

89-16-29-220-404.000-030

ISAACS, RODNEY M

917 CRESTDALE DR

510, 1 Family Dwell - Platted Lot

WAYNE-995553 (029)/9955

General Information

Parcel Number 89-16-29-220-404.000-030
Local Parcel Number 46-29-220-404.000-29

Tax ID: 029-43073-00

Routing Number 4629220-007

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 995553-029
WAYNE-995553 (029)

Section/Plat 4629220

Location Address (1)
917 CRESTDALE DR
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2030

Ownership

ISAACS, RODNEY M
917 CRESTDALE DR
RICHMOND, IN 47374

Legal

LOT 2 CRESTDALE SUB 1ST DIV



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 09/17/2013 to 01/01/1900.

Notes

11/16/2021 Misc: 2022 GENERAL REVALUATION

Res

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 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

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. Row shows data for F, F, 73, 73x110, 0.96, \$302, \$290, \$21,170, 0%, 1.0000, 100.00, 0.00, 0.00, \$21,170.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.18), Actual Frontage (73), Developer Discount, Parcel Acreage (0.18), 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 (0.18), 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 (\$21,200), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$21,200).

Data Source Aerial

Collector 07/23/2021 rc

Appraiser 11/16/2021 lp

**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
Stoop, Masonry	63	\$2,700
Patio, Concrete	112	\$800

**Plumbing**

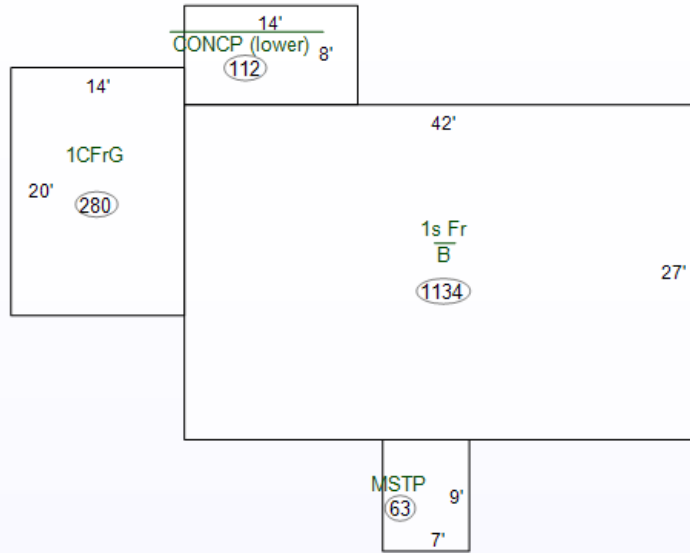
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	1	2
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	4	7

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	6

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
1		

**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	1134	0	\$37,500	
Crawl				
Slab				

**Total Base** \$150,600

**Adjustments** 1 Row Type Adj. x 1.00 \$150,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	3:350	\$7,800
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1134	\$4,000
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$164,000

**Sub-Total, 1 Units**

Exterior Features (+)	\$3,500	\$167,500
Garages (+) 280 sqft	\$15,000	\$182,500
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85

**Replacement Cost** \$155,125

**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	1	Wood Fr	C	1960	1960	65	A			0.85		2,268 sqft	\$155,125	42%	\$89,970	0%	100%	1.200	1.000	100.00	0.00	0.00	\$108,000