

General Information

Parcel Number 89-10-22-110-302.000-005
Local Parcel Number 31-22-110-302.000-04

Tax ID: 004-00315-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 005 (Local 004)
CENTER TOWNSHIP - SANITARY

School Corp 8360
CENTERVILLE-ABINGTON COMM

Neighborhood 995550-004
CENTER-995550 (004)

Section/Plat 3122110

Location Address (1)
3515 COLLEGE CORNER RD
RICHMOND, IN 47374

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 2027

Ownership

GLUNT, MICHELLE E
3515 COLLEGE CORNER RD
RICHMOND, IN 47374

Legal

LOT 2 WESTWOOD FIRST SUB

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 06/24/2010 to 01/01/1900.

Notes

3/3/2023 Misc: 2023 GENERAL REVALUATION



Res

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Land Res (1-3), Improvement, Imp Res (1-3), Total, Total Res (1-3). Rows show values for years 2022-2025.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.40), Actual Frontage (115), Developer Discount, Parcel Acreage (0.40), 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 (0.40), 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 (\$34,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$34,900).

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 F, F, 115, 115x150, 1.06, \$286, \$303, \$34,845, 0%, 1.0000, 100.00, 0.00, 0.00, \$34,850.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1056 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
Patio, Concrete	490	\$3,700
Stoop, Masonry	35	\$1,800
Canopy, Roof Extension	35	\$800

Plumbing

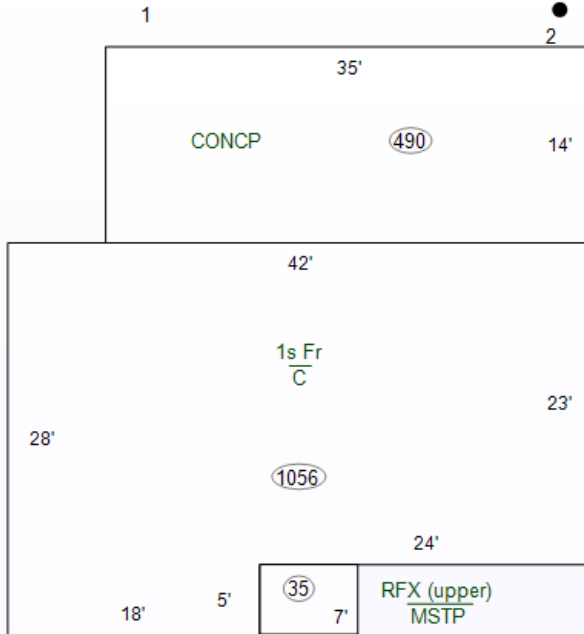
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1056	1056	\$108,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1056	0	\$7,800	
Slab					

Total Base \$116,200

Adjustments 1 Row Type Adj. x 1.00 \$116,200

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1056 \$4,000
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$120,200

Sub-Total, 1 Units

Exterior Features (+)	\$6,300	\$126,500
Garages (+) 0 sqft	\$0	\$126,500
Quality and Design Factor (Grade)	0.90	
Location Multiplier	0.85	

Replacement Cost \$96,773

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	D+2	1950	1975	50	A		0.85		1,056 sqft	\$96,773	40%	\$58,060	40%	100%	1.080	1.000	100.00	0.00	0.00	\$37,600
2: Detached Garage/Boat H	1	Wood Fr	D	1950	1950	75	F	\$46.21	0.85	\$31.42	18'x24'	\$13,575	65%	\$4,750	0%	100%	1.080	1.000	100.00	0.00	0.00	\$5,100
3: Utility Shed	1	SV	D	2005	2005	20	A		0.85		10'x12'		50%		0%	100%	1.080	1.000	100.00	0.00	0.00	\$0