

89-16-19-330-810.000-030

General Information

Parcel Number
89-16-19-330-810.000-030

Local Parcel Number
46-19-330-810.000-29

Tax ID:
029-15561-00

Routing Number
4619330-017

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2025

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 296205-029
WAYNE-296205 (029)

Section/Plat
4619330

Location Address (1)
2320 NW 14TH ST
RICHMOND, IN 47374

Zoning

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

Printed Tuesday, April 29, 2025
Review Group 2030

MELTON, DAVID

Ownership

MELTON, DAVID
2320 NW 14TH ST
RICHMOND, IN 47374

Legal

PT S W SEC 19-14-1 0.48A *TIF*



2320 NW 14TH ST

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
02/01/2019	MELTON, DAVID	2019000973	WD	/	\$40,000	V
03/11/2015	PROVANCE, ERIC L	2015001946	WD	/	\$32,000	V
04/26/2010	PUGH, JACQUELINE	2010002824	EX	/	\$50,000	I
01/01/1900	GREENE, LLOYD R &	2010002824	EX	/	\$50,000	I

511, 1 Family Dwell - Unplatted (0 to 9.9

WAYNE-296205 (029)/2962 1/2

Notes

11/18/2021 Misc: 2022 GENERAL REVALUATION
11/8/2019 Misc: 2020: ADDED FULL BATH

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	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	☐	☐	☐	☐	☐
\$11,600	Land	\$11,600	\$9,900	\$8,700	\$8,700	\$8,700
\$11,600	Land Res (1)	\$11,600	\$9,900	\$8,700	\$8,700	\$8,700
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$44,000	Improvement	\$44,000	\$37,500	\$32,900	\$33,400	\$30,600
\$44,000	Imp Res (1)	\$44,000	\$37,500	\$32,900	\$33,400	\$30,600
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$55,600	Total	\$55,600	\$47,400	\$41,600	\$42,100	\$39,300
\$55,600	Total Res (1)	\$55,600	\$47,400	\$41,600	\$42,100	\$39,300
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

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

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		109	109x146	1.05	\$107	\$112	\$12,208	-5%	1.0000	100.00	0.00	0.00	\$11,600
82	A	GE	0	0.115000	1.02	\$2,390	\$2,438	\$280	-100%	1.0000	0.00	100.00	0.00	\$00

Land Computations

Calculated Acreage	0.48
Actual Frontage	109
Developer Discount	☐
Parcel Acreage	0.48
81 Legal Drain NV	0.00
82 Public Roads NV	0.11
83 UT Towers NV	0.00
9 Homesite	0.00
91/92 Acres	0.00
Total Acres Farmland	0.37
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	\$11,600
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$11,600

Data Source Aerial

Collector 07/27/2021 rc

Appraiser 11/18/2021 gw

General Information

OccupancySingle-Family

DescriptionResidential Dwelling

Story Height1

StyleN/A

Finished Area1016 sqft

Make

Floor Finish

☐ Earth

☐ Slab

☒ Sub & Joist

☐ Wood

☐ Parquet

☐ Tile

☒ Carpet

☐ Unfinished

☐ Other

Wall Finish

☒ Plaster/Drywall

☐ Paneling

☐ Fiberboard

☐ Unfinished

☐ Other

Roofing

☐ Built-Up

☐ Metal

☒ Asphalt

☐ Wood Shingle

☐ Slate

☐ Tile

☐ Other

Exterior Features

Description

Area

Value

Porch, Open Frame

192

\$10,100

Plumbing

#

TF

Full Bath

2

6

Half Bath

0

0

Kitchen Sinks

1

1

Water Heaters

1

1

Add Fixtures

0

0

Total

4

8

Accommodations

Bedrooms

3

Living Rooms

1

Dining Rooms

1

Family Rooms

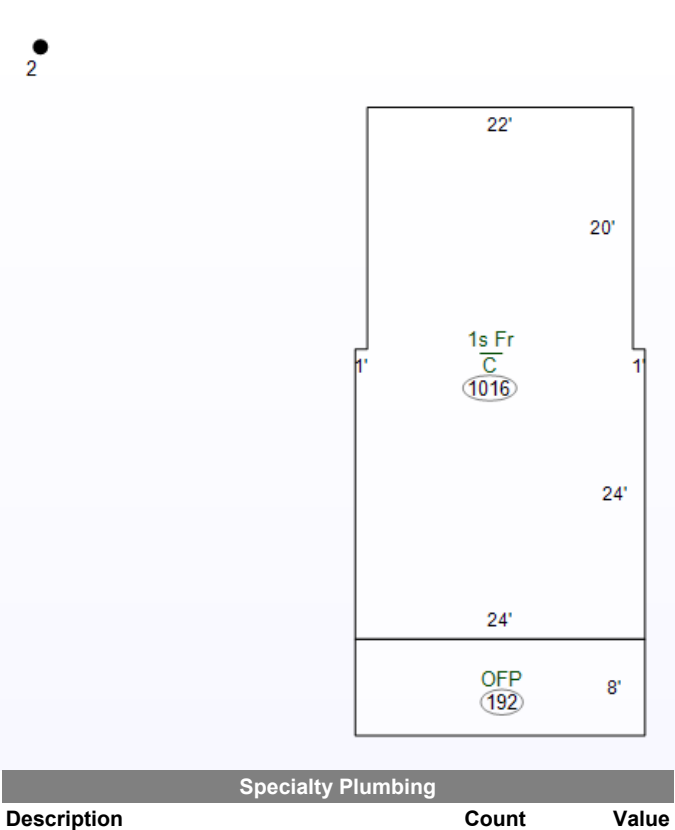
0

Total Rooms

5

Heat Type

Central Warm Air



Cost Ladder				
Floor	Constr	Base	Finish	Value
1	1Fr	1016	1016	\$106,900
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl		1016	0	\$7,700
Slab				
Total Base				\$114,600
Adjustments				1 Row Type Adj. x 1.00
Unfin Int (-)				\$0
Ex Liv Units (+)				\$0
Rec Room (+)				\$0
Loft (+)				\$0
Fireplace (+)				\$0
No Heating (-)				\$0
A/C (+)				1:1016
No Elec (-)				\$0
Plumbing (+ / -)				8 – 5 = 3 x \$800
Spec Plumb (+)				\$0
Elevator (+)				\$0
Sub-Total, One Unit				\$120,800
Sub-Total, 1 Units				
Exterior Features (+)				\$10,100
Garages (+) 0 sqft				\$0
Quality and Design Factor (Grade)				0.70
Location Multiplier				0.85
Replacement Cost				\$77,886

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-1	1948	1948	77	F		0.85		1,016 sqft	\$77,886	65%	\$27,260	0%	100%	1.060	1.000	100.00	0.00	0.00	\$28,900
2: Detached Garage/Boat H	1	Wood Fr	D	1996	1996	29	A	\$37.41	0.85	\$25.44	30'x26'	\$19,842	28%	\$14,290	0%	100%	1.060	1.000	100.00	0.00	0.00	\$15,100