

General Information

Parcel Number 89-16-28-340-207.000-028
Local Parcel Number 46-28-340-207.000-15

Tax ID: 015-01495-00

Routing Number

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

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 028 (Local 015) WAYNE TOWNSHIP

School Corp 8385 RICHMOND COMMUNITY

Neighborhood 155159-015 WAYNE-155159 (015)

Section/Plat 4628340

Location Address (1) 1501 MIDDLEBORO PIKE RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Gas, Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Ownership

KINSEY, TERRY L JR & JERRY L BRA 1501 MIDDLEBORO PIKE RICHMOND, IN 47374

Legal

65 FT SS LOT 14 EX OF SM



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/04/2013 to 01/01/1900.

Notes

10/19/2020 Misc: 2021 GENERAL REVAL

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show valuation data for years 2022-2025.

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

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. Rows include data for land types 9 and 82.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.64), Actual Frontage (0), Developer Discount, Parcel Acreage (0.64), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.05), 83 UT Towers NV (0.00), 9 Homesite (0.59), 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 (\$14,600), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$14,600), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$14,600).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1134 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
Porch, Open Frame	140	\$8,300
Stoop, Masonry	64	\$2,700

Plumbing

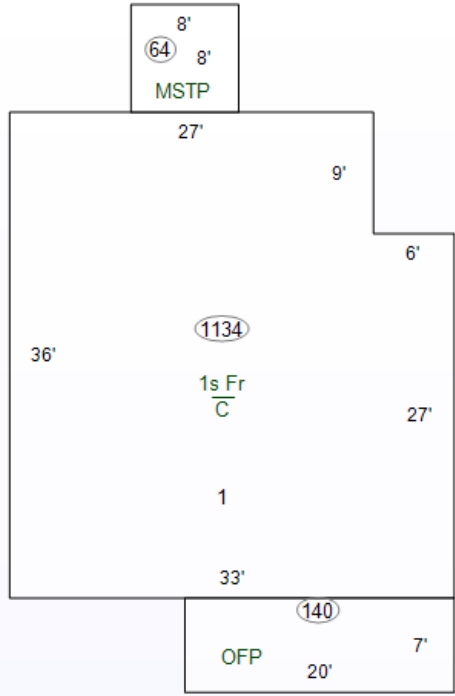
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	4

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1134	1134	\$113,100	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1134	0	\$8,100	
Slab				

Total Base \$121,200
Adjustments 1 Row Type Adj. x 1.00 \$121,200

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1134 \$4,000
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit	\$125,200
Sub-Total, 1 Units	
Exterior Features (+)	\$11,000 \$136,200
Garages (+) 0 sqft	\$0 \$136,200
Quality and Design Factor (Grade)	0.85
Location Multiplier	0.85
Replacement Cost	\$98,405

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	1950	1950	75 F		0.85		1,134 sqft	\$98,405	65%	\$34,440	0%	100%	1.040	1.000	100.00	0.00	0.00	\$35,800
2: Detached Garage/Boat H	1	Wood Fr	D	1950	1950	75 A	\$48.82	0.85	\$33.20	18'x22'	\$13,146	50%	\$6,570	0%	100%	1.040	1.000	100.00	0.00	0.00	\$6,800
3: Detached Garage/Boat H	1	Wood Fr	D	1994	1994	31 A	\$36.00	0.85	\$24.48	24'x36'	\$21,151	30%	\$14,810	0%	100%	1.040	1.000	100.00	0.00	0.00	\$15,400
4: Patio- Concrete- At grade	1		D	1960	1960	65 F		0.85		9'x22'	\$1,020	60%	\$410	0%	100%	1.040	1.000	100.00	0.00	0.00	\$400