

General Information

Parcel Number
89-15-36-340-407.000-030

Local Parcel Number
48-36-340-407.000-29

Tax ID:
029-43441-00

Routing Number
4836340-045

Ownership

A M DICKMAN PROPERTIES LLC
101 S 4TH ST
RICHMOND, IN 47374

Legal

LOT 34 COMMONS WESTVIEW 1ST SUB DIV

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
02/27/2018	A M DICKMAN PROP	2018001501	WD	/	\$59,482	I
06/14/2011	DICKMAN PROPERTI	2011004312	WD	/	\$60,000	I
10/31/2008	BOUSQUET, LINDA &	2008009892	WD	/		I
01/01/1900	ROTHERMEL, HAROL	2008009892	WD	/		I

Notes

12/1/2021 Misc: 2022: GENERAL REVALUATION

Property Class 510 RENTAL
1 Family Dwell - Platted Lot



Res

Year: 2025

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 294303-029
WAYNE-294303 (029)

Section/Plat
4836340

Location Address (1)
2717 NW A ST
RICHMOND, IN 47374

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

2025	Assessment Year	2025	2024	2023	2022	2021
WIP	Reason For Change	AA	AA	AA	AA	AA
02/19/2025	As Of Date	04/22/2025	04/17/2024	04/20/2023	04/22/2022	04/16/2021
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
\$26,400	Land	\$26,400	\$22,500	\$19,700	\$19,700	\$19,700
\$26,400	Land Res (1)	\$26,400	\$22,500	\$19,700	\$19,700	\$19,700
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$102,100	Improvement	\$102,100	\$87,200	\$76,200	\$76,200	\$71,200
\$102,100	Imp Res (1)	\$102,100	\$87,200	\$76,200	\$76,200	\$70,700
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$500
\$128,500	Total	\$128,500	\$109,700	\$95,900	\$95,900	\$90,900
\$128,500	Total Res (1)	\$128,500	\$109,700	\$95,900	\$95,900	\$90,400
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$500

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

Zoning	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
	F	F		91	91x110	0.96	\$302	\$290	\$26,390	0%	1.0000	100.00	0.00	0.00	\$26,390

Subdivision

Lot

Market Model
N/A

Characteristics

Topography **Flood Hazard**
Level

Public Utilities **ERA**
All

Streets or Roads **TIF**
Paved

Neighborhood Life Cycle Stage
Static

Land Computations

Calculated Acreage	0.23
Actual Frontage	91
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.23
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	0.23
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	\$26,400
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$26,400

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1304 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
Stoop, Masonry	30	\$1,800
Patio, Concrete	372	\$2,700
Canopy, Shed Type	180	\$1,400

Plumbing

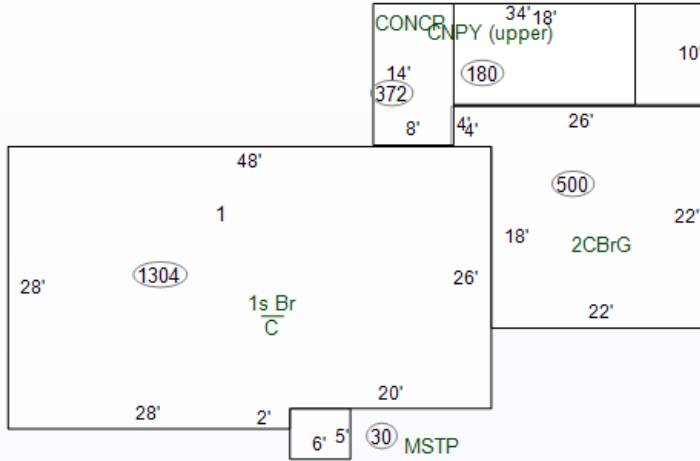
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	1
Total Rooms	6

Heat Type

Central Warm Air



Description	Count	Value
CONCR	1	372
CNPLY (upper)	1	180
1s Br C	1	1304
2CBrg	1	500
MSTP	1	30

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1304	1304	\$137,100	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1304	0	\$8,800	
Slab					

Total Base \$145,900
Adjustments 1 Row Type Adj. x 1.00 \$145,900

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1304	\$4,400
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$151,900	
Sub-Total, 1 Units		
Exterior Features (+)	\$5,900	\$157,800
Garages (+) 500 sqft	\$20,700	\$178,500
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
Replacement Cost	\$151,725	

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	Brick	C	1962	1962	63	A		0.85		1,304 sqft	\$151,725	42%	\$88,000	0%	100%	1.160	1.000	100.00	0.00	0.00	\$102,100