

89-16-20-230-103.000-030

General Information

Parcel Number
89-16-20-230-103.000-030

Local Parcel Number
46-20-230-103.000-29

Tax ID:
029-45513-00

Routing Number
4620230-007

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 294202-029
WAYNE-294202 (029)

Section/Plat
4620230

Location Address (1)
802 LOCUST DR
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography
Rolling

Public Utilities
All

Streets or Roads
Paved

Neighborhood Life Cycle Stage
Static

Flood Hazard

ERA

TIF

Printed Tuesday, April 29, 2025

Review Group 2030

MACKIEWICZ, JOSEPH A & MEL

Ownership

MACKIEWICZ, JOSEPH A & MELODIE
802 LOCUST DR
RICHMOND, IN 47374

Legal

PT NE SEC 20-14-1 0.759A *TIF*

802 LOCUST DR

511, 1 Family Dwell - Unplatted (0 to 9.9

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
07/25/2017	MACKIEWICZ, JOSEP	2017006015	WD	/	\$82,900	V
08/01/2014	WEST, TRACI L	2014005493	PR	/		I
01/01/1900	SHERROW, WESLEY	2014005493	PR	/		I

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	☐	☐	☐	☐	☐
\$17,700	Land	\$17,700	\$15,000	\$13,100	\$13,100	\$8,800
\$17,700	Land Res (1)	\$17,700	\$15,000	\$13,100	\$13,100	\$8,800
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$128,900	Improvement	\$128,900	\$110,200	\$96,300	\$95,700	\$79,400
\$128,900	Imp Res (1)	\$128,900	\$110,200	\$95,200	\$94,600	\$78,200
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$1,100	\$1,100	\$1,200
\$146,600	Total	\$146,600	\$125,200	\$109,400	\$108,800	\$88,200
\$146,600	Total Res (1)	\$146,600	\$125,200	\$108,300	\$107,700	\$87,000
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$1,100	\$1,100	\$1,200

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')

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
9	A		0	0.759000	1.24	\$20,900	\$25,916	\$19,670	-10%	1.0000	100.00	0.00	0.00	\$17,700

Wayne-294202 (029)/2942

Notes

12/21/2021 Misc: 2022 GENERAL REVAL

9/6/2017 Misc: 2018 GENERAL REVALUATION

Land Computations

Calculated Acreage 0.76

Actual Frontage 0

Developer Discount ☐

Parcel Acreage 0.76

81 Legal Drain NV 0.00

82 Public Roads NV 0.00

83 UT Towers NV 0.00

9 Homesite 0.76

91/92 Acres 0.00

Total Acres Farmland 0.00

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 \$17,700

91/92 Value \$0

Supp. Page Land Value

CAP 1 Value \$17,700

CAP 2 Value \$0

CAP 3 Value \$0

Total Value \$17,700

Data Source Aerial

Collector 07/13/2021 rc

Appraiser 12/21/2021 rc

