

General Information

Parcel Number
89-16-19-330-826.000-030

Local Parcel Number
46-19-330-826.000-29

Tax ID:
029-15560-00

Routing Number
4619330-001

Ownership

LEAR, TERRY
2325 NW 14TH ST
RICHMOND, IN 47374

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
07/12/2017	LEAR, TERRY	2017005714	WD	/	\$42,500	I
10/01/2015	LEAR, JESSE D & CA	2015008210	CS	/	\$20,000	I
05/04/2015	FEDERAL NATIONAL	2015003507	SH	/	\$50,723	I
01/01/1900	HERSEY, TRAVIS & A	2015003507	SH	/	\$50,723	I

Notes

11/18/2021 Misc: 2022 GENERAL REVALUATION

10/1/2020 Misc: 2021: ACCEPT APPRAISAL 10-01-20

Legal

PT SW SEC 19-14-1 0.24A *TIF*

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



Res

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)
2325 NW 14TH 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
Other (external)	Valuation Method	Other (external)	Other (external)	Other (external)	Other (external)	Other (external)
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"/>
\$5,400	Land	\$5,400	\$5,400	\$5,400	\$5,400	\$5,400
\$5,400	Land Res (1)	\$5,400	\$5,400	\$5,400	\$5,400	\$5,400
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$13,600	Improvement	\$13,600	\$13,600	\$13,600	\$13,600	\$13,600
\$13,600	Imp Res (1)	\$13,600	\$13,600	\$13,600	\$13,600	\$13,600
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$19,000	Total	\$19,000	\$19,000	\$19,000	\$19,000	\$19,000
\$19,000	Total Res (1)	\$19,000	\$19,000	\$19,000	\$19,000	\$19,000
\$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')

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		64	64x146	1.05	\$107	\$112	\$7,168	0%	1.0000	100.00	0.00	0.00	\$7,170
Subdivision	82	A	GE	0	0.025000	1.02	\$2,390	\$2,438	\$61	-100%	1.0000	0.00	100.00	0.00	\$00

Lot

Market Model
N/A

Characteristics

Topography **Flood Hazard**
Low

Public Utilities **ERA**
All

Streets or Roads **TIF**
Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025
Review Group 2030

Data Source Aerial Collector 07/27/2021 rc Appraiser 11/18/2021 gw

Land Computations

Calculated Acreage	0.24
Actual Frontage	64
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.24
81 Legal Drain NV	0.00
82 Public Roads NV	0.03
83 UT Towers NV	0.00
9 Homesite	0.00
91/92 Acres	0.00
Total Acres Farmland	0.22
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	\$7,200
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$7,200

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 1680 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	272	\$2,000
Porch, Open Frame	160	\$8,300
Canopy, Shed Type	144	\$1,300

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

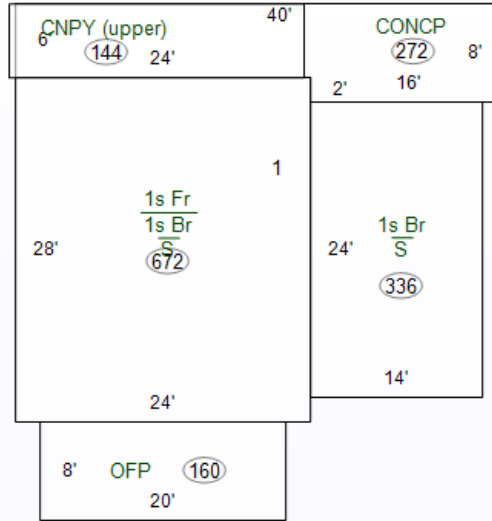
Accommodations

Bedrooms 2
Living Rooms 1
Dining Rooms 1
Family Rooms 1
Total Rooms 7

Heat Type

Central Warm Air

2



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1008	1008	\$115,700	
2	1Fr	672	672	\$41,700	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		1008	0	\$0	
				Total Base	\$157,400

Adjustments 1 Row Type Adj. x 1.00 \$157,400

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1008 2:672 \$5,300
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$162,700

Sub-Total, 1 Units

Exterior Features (+)	\$11,600	\$174,300
Garages (+) 0 sqft	\$0	\$174,300
Quality and Design Factor (Grade)	0.85	
Location Multiplier	0.85	
Replacement Cost		\$125,932

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	2	4/6 Maso	D+1	1953	1953	72	P		0.85			1,680 sqft	\$125,932	75%	\$31,480	50%	100%	1.060	1.000	100.00	0.00	0.00	\$16,700
2: Detached Garage/Boat H	1	Wood Fr	C	1991	1991	34	A		\$39.83	0.85	\$33.86	24'x30'	\$24,376	26%	\$18,040	30%	100%	1.060	1.000	100.00	0.00	0.00	\$13,400