

25-08-02-300-004.000-002

General Information

Parcel Number
25-08-02-300-004.000-002

Local Parcel Number
00310402950

Tax ID:

Routing Number
08-02-000-009

Property Class 541
Mobile or Manufactured Home - Un

Year: 2021

Location Information

County
Fulton

Township
HENRY TOWNSHIP

District 002 (Local 003)
HENRY TOWNSHIP

School Corp 4445
TIPPECANOE VALLEY

Neighborhood 03000-002
Henry Res Acreage Default

Section/Plat

Location Address (1)
10138 E 100 N
AKRON, IN 46910

Zoning

Subdivision

Lot

Market Model
03091

Characteristics

Topography
Rolling

Public Utilities
Electricity

Streets or Roads
Paved

Neighborhood Life Cycle Stage
Other

Printed
Review Group 1

Review Group 1

Rudo Barbara L Irrevocable Trus

Ownership

Rudo Barbara L Irrevocable Trust The
10138 E 100 N
Akron, IN 46910

Legal

SW SE SW SW 2-30-4 5 A



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

2021	Assessment Year	2021	2020	2019	2018	2017
WIP	Reason For Change	AA	AA	AA	AA	AA
02/08/2021	As Of Date	03/12/2021	03/10/2020	04/04/2019	06/20/2018	03/29/2017
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"/>
\$21,600	Land	\$21,600	\$21,600	\$21,600	\$26,400	\$26,400
\$14,900	Land Res (1)	\$14,900	\$14,900	\$14,900	\$18,200	\$18,200
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$6,700	Land Non Res (3)	\$6,700	\$6,700	\$6,700	\$8,200	\$8,200
\$26,200	Improvement	\$26,200	\$26,400	\$27,300	\$19,600	\$19,800
\$20,100	Imp Res (1)	\$20,100	\$20,100	\$20,800	\$13,600	\$13,700
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$6,100	Imp Non Res (3)	\$6,100	\$6,300	\$6,500	\$6,000	\$6,100
\$47,800	Total	\$47,800	\$48,000	\$48,900	\$46,000	\$46,200
\$35,000	Total Res (1)	\$35,000	\$35,000	\$35,700	\$31,800	\$31,900
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$12,800	Total Non Res (3)	\$12,800	\$13,000	\$13,200	\$14,200	\$14,300

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

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
9	A		0	1.0000	1.00	\$16,500	\$16,500	\$16,500	0%	100%	0.9000	\$14,850
91	A		0	3.7500	1.00	\$2,000	\$2,000	\$7,500	0%	0%	0.9000	\$6,750
82	A		0	0.2500	1.00	\$1,290	\$1,290	\$323	-100%	0%	1.0000	\$00

10138 E 100 N

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
09/04/2015	Rudo Barbara L Irrevo	201501919	WR	/	\$0	I
06/21/2005	RUDO SAVA & BARB		WD	/	\$0	I
08/22/1983	FROM DRUDGE TO R		WD	/	\$0	I

Res

541, Mobile or Manufactured Home - Un

Henry Res Acreage Default 1/2

Notes

7/12/2018 : PER CYCLICAL REVIEW BY PM - REMOVED CRAWL FROM MOHO ADDED SLAB, REMOVED 65% OBS FROM MOHO, REMOVED UTIL SHED. PB1-OPEN EARTH FLOOR SIZE CORRECTED TO 16X30X8, CORRECTED NBHD FROM .65 TO 1.00, CAR SHED OPEN TO CAR SHED ENCLOSED. NO OTHER CHANGES SEEN. 7-12-18 JD

9/4/2014 : CYC/REV. 9/2/14--B.B.--CHG. PFBSI GRADE FROM A TO C AND CAR SHED OPEN FROM D-1 TO D. 15 PAY 16--DM.

2/8/2012 : PROPERTY CLASS WAS 540 CHANGED TO 541

10/25/2011 : SWMH DRAWN AS STICK BUILT, GRADE E-1, CND FAIR, 65% OBS, 12 PAY 13 --DM.

3/1/2009 : MOHO: BROWN NOVA TRAILER.ADDED EXTRA FULL BATH 10/31/96. CG, CYC/REV. 2008, ADD CSO 20 X 30 N/C 2008, REMOVE INF FCT., CHG. CONV. FCT TO 100%, DWELL CND A, CHG. PFBAW TO GP, SHED 10 X 16 GR G, REMOVE 6 X 6 SHED, SHED 10 X 16 CND A, PFBSI AGE 1987, CND A..

3/1/2009 : CSO HAS DIRT FLOOR.

Land Computations

Calculated Acreage	5.00
Actual Frontage	0
Developer Discount	<input type="checkbox"/>
Parcel Acreage	5.00
81 Legal Drain NV	0.00
82 Public Roads NV	0.25
83 UT Towers NV	0.00
9 Homesite	1.00
91/92 Acres	3.75
Total Acres Farmland	0.00
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	\$14,900
91/92 Value	\$6,800
Supp. Page Land Value	
CAP 1 Value	\$14,900
CAP 2 Value	\$0
CAP 3 Value	\$6,700
Total Value	\$21,600

General Information

Occupancy

Single-Family

Description

SWMH

Story Height

1

Style

Mobile Home

Finished Area

924 sqft

Make

Floor Finish

☐Earth

☐Tile

☐Slab

☐Carpet

☐Sub & Joint

☐Unfinished

☐Wood

☐Other

Wall Finish

☐Plaster/Drywall

☐Unfinished

☐Paneling

☐Other

☐Fiberboard

Roofing

☐Built-Up

☐Metal

☐Asphalt

☐Slate

☐Tile

☐Wood Shingle

☐Other

Exterior Features

Description

Area

Value

Patio, Concrete

216

\$1,200

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

Living Rooms

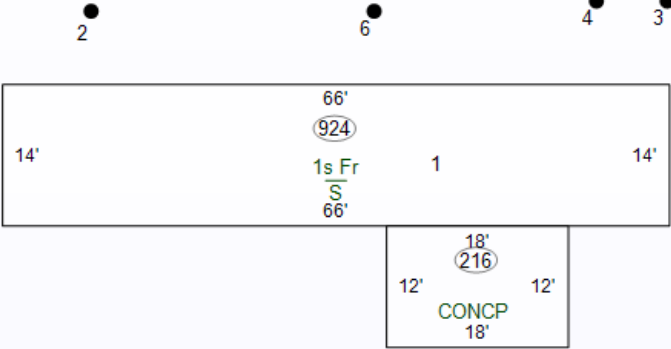
Dining Rooms

Family Rooms

Total Rooms

Heat Type

Other



Specialty Plumbing		
Description	Count	Value

Cost Ladder					
Floor	Constr	Base	Finish	Value	Totals
1	1Fr	924	924	\$69,600	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		924	0	\$0	
		Total Base			\$69,600
Adjustments		1 Row Type Adj. x 1.00			\$69,600
Unfin Int (-)					\$0
Ex Liv Units (+)					\$0
Rec Room (+)					\$0
Loft (+)					\$0
Fireplace (+)					\$0
No Heating (-)					\$0
A/C (+)					\$0
No Elec (-)					\$0
Plumbing (+ / -)			5 – 5 = 0 x \$0		\$0
Spec Plumb (+)					\$0
Elevator (+)					\$0
Sub-Total, One Unit					\$69,600
Sub-Total, 1 Units					
Exterior Features (+)				\$1,200	\$70,800
Garages (+) 0 sqft				\$0	\$70,800
Quality and Design Factor (Grade)					0.30
Location Multiplier					0.88
Replacement Cost					\$18,691

Summary of Improvements																			
Description	Res Eligibl	Story Height	Construction	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
1: SWMH	100%	1	Wood Frame	E-1	1984	1984	37	F		0.88		924 sqft	\$18,691	40%	\$11,210	0%	100%	1.000	0.9000
2: Car Shed Enclosed	0%	1		D	2007	2007	14	A	\$10.10	0.88	\$10.10	20'x30'	\$4,266	30%	\$2,990	0%	100%	1.000	1.0000
3: Garage-Pole	100%	1	Pole	C	1987	1987	34	A	\$17.09	0.88	\$17.09	30'x30'	\$13,535	26%	\$10,020	0%	100%	1.000	1.0000
4: Lean To	0%	1	Earth Floor	D	1990	1990	31	A	\$3.95	0.88	\$3.95	30'x12' x 8'	\$1,001	50%	\$500	0%	100%	1.000	1.0000
5: PB-1 Open	0%	1	T31SO	C	1987	1987	34	F	\$16.76	0.88	\$11.19	16' x 30' x 8'	\$4,726	60%	\$1,890	0%	100%	1.000	1.0000
6: Util Shed	0%	1		D	1900	1900	121	A	\$18.89	0.88	\$18.89	16'x10'	\$2,128	65%	\$740	0%	100%	1.000	1.0000