

89-15-25-440-201.000-030

KEMMERLING, TOMMY CARL &

1318 NW 19TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-295435 (029)/2954

1/2

General Information

Parcel Number 89-15-25-440-201.000-030
Local Parcel Number 48-25-440-201.000-29

Tax ID: 029-40475-00

Routing Number 4825440-014

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 295435-029
WAYNE-295435 (029)

Section/Plat 4825440

Location Address (1)
1318 NW 19TH ST
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Sewer, Gas, Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2030

Ownership

KEMMERLING, TOMMY CARL & JEN
JENNIFER SUE
1318 NW 19TH ST
RICHMOND, IN 47374

Legal

LOT 10 BUCHHOLZ SUB DIV 1ST ADDN



Transfer of Ownership

Date 01/01/1900 Owner KEMMERLING, TOM
Doc ID Code Book/Page Adj Sale Price V/I

Notes

11/10/2021 Misc: 2022: GENERAL REVALUATION

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

Table with columns for Assessment Year (2025, 2024, 2023, 2022, 2021), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total, and various sub-categories like Land Res (1), Land Non Res (2), Land Non Res (3), Imp Res (1), Imp Non Res (2), Imp Non Res (3).

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 100' X 150', CI 100' X 150')

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.

Land Computations

Table with columns: Computation Name (Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, Total Value) and Value.

Data Source Aerial

Collector 09/20/2021 rc

Appraiser 11/10/2021 en

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 1917 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
Canopy, Roof Extension	108	\$1,600
Patio, Concrete	108	\$800
Wood Deck	360	\$7,100

**Plumbing**

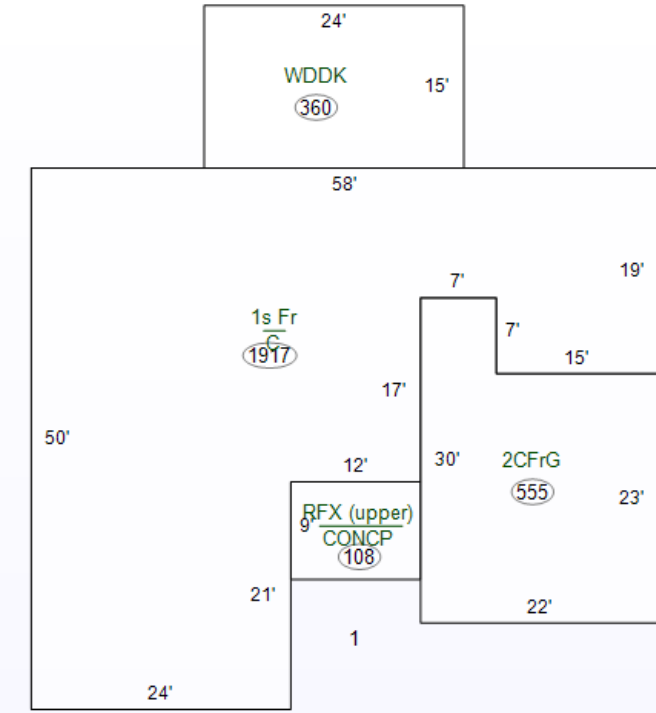
	#	TF
<b>Full Bath</b>	2	6
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	0	0
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	1	1
<b>Total</b>	4	8

**Accommodations**

<b>Bedrooms</b>	4
<b>Living Rooms</b>	0
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	0
<b>Total Rooms</b>	7

**Heat Type**

Central Warm Air



Description	Count	Value
Specialty Plumbing		

**Cost Ladder**

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1917	1917	\$162,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1917	0	\$10,800	
Slab				

<b>Adjustments</b>	<b>1 Row Type Adj. x 1.00</b>	<b>\$172,800</b>
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Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1917	\$5,600
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

<b>Sub-Total, One Unit</b>	<b>\$180,800</b>
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<b>Sub-Total, 1 Units</b>	<b>\$180,800</b>
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Exterior Features (+)	\$9,500	\$190,300
Garages (+) 555 sqft	\$21,400	\$211,700
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85
<b>Replacement Cost</b>		<b>\$188,942</b>

**Summary of Improvements**

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	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+1	1991	1991	34	A			0.85		1,917 sqft	\$188,942	26%	\$139,820	13%	100%	0.980	1.000	100.00	0.00	0.00	\$119,200