

<b>Parcel Number</b> 1034745		<b>Ownership</b> <b>Name</b>		<b>Transfer of Ownership</b>		<b>Year</b> 2024	<b>Card 1</b>	
<b>County</b> Marion, IN		SANCHEZ, MANUAL SANCHEZ		<b>Date</b> <b>Grantor</b>		<b>Valid</b> N	<b>Amount</b> 5150.00	<b>Type</b> Sale
<b>Township</b> CENTER				Apr 28, 2014 Barnes Barry T - Apr 18, 2014				
<b>Corporation</b>				Mar 14, 2014 LAYTON SHERIFF JOHN R - Mar 03, 2014		N	82830.68	Sale
<b>District</b>				Apr 29, 2014 FEDERAL NATIONAL MORTGAGE ASSOCIATI - Jan 01,				
<b>Plat</b>				Mar 17, 2014 PLUMLEE, EARL - Jan 01, 1900		Y	0.00	Straight
<b>Map</b> 82-098-032-000		<b>Address</b>				Y	82830.00	Straight
<b>Alt Parcel</b> 49-10-05-137-013.000-101		846 N OAKLAND AVE						
<b>Property Class</b> 510		INDIANAPOLIS, IN 46201-2441						
<b>Tax District</b> 101								
<b>Neighborhood</b> 146082063-1-460r-063								

**Property Address**  
846 N OAKLAND AV  
INDIANAPOLIS, IN 46201

**Account** 2288247

**Book** **Page**

**Legal**  
PARKER AVE ADD L14

<b>Topography</b>	<b>Pub. Utilities</b>	<b>Street or Rd.</b>	<b>Neighborhood</b>
<input checked="" type="checkbox"/> Level	<input checked="" type="checkbox"/> Water	<input checked="" type="checkbox"/> Paved	<input type="checkbox"/> Improving
<input type="checkbox"/> High	<input checked="" type="checkbox"/> Sewer	<input type="checkbox"/> Unpaved	<input checked="" type="checkbox"/> Static
<input type="checkbox"/> Low	<input checked="" type="checkbox"/> Gas	<input type="checkbox"/> Proposed	<input type="checkbox"/> Declining
<input type="checkbox"/> Rolling	<input checked="" type="checkbox"/> Electricity	<input type="checkbox"/> Sidewalk	<input type="checkbox"/> Other
<input type="checkbox"/> Swampy	<input type="checkbox"/>	<input type="checkbox"/> Alley	<input type="checkbox"/> Blighted

VALUATION RECORD				
Assessment Year	2024	2023	2022	
<b>Reason for Change</b>				
<b>Land</b>	Homestead-C1	5,900	5,900	5,900
	Residential-C2	0	0	0
	Non-Residential-C3	0	0	0
	<b>Total Land</b>	<b>5,900</b>	<b>5,900</b>	<b>5,900</b>
<b>Improvements</b>	Homestead-C1	109,000	112,400	119,400
	Residential-C2	0	0	0
	Non-Residential-C3	0	0	0
	<b>Total Imp</b>	<b>109,000</b>	<b>112,400</b>	<b>119,400</b>
<b>Total Assessed Value:</b>		<b>114,900</b>	<b>118,300</b>	<b>125,300</b>

**Property Sub Class:** RES ONE FAMILY PLATTED LOT-510

PRINTED FROM MARION COUNTY, INDIANA

**Memorandum**

**LAND DATA AND COMPUTATIONS**

Land Type	Actual Frontage	Effective Frontage	Effective Depth	Factor	Base Rate	Adjusted Rate	Estimated Value	Influence Factor	Land Value	
F-9	0	37	130	0.99	160.00	158.00	5850	0-	5850	
Acreage / Sq. Ft.										
									<b>Total Residential Land Value</b>	5900
									<b>Total Non-Residential Land Value</b>	0
<b>Total Acreage</b>				0.11	<b>Total Land Value</b>					5900

**Land Type**

- |                         |                         |                  |
|-------------------------|-------------------------|------------------|
| F Front Lot             | 81 Legal Ditch          |                  |
| R Rear Lot              | 82 Public Road          |                  |
| 1 Comm. Ind. Land       | 83 Utility Trans. Tower |                  |
| 11 Primary              | 9 Homesite              |                  |
| 12 Secondary            | 91 Res. Excess Acres    |                  |
| 13 Undeveloped Usable   | 92 Ag Excess Acres      |                  |
| 14 Undeveloped Unusable |                         |                  |
| Influence Factors       |                         |                  |
| 2 Classified Land       | 0 Other                 | 5 Misimprovement |
| 3 Undeveloped Land      | 1 Topography            | 6 Restrictions   |
| 4 Tillable Land         | 2 Under Improved        | 7 Traffic Flow   |
| 5 Non-tillable Land     | 3 Excess Frontage       | 8 View           |
| 6 Woodland              | 4 Shape or Size         | 9 Corner Infl.   |
| 7 Other Farmland        |                         |                  |
| 8 Ag Support Land       |                         |                  |

Occupancy	Story Height	Attic	Bsmt	Crawl
1 <input checked="" type="checkbox"/> Single Family	1.00	0 <input type="checkbox"/> None	0 <input type="checkbox"/> None	0 <input type="checkbox"/>
2 <input type="checkbox"/> Duplex		1 <input checked="" type="checkbox"/> Unfin	1 <input type="checkbox"/> 1/4	1 <input type="checkbox"/>
3 <input type="checkbox"/> Triplex		2 <input type="checkbox"/> 1/2 Fin	2 <input checked="" type="checkbox"/> 1/2	2 <input checked="" type="checkbox"/>
4 <input type="checkbox"/> 4-6 Family		3 <input type="checkbox"/> 3/4 Fin	3 <input type="checkbox"/> 3/4	3 <input type="checkbox"/>
5 <input type="checkbox"/> M home		4 <input type="checkbox"/> Fin	4 <input type="checkbox"/> Full	4 <input type="checkbox"/>
0 <input type="checkbox"/> Row Type				

Construction	Base Area	Floor	Fin.Liv.Area	Value
1 Frame or Alum.	1 872	1.00	872	72,800
2 Stucco				
3 Tile				
4 Concrete Block				
5 Metal				
6 Concrete				
7 Brick	872	Attic		6000
8 Stone	436	Basement		17,300
9 Frame w/Masonry	436	Crawl		4,100

Roofing	
Asphalt Shingles	<input checked="" type="checkbox"/>
Slate or Tile	<input type="checkbox"/>
Metal	<input type="checkbox"/>

Floors	1	2
Earth	<input type="checkbox"/>	<input type="checkbox"/>
Slab	<input type="checkbox"/>	<input type="checkbox"/>
Sub & Joists	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Wood	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Parquet	<input type="checkbox"/>	<input type="checkbox"/>
Tile	<input type="checkbox"/>	<input type="checkbox"/>
Carpet	<input type="checkbox"/>	<input type="checkbox"/>
Linoleum	<input type="checkbox"/>	<input type="checkbox"/>
Unfinished	<input type="checkbox"/>	<input type="checkbox"/>

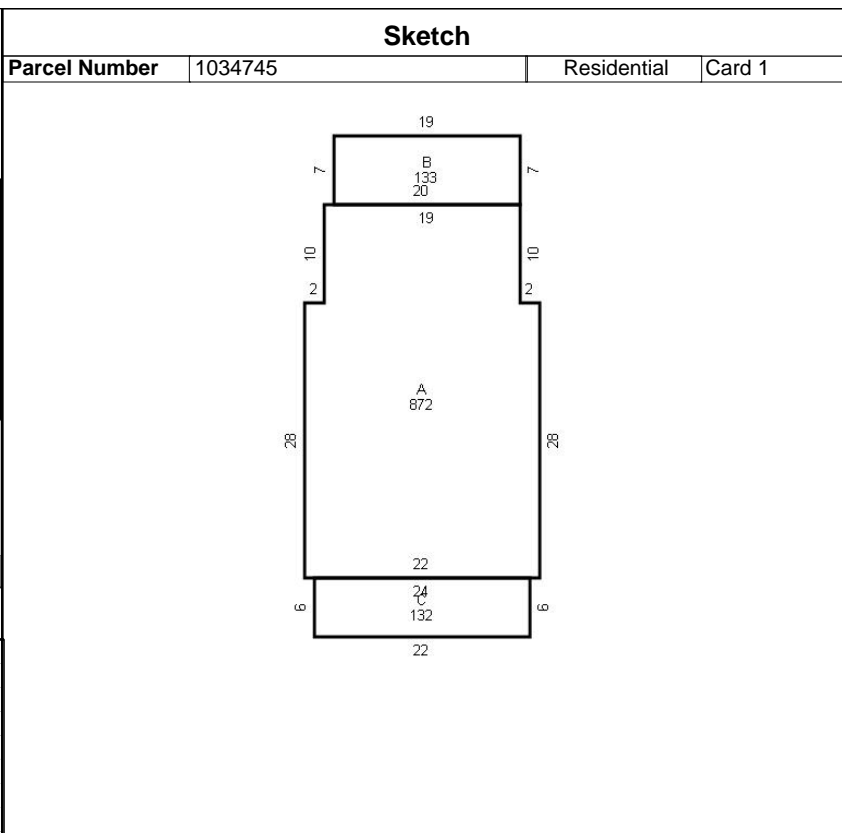
Interior Finish	1	2
Plaster/Dry Wall	<input type="checkbox"/>	<input type="checkbox"/>
Paneling	<input type="checkbox"/>	<input type="checkbox"/>
Fiberboard	<input type="checkbox"/>	<input type="checkbox"/>
Unfinished	<input type="checkbox"/>	<input type="checkbox"/>

Accommodations	
Total # Rooms	8
Bedrooms	3
Family Room	0
Formal Dining Room	1
Rec Room	Type
Fireplace	Stacks
	Openings

Heating / Air Conditioning	
Central Warm Air	<input checked="" type="checkbox"/>
Hot Water or Steam	<input type="checkbox"/>
Heat Pump	<input type="checkbox"/>
No Heat	<input type="checkbox"/>
Gravity/Wall/Space	<input type="checkbox"/>
Central Air Cond.	<input type="checkbox"/>

Plumbing	#	TF
Full Baths	0	0
Half Baths	0	0
Kitchen Sink	1	1
Water Heater	1	1
Extra fixtures		
<b>Total</b>		
No Plumb/Wtr Only	<input type="checkbox"/>	<input type="checkbox"/>

<b>Total Base</b>		<b>100,200</b>
<b>Row-Type Adjustment</b>		1.00
<b>sq.ft. SUB-TOTAL</b>		100,200
Full Unfin Interior (-)		
Half Unfin Interior (-)		
Extra Living Units (+)		
Rec. Room (+)		
Fireplace (+)		
Loft (+)		
No Heat (-)		
Air Conditioning (+)		
No Electricity (-)		
Plumbing (-/+)		
TF:5 - 5		
Specialty Plumbing (+)		
Special Features		
<b>Sub-Total One Unit</b>		<b>100,200</b>
<b>Sub-Total 1 Unit(s)</b>		<b>100,200</b>
Garages		
Integral (-)		
Attached Garage (+)		
Attached Carport (+)		
Basement (-)		
Exterior Features		13,900
<b>Sub-Total</b>		<b>114,100</b>
Grade and Design	C	100
Location Multiplier		1.00
<b>Replacement Cost</b>		<b>114,100</b>
REMODELING & MODERNIZATION		
Amount	Date	
Exterior		
Interior		
Kitchen		
Bath Facilities		
Plumbing System		
Heating System		
Electrical System		
Extensions		



Use	Ht.	Const Type	Grd	Year Const	Efftv Year	Cnd	Base Rate	Feat	Adj Rate	Size or Area	LCM	No. Un.	Rplc Cost	Dep Obs	REM Val	% Cmp	Nbhd Factor	Trend Fctr	Improvement Value
Dwelling		Frame	C	1900	1955	A				2180	1.00		114100	42	66180	100	1.00	1.57	103900
Main Garage	10	Frame	D	1922	1922	F	45.76	0	45.76	14x18	1.00	1	9230	65	3230	100	1.00	1.57	5100

Value Adjustment / Exterior Features	
Value Adjustments	
Exterior Features	
Porch- Enclos Frm/ equal- 1st - 1 - 133sf - 8100	
Porch- Open Frm/ equal- 1st fl - 1 - 132sf - 5800	

**SUMMARY OF IMPROVEMENTS**

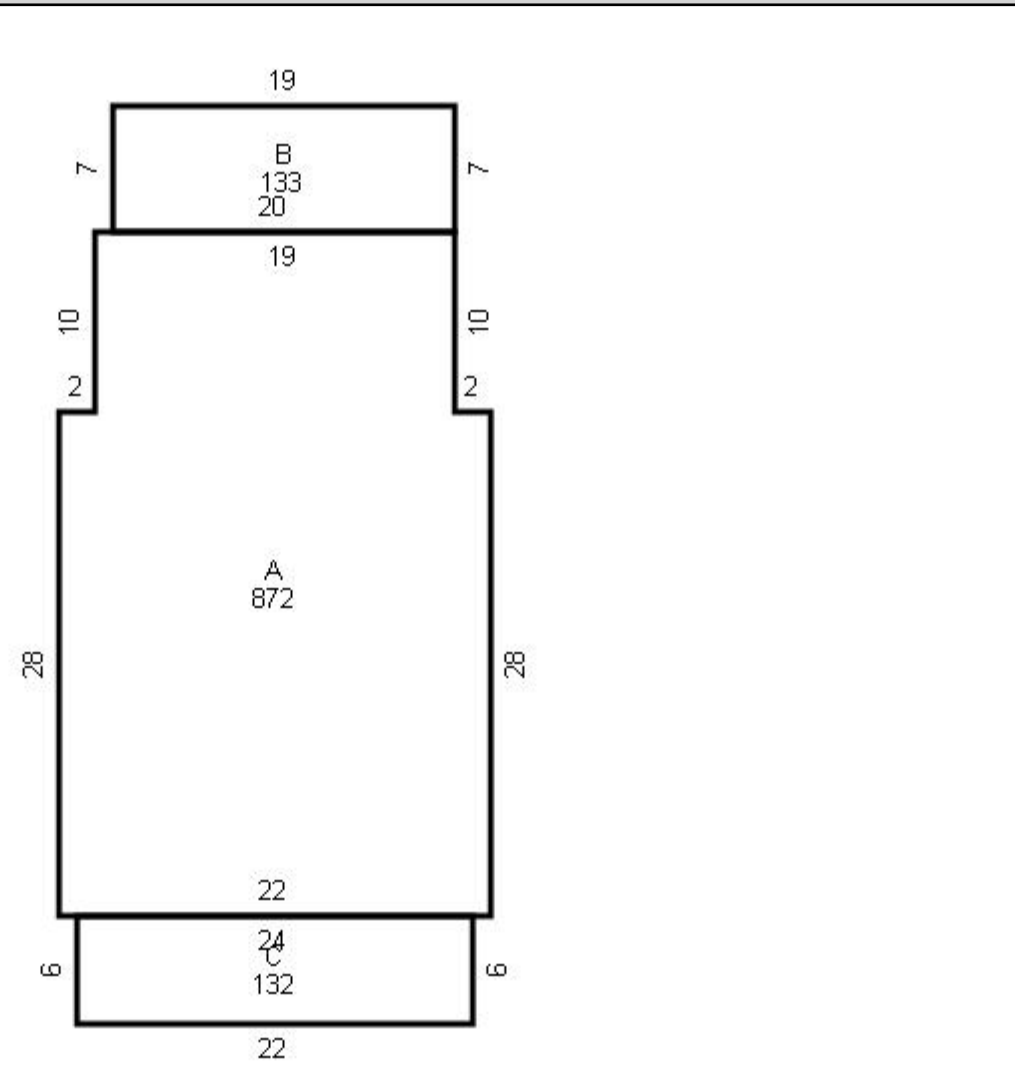
Card Improvement Total	109000
Total Improvement Value	109000

**SKETCH/AREA TABLE ADDENDUM**

<b>Parcel Number</b>		
1034745		
<b>Year</b>	2024	<b>Card 1</b>
<b>Property Address</b>		
846 N OAKLAND AV		

**SKETCH/AREA TABLE ADDENDUM**

**AREA CALCULATIONS SUMMARY**



Name	Description	Size (Sqft)
	Total Sqft.	