

89-05-23-130-235.000-021

RICHARDS, FLOYD A JR & JEN

204 N SYCAMORE ST

510, 1 Family Dwell - Platted Lot

JEFFERSON-264114 (026)/

1/2

General Information

Parcel Number 89-05-23-130-235.000-021
Local Parcel Number 16-23-130-235.000-26

Tax ID: 026-00373-00

Routing Number

Property Class 510 RENTAL
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township JEFFERSON TOWNSHIP

District 021 (Local 026) HAGERSTOWN TOWN

School Corp 8305 NETTLE CREEK

Neighborhood 264114-026 JEFFERSON-264114 (026)

Section/Plat 1623130

Location Address (1) 204 N SYCAMORE ST HAGERSTOWN, IN 47346

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2030

Ownership

RICHARDS, FLOYD A JR & JENNIFE
204 N SYCAMORE ST
HAGERSTOWN, IN 47346

Legal

LOT 7 BLK 22

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 09/29/2023 to 01/01/1900.

Notes

9/17/2021 Misc: 2022: GENERAL REVALUATION



Res

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

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

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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. Row shows data for F, F, 47, 47x116, 0.95, \$301, etc.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.13), Actual Frontage (47), Developer Discount, Parcel Acreage (0.13), 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 (0.13), 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 (\$13,400), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$13,400).

Data Source Aerial

Collector 08/03/2021 jf

Appraiser 10/07/2021 lp

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1232 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

Plumbing

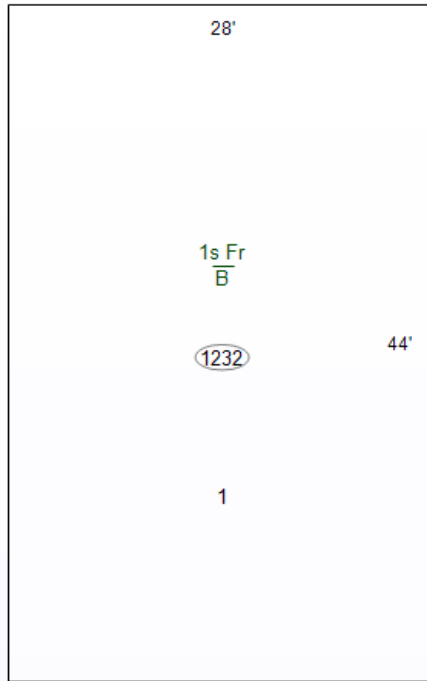
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	1
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1232	1232	\$119,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1232	0	\$39,800	
Crawl					
Slab					

Total Base \$159,200

Adjustments 1 Row Type Adj. x 1.00 \$159,200

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1232 \$4,200
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$163,400

Sub-Total, 1 Units

Exterior Features (+) \$0 \$163,400

Garages (+) 0 sqft \$0 \$163,400

Quality and Design Factor (Grade) 1.00

Location Multiplier 0.85

Replacement Cost \$138,890

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: Residential Dwelling	1	Wood Fr	C	1929	1929	96 F		0.85		2,464 sqft	\$138,890	50%	\$69,450	0%	100%	1.090	1.000	100.00	0.00	0.00	\$75,700
2: Car Shed	1		D	1940	1940	85 A	\$10.10	0.85	\$6.87	15'x20'	\$2,060	65%	\$720	0%	100%	1.090	1.000	100.00	0.00	0.00	\$800
3: Utility Shed	1		D	1929	1929	96 A	\$17.18	0.85	\$11.68	534 sqft	\$6,238	65%	\$2,180	0%	100%	1.090	1.000	100.00	0.00	0.00	\$2,400