Concernal information Concernal process Transfer of Concernance process Concernance process <thconcernance process<="" th=""> <thconcernance pro<="" th=""><th>89-18-09-220-622.000-030</th><th>KT PROPERTY</th><th>GROUP LLC</th><th>1224 S 23I</th><th>RD ST</th><th></th><th>510,</th><th>, 1 Fam</th><th>nily Dw</th><th>vell - Pla</th><th>tted L</th><th>ot</th><th>WAYNE-295435 (029)/29</th><th>54 1/2</th></thconcernance></thconcernance>	89-18-09-220-622.000-030	KT PROPERTY	GROUP LLC	1224 S 23I	RD ST		510,	, 1 Fam	nily Dw	vell - Pla	tted L	ot	WAYNE-295435 (029)/29	54 1/2
80:16:00:22:00:23:00:29 801 N.8.5T 1100:2011 [bt CT PROPERTY ORD 24400333 WD 151,000 1000220 148: 2033 CPMIRAL REVULTION 50:05:20:07:	General Information	Ow	nership			Tra	nsfer of (Owners	hip				Notes	
Local Parcel Number 500-9220-2210 Discussion Discusin <td></td> <td></td> <td>GROUP LLC</td> <td>Date</td> <td>Owner</td> <td></td> <td>Do</td> <td>c ID Co</td> <td>de Bo</td> <td>ok/Page</td> <td>Adj Sa</td> <td>e Price V/I</td> <td>6/20/2023 Appeal: 2023: INFORMAL</td> <td>REVIEW</td>			GROUP LLC	Date	Owner		Do	c ID Co	de Bo	ok/Page	Adj Sa	e Price V/I	6/20/2023 Appeal: 2023: INFORMAL	REVIEW
Local Science In training Discription of ANNAR TRUCY E Doddling WinD A Value Or State Local Science In training UPU10500 CAMER, RACLARE 20:400320 WD Image: Science Internation WD Value Number Source Science Internation Local Science Internation Res Value Number Source Science Internation Value Number Science Internation Res Value Number Source Science Internation Value Number Science Internation Value Number Science Internation Value Number Science Internation Value Number Science Internation Value Science Internation Value Number Science Internation Value Number Science Required Internation Science Acad Data RickMoNDC Contextstate Science Required Internate	89-18-09-220-622.000-030		7074	11/04/2016	KT PROPI	ERTY GRO	201600) 8995 V	ND	1	;	\$15,000 I	12/14/2022 Misc: 2023 GENERAL RE	VALUATION
024-40.00 Enterplane Enterplane Enterplane Enterplane Sobolize 2016 Property Class 100 Retroit No			1374							/				
Routing Source 1 routing Value 1 Yair 2008														
1 Fainty Dwell - Platted Lot Valuation Records (Work in Progress values are not certified values and are subject to change) 2025 Assessment Year 2025 2024 2024 2024 2024 2024 10000 County WirNe 02/19/2022 As O Date 04/22/2028 04/22/2028 04/17/2024 10000<		20101101#0.20101												
Year: 2025 2026 Assessment Year 2026 2024 2024 2024 2024 Location Information WP Reason For Change AA NF MATCH AA AB														
Location Information 2023 Assessment Team 2023 Assessment Team 2024 2014<	Year: 2025		``````````````````````````````````````				d values		e subje		0 /			
County WATNE Other (cedemail)				2										
WANE Other (external) Other (external) Other (external) Other (external) Indiana Cost Modi Indiana Co				0.4/00/										
Conversition WATNE TOWNSHIP Induction Equalization Factor Notice Required Othel (extention)														
WAYNE Notice Required W		. ,			,	. ,	indiana Co		Indiana					
District 030 (Local 029) RICHMOND CITY - WATNE TWP S15,700 Notice Require Implement S15,700 S15,700 S15,700 S15,700 S15,700 S13,800 School Corp 3855 RICHMOND COMMUNITY S15,700 S15,700 S15,700 S15,700 S15,700 S13,800 Neighborhood 295435-029 Neighborhood 295435,029 S20,000 Imp Res (1) S14,400 S20,000 S15,700 S15,700 S15,700 S16,600 Neighborhood 295435,029 S30,700 S17,100 S35,700 S17,100 S35,700 S16,600 Soctoan Address (1) S35,700 S17,100 S35,700 S17,100 S35,700 S16,600 Location Address (1) S35,700 S17,100 S35,700 S16,600 S16,600 Location Address (1) S3 S3 S0	•	1.0000	· ·	1.0						1.0000				
RICHMOND CITY - MAYNE TWP \$15700 \$512,000 \$50			· ·											
School Corp 8385 RICHMOND COMMUNITY S0 50 S0 S0 S0 S0 S0 S0 S0 S0 S0 S0 S0 S0 S0	· · · · ·													
Shift Out P 250 (CHMOND COMMUNITY 50 (CHMOND COM 50 (CHMOND COM 50 (CHMO				φ1 0 ,			φ							
Neighborhood 295435-029 S20,000 Improvement \$1,400 \$20,000 \$1,400 \$20,000 \$2,2000 WAYNE-295435 (029) \$0	•		Land Non Res (3)			\$0				\$0		\$0		
MA*NE-295435 (029) So So <td></td>														
Section/Plat Imp Non Res (3) SO	•			\$1,										
5009220 S35,700 S16,100 S17,100 S35,700 S16,600 S17,100 S16,600 S17,100 S16,600 S17,100 S16,600 S17,100 S16,600 S16,600 <														
Location Address (1) S37,00 101 Res (1) 317,100 335,700 \$317,100 335,700 \$317,100 335,700 \$317,100 335,700 \$317,100 335,700 \$317,100 \$357,700 \$317,100														
1224 S 23RD ST \$0 Total Non Res (3) \$0 \$0 \$0 \$0 Actual Frontage 138 RICHMOND, IN 47374 Image: Standard Dopth: Res 150', CI 150' Base Lot: Res 100' X 150', CI 100' X 15				\$17,			\$							
Land Data (Standard Depth: Res 150°, Cl 150° Base Lot: Res 100° X 150°, Cl 100° X 150° Developer Discount Developer Discount Zoning Land Type difference Act Front. Size Factor Rate Adj. Rate Infl. Value Market Cap 1 Cap 2 Cap 3 Value Parcel Acreage 0.68 Subdivision F F 138 138x213 1.11 S201 S223 \$30,774 -40% 1.0000 0.00 0.00 \$18,460 82 Uplic Roads NV 0.00 Subdivision F F 138 138x213 1.11 \$201 \$223 \$30,774 -40% 1.0000 0.00 \$0.00 \$18,460 82 Uplic Roads NV 0.00 Lot F F 138 138x213 1.11 \$201 \$223 \$30,774 -40% 1.0000 0.00 \$18,460 82 Uplic Roads NV 0.00 N/A F	, ,												-	
Zoning Iand Type Pricing a Soil Difficult Difficul		÷.		Depth: Res			t: Res 10). CI 10			ţ.	•	
Type define Type define <th< td=""><td>· · · · · · · · · · · · · · · · · · ·</td><td>Pricing Oci</td><td></td><td></td><td></td><td></td><td></td><td></td><td>,</td><td></td><td></td><td></td><td></td><td></td></th<>	· · · · · · · · · · · · · · · · · · ·	Pricing Oci							,					
F F 138 138.213 1.11 \$201 \$223 \$30,774 40% 1,0000 100.00 0.00 \$18,460 82 82 Molecing 83 UT Towers NV 0.00 Lot F F 138 138.213 1.11 \$201 \$223 \$30,774 40% 1,0000 100.00 0.00 \$18,460 82 Woles 83 UT Towers NV 0.00 0.00 91/92 Acres 0.00 0.00 91/92 Acres 0.00 0.00 \$192 Acres 0.00 0.00 \$192 Acres 0.00 0.00 \$192 Acres 0.00 0.00 \$192 Acres 0.00 \$0	Zoning	Type Metho ID		actor Rat					Cap 1	Cap 2	Cap 3	Value		
Subdivision 83 UT Towers NV 0.00 9 Homesite 0.00 91/92 Acres 0.00 Total Acres Farmland Value 0.00 N/A Total Acres Farmland Value \$0 N/A Farmland Value \$0 N/A Aug Farmland Value \$0 N/A Aug Farmland Value \$0 Public Utilities RA Aug Farmland Value/Acre 0.00 Characteristics Avg Farmland Value/Acre 0.00 Topography Flood Hazard \$0 \$0 Level Characteristics \$0 \$0 All Classified Value \$0 \$0 All \$1/92 Value \$0 \$0 Paved \$1/92 Value \$0 \$0 Paved \$1/92 Value \$0 \$0 Paved \$1/92 Value \$0 \$0 Printed Wednesday, April 30, 2025 \$24 Value \$0 Printed Wednesday, April 30, 2025 \$24 Value \$0		u a	120 120,012	1 1 1 \$201	¢00	2 \$20.774	400/	1 0000	100.00	0.00	0.00	¢10.460	U U	
Lot 9 Homesite 0.00 91/92 Acres 0.00 Total Acres Familand 0.68 Market Model Familand Value \$0 N/A Familand Value \$0 Characteristics Avg Familand Value/Acreage 0.00 Level Otal Acres Familand \$0 Public Utilities ERA Au \$0 All Otalsified Total \$0 \$0 Public Utilities ERA Homesite(S) Value \$0 All Otagen Paide Value \$0 \$0 Paved Otagen Paide Value \$0 \$0 Static CAP 1 Value \$1 \$0 Paide Vedmedary, April 30, 2025 CAP 3 Value \$0	Subdivision	гг	130 1308213	1.11 \$201	φ Ζ Ζ,	3 \$30,774	-40%	1.0000	100.00	0.00	0.00	φ10,400		
Lot 91/92 Acres 0.00 Total Acres Familand 0.68 Market Model N/A Familand Value \$0 Characteristics Measured Acreage 0.00 Coharacteristics Avg Familand Value/Acreage 0.00 Level Que of Familand \$0 Level Characteristics Topography Flood Hazard \$0 Level Que of Familand \$0 \$0 \$0 All Gassified Total \$0 </td <td></td>														
Market Model Total Acres Farmland 0.60 N/A Farmland Value \$0 Market Model Farmland Value \$0 N/A Measured Acreage 0.00 Characteristics Avg Farmland Value/Acre 0.0 Topography Flood Hazard Value of Farmland \$0 Level Classified Total \$0 Public Utilities ERA Farm / Classified Value \$0 All Classified Total \$0 \$0 Public Utilities ERA Farm / Classified Value \$0 All Image: Static \$19/92 Value \$0 Paved Image: Static \$19/92 Value \$10 Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 CAP 3 Value \$0	Lot													
Market Model Farmland Value \$0 N/A Measured Acreage 0.00 Characteristics Avg Farmland Value/Acre 0.00 Topography Flood Hazard Value of Farmland \$0 Level Classified Total \$0 Public Utilities ERA Farm / Classifed Value \$0 All Image: Classified Value \$0 \$0 Streets or Roads Tif \$1/92 Value \$0 Paved Image: Classified Value \$0 \$0 Streets or Roads Tif \$0 \$1/92 Value \$0 Paved Image: Classified Value \$0 \$0 \$0 Static CAP 1 Value \$18,500 \$0 \$0 Veidnesday, April 30, 2025 CAP 2 Value \$0 \$0 Printed Wednesday, April 30, 2025 CAP 3 Value \$0														
N/A Measured Acreage 0.0 Characteristics Measured Acreage 0.0 Topography Flood Hazard Value of Farmland Value/Acree 0.0 Level O Classified Total \$0 Public Utilities ERA Farm / Classified Value \$0 All Homesite(s) Value \$0 \$0 Streets or Roads TIF 91/92 Value \$0 Paved Supp. Page Land Value \$0 \$0 Static CAP 1 Value \$18,500 Printed Vednesday, April 30, 2025 CAP 3 Value \$0	Market Model													
Characteristics Avg Farmland Value/Acre 0.0 Topography Flood Hazard Value of Farmland \$0 Level Classified Total \$0 Public Utilities ERA Farm / Classified Value \$0 All Homesite(s) Value \$0 \$0 Streets or Roads TIF \$1/92 Value \$0 Paved \$0 \$1/92 Value \$0 Static CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Vednesday, April 30, 2025 CAP 3 Value \$0														
Topography Flood Hazard Level Image: Classified Total \$0 Public Utilities ERA Classified Total \$0 All Image: Classified Value \$0 \$0 Streets or Roads Tif \$0 \$0 Paved Image: Classified Value \$0 \$0 Streets or Roads Tif \$0 \$0 Paved CAP 1 Value \$0 \$0 Static CAP 1 Value \$18,500 \$0 Static CAP 2 Value \$0 \$0 Printed Wednesday, April 30, 2025 \$0 \$0	Characteristics												•	
Level Classified Total \$0 Public Utilities ERA Farm / Classified Value \$0 All Homesite(s) Value \$0 Streets or Roads TIF 91/92 Value \$0 Paved Supp. Page Land Value \$0 Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 CAP 3 Value \$0													-	
Public Utilities ERA All Farm / Classifed Value \$0 Homesite(s) Value \$0 Streets or Roads TIF Paved 91/92 Value \$0 Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Weinsday, April 30, 2025 CAP 3 Value \$0														
All Homesite(s) Value \$0 Streets or Roads TIF \$1/92 Value \$0 Paved Supp. Page Land Value \$0 Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 \$0	Public Utilities ERA													
Streets or Roads TIF Paved 91/92 Value \$0 Supp. Page Land Value Supp. Page Land Value Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 CAP 3 Value \$0														
Paved Supp. Page Land Value Neighborhood Life Cycle Stage CAP 1 Value \$18,500 Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 \$0	Streets or Roads TIF													
Neighborhood Life Cycle StageCAP 1 Value\$18,500StaticCAP 2 Value\$0PrintedWednesday, April 30, 2025CAP 3 Value\$0	· · · · · · · · · · · · · · · · · · ·													÷
Static CAP 2 Value \$0 Printed Wednesday, April 30, 2025 CAP 3 Value \$0	Neighborhood Life Cvcle Stage													\$18,500
													CAP 2 Value	
Review Group 2027 Data Source External Only Collector 10/20/2022 jh Appraiser 11/17/2022 Nexus Total Value \$18,500							-							
	Review Group 2027	Data Source Ex	ternal Only Colle	ector 10/20/2	2022 jh		Ар	praiser	11/17/	2022	vexus		Total Value	\$18,500

89-18-09-220-62	2.000-030	КТ	PROP	ERTY	GRO	UP LLC	1	224 S	23RD S	т	510	, 1 Fami	ly Dwell - I	Platted	d Lot		WA	YNE-29	9543	5 (029)	2954 ^{2/2}
General In	nformation			Plum	oing												С	ost Lad	lder		
Occupancy	Single-Fami				#	TF						•		Flo	oor Cons	str Ba	ase	Finish		Value	Totals
Description F	Residential Dwellir	ng Fu	II Bath		1	3					7	2		1	1Fr	7	720	720	\$	82,500	
Story Height			lf Bath	l	0	0				18'				2							
Style	N/		tchen S	Sinks	1	1			1	Fr 10				3							
Finished Area	720 sq	l ^{ft} Wa	ater He	aters	1	1				C 12'				4							
Make		Ad	ld Fixtu	ires	0	0				216				1/4	ŀ						
	Finish	То	tal		3	5				<u> </u>				1/2	2						
Earth	Tile										7			3/4	ł						
✓ Slab	Carpet		Acc	ommo	odation	s								At	ic						
✓ Sub & Joist	✓ Unfinished	Be	droom	S		2								Bs	mt	2	252	0	\$	19,000	
Wood	Other	Liv	ving Ro	oms		1				1s Fr 50B 50C				Cr	awl	4	168	0	:	\$5,600	
Parquet		Di	ning Ro	ooms		1				200 200				Sla	ab						
		Fa	mily Re	ooms		0				504									Tota	l Base	\$107,100
	Finish	То	tal Roc	oms		5				28'				Ac	ljustmen	ts	1 Ro	ow Type	Adj.	x 1.00	\$107,100
Plaster/Drywall	Unfinished		_		_	_								Ur	fin Int (-)						\$0
Paneling	Other			Heat 1										Ex	Liv Units	(+)					\$0
Fiberboard		Ce	entral W	arm A	ir					1				Re	c Room ((+)					\$0
	Roofi	nα												Lo	ft (+)						\$0
Built-Up Me			Slate		Tile									Fir	eplace (+)			MS:1	MO:1	\$4,500
Wood Shingle	Other		olute						<u> </u>					No	Heating	(-)					\$0
						_				ISTP (119)				A/	C (+)						\$0
	Exterior F	eature							7'					No	Elec (-)						\$0
Description				Area		Value				17'				Plu	umbing (+	· / -)		5	- 5 =	0 x \$0	\$0
Stoop, Masonry				119		\$3,500								Sp	ec Plumb) (+)					\$0
										Specialty Plu	mbing			Ele	evator (+)						\$0
							Descr	iption			С	ount	Value				S	Sub-Tota	al, On	e Unit	\$111,600
																		Sub-To	otal, 1	Units	
														Ex	terior Fea	atures (+	·)			\$3,500	\$115,100
														Ga	arages (+)	0 sqft				\$0	\$115,100
																uality a	nd De	esign Fa	ctor (Grade)	0.70
																-		Locati	on Mu	ultiplier	0.85
																		Replac	emen	t Cost	\$68,485
									Summ	ary of Improver	nents										
Description		onstr	Grade	Year		Eff Co	Base	LCM	Adj	Size	RCN	Norm	Remain.	Abn	PC Nbh	d Mrkt	Ca	p1 Ca	ip 2	Cap 3	Improv Value
1: Residential Dwellin	•	Type /ood Fr	D-1	Built 1932		Age nd 93 VP	Rate	0.85	Rate	972 sqft	\$68,485	Dep 95%	Value \$3,420	Obs 30% 1	00% 0.98	0 1.000	100		0.00	0.00	\$2,300
2: Detached Garage/E	•	lood Fr		1946		79 F	\$55.64		\$37.84	14'x20'	\$10,594	65%	. ,		00% 0.98		100).00	0.00	\$2,700
- Dotacinoù Gurage/L		00011	D	1040	1040		ψ00.04	0.00	Ψ01.0 1	17 120	φ.0,00-	0070	φ0,710	_0/0 1	0.00		100			0.00	Ψ=,100