

31-10-31-227-015.000-007

ALBIN, RICHARD E. & RALPH D,

952 CAPITOL BLVD

510, 1 Family Dwell - Platted Lot

Harrison Twp - Corydon Ar 1/2

General Information

Parcel Number

31-10-31-227-015.000-007

Local Parcel Number

0040001200

Tax ID:

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County

Harrison

Township

HARRISON TOWNSHIP

District 007 (Local 004)

HARRISON TOWNSHIP

School Corp 3190

SOUTH HARRISON

Neighborhood 3107513-007

Harrison Twp - Corydon Area #8

Section/Plat

31.14

Location Address (1)

952 CAPITOL BLVD
CORYDON,, IN 47112

Zoning

Subdivision

Lot

Market Model

N/A

Characteristics

Topography

Flood Hazard

Rolling

Public Utilities

ERA

Water, Gas, Electricity

Streets or Roads

TIF

Paved

Neighborhood Life Cycle Stage

Other

Printed Saturday, May 3, 2025

Review Group

Data Source N/A

Ownership

ALBIN, RICHARD E. & RALPH D, & M
L. ALLEN AS TENTS IN COMMON
952 CAPITOL BLVD.
CORYDON,, IN 47112

Legal

004-00012-00 PT NE QR 31-3-4 .61 RALPH J.
& RUTH E. ALBIN RETAIN LIFE ESTATE

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj	Sale Price	V/I
03/01/2006	ALBIN, RICHARD E. &		WD	/			I
11/17/1997	MOVED FROM HARRI	0	WD	0/0			I
01/01/1900	ALBIN, RALPH J & RU		WD	/			I

Notes

10/27/2022 3RD: CHANGED EFF YR ON HOUSE FROM 1959 TO 1969 FOR 23 PAY 24 PER R/A
 9/28/2018 3RD: NO CHANGES ON THIS CARD FOR 2019 PAY 2020 PER RA
 10/25/2013 M: CHANGED GRADE ON DET GAR(24X30 YR 1984 FROM C TO D) PER R/A FOR 03/01/14
 10/20/2011 M: NOTE: CHANGED GRADE ON DWELL FROM C TO D+2, CHANGED 7 X 17 OMP TO MSTP, CHANGED 4 X 6 OFF TO MSTP, ADDED A/C FOR 2012 PAY 2013 PER R/A

10/17/2007 ChID: Previous parcel_id:
0304311400300

10/17/2007 MEM: NOTE: MOVED FROM HARRISON TRANSFER BK TO CORYDON CORP. CHANGE MAP # TO 13-03-04-31.14-00300 & TAX ID # TO 013-01739-00 FOR 2006 PAY 2007 NOTE: MOVED FROM CORYDON CORP. BACK TO HARRISON FOR 2006 PAY 2007 NEW #31-10-31-227-015.000-007 (004-00012-00)

Res

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

2025	Assessment Year	2025	2024	2023	2022	2021
WIP		AA	AA	AA	AA	AA
03/29/2025	As Of Date	01/01/2025	04/08/2024	04/03/2023	04/06/2022	03/26/2021
Indiana Cost Mod	Valuation Method	Indiana Cost Mod				
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input type="checkbox"/>				
	Land	\$26,000	\$26,000	\$26,000	\$17,300	\$12,400
	Land Res (1)	\$26,000	\$26,000	\$26,000	\$17,300	\$12,400
	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
	Improvement	\$91,000	\$83,100	\$81,900	\$81,700	\$74,600
	Imp Res (1)	\$91,000	\$83,100	\$71,700	\$69,800	\$64,100
	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
	Imp Non Res (3)	\$0	\$0	\$10,200	\$11,900	\$10,500
	Total	\$117,000	\$109,100	\$107,900	\$99,000	\$87,000
	Total Res (1)	\$117,000	\$109,100	\$97,700	\$87,100	\$76,500
	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
	Total Non Res (3)	\$0	\$0	\$10,200	\$11,900	\$10,500

Land Data (Standard Depth: Res 200', CI 200' 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. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
9	A		0	0.6100	1.42	\$30,000	\$42,600	\$25,986	0%	1.0000	100.00	0.00	0.00	\$25,990

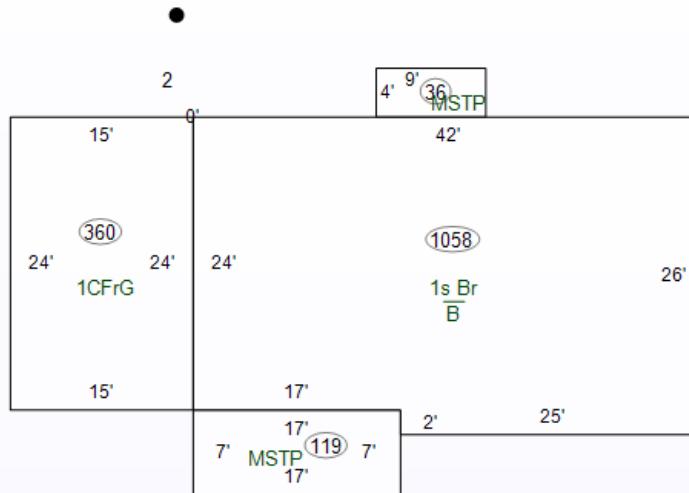
Land Computations

Calculated Acreage	0.61
Actual Frontage	0
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.61
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
9 Homesite	0.61
91/92 Acres	0.00
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	\$26,000
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$26,000
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$26,000

Collector 08/03/2018 SAM

Appraiser

General Information		Plumbing	
Occupancy	Single-Family	#	TF
Description	Single-Family R 01		
Story Height	1		
Style	N/A		
Finished Area	1058 sqft		
Make			
Floor Finish		Accommodations	
<input type="checkbox"/> Earth	<input checked="" type="checkbox"/> Tile	Bedrooms	3
<input type="checkbox"/> Slab	<input type="checkbox"/> Carpet	Living Rooms	0
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished	Dining Rooms	0
<input type="checkbox"/> Wood	<input type="checkbox"/> Other	Family Rooms	0
<input type="checkbox"/> Parquet		Total Rooms	6
Wall Finish		Heat Type	
<input checked="" type="checkbox"/> Plaster/Drywall	<input type="checkbox"/> Unfinished	Central Warm Air	
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other		
<input type="checkbox"/> Fiberboard			
Roofing			
<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate
<input type="checkbox"/> Wood Shingle		<input type="checkbox"/> Other	<input type="checkbox"/> Tile
Exterior Features			
Description	Area	Value	
Stoop, Masonry	119	\$3,500	
Stoop, Masonry	36	\$1,800	



Specialty Plumbing		
Description	Count	Value

Cost Ladder					
Floor	Constr	Base	Finish	Value	Totals
1	7	1058	1058	\$119,200	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1058	0	\$35,800	
Crawl					
Slab					
				Total Base	\$155,000
Adjustments			1 Row Type Adj. x 1.00		\$155,000
Unfin Int (-)					\$0
Ex Liv Units (+)					\$0
Rec Room (+)					\$0
Loft (+)					\$0
Fireplace (+)					\$0
No Heating (-)					\$0
A/C (+)			1:1058		\$4,000
No Elec (-)					\$0
Plumbing (+ / -)			7 - 5 = 2 x \$800		\$1,600
Spec Plumb (+)					\$0
Elevator (+)					\$0
		Sub-Total, One Unit			\$160,600
		Sub-Total, 1 Units			
Exterior Features (+)			\$5,300		\$165,900
Garages (+) 360 sqft			\$16,500		\$182,400
		Quality and Design Factor (Grade)			0.90
		Location Multiplier			0.87
		Replacement Cost			\$142,819

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: Single-Family R 01	1	Brick	D+2	1959	1969	56 A		0.87		2,116 sqft	\$142,819	45%	\$78,550	0%	100%	1.000	1.000	100.00	0.00	0.00	\$78,600
2: Detached Garage R 01	1	Wood Fr	D	1984	1984	41 A	\$39.83	0.87	\$27.72	24'x30'	\$19,960	38%	\$12,370	0%	100%	1.000	1.000	100.00	0.00	0.00	\$12,400