

Property Class 511 RENTAL
1 Family Dwell - Unplatted (0 to 9.9



Res

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 294394-029 WAYNE-294394 (029)
Section/Plat 5005330
Location Address (1) 1023 ABINGTON PIKE RICHMOND, IN 47374

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

Table with columns: Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show valuation data for years 2025, 2024, 2023, 2022, 2021.

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

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.

Zoning ZO01 Residential
Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Neighborhood Life Cycle Stage Static

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.20), Actual Frontage (47), Developer Discount, Parcel Acreage (0.20), 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 (0.20), 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 (\$16,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$16,900).

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1 1/2  
**Style** N/A  
**Finished Area** 1586 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
Wood Deck	94	\$2,800
Wood Deck	160	\$3,700

**Plumbing**

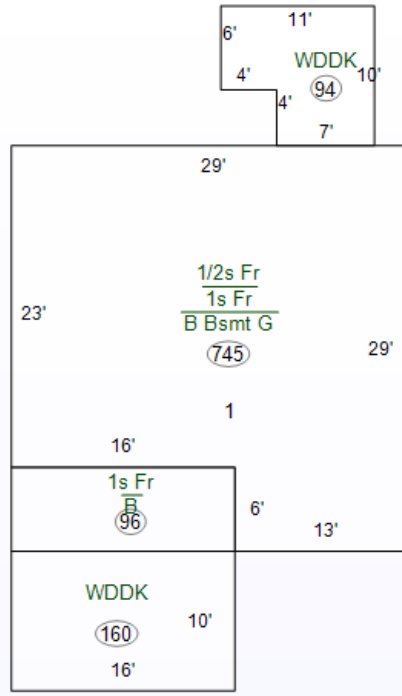
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	3	5

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	6

**Heat Type**

Central Warm Air



Description	Count	Value
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**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	841	841	\$92,700	
2					
3					
4					
1/4					
1/2	1Fr	745	745	\$34,700	
3/4					
Attic					
Bsmt		841	0	\$31,600	
Crawl					
Slab					

	Total Base	Value
<b>Adjustments</b>	<b>1 Row Type Adj. x 1.00</b>	<b>\$159,000</b>
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	PS:1 PO:1	\$4,700
No Heating (-)		\$0
A/C (+)	1/2:745 1:841	\$5,900
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0
<b>Sub-Total, One Unit</b>		<b>\$169,600</b>
<b>Sub-Total, 1 Units</b>		
Exterior Features (+)	\$6,500	\$176,100
Garages (+) 240 sqft	\$3,600	\$179,700
Quality and Design Factor (Grade)		0.90
Location Multiplier		0.85
<b>Replacement Cost</b>		<b>\$137,471</b>

**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 1/2	Wood Fr	D+2	1935	1974	51	A			0.85		2,427 sqft	\$137,471	45%	\$75,610	0%	100%	1.190	1.000	100.00	0.00	0.00	\$90,000