

General Information

Parcel Number 89-16-29-240-206.000-030
Local Parcel Number 46-29-240-206.000-29

Tax ID: 029-05953-00

Routing Number 4629240-009

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 4629240
Location Address (1) 1632 CHESTER BLVD RICHMOND, IN 47374

Ownership

CONLEY, CATHERINE S & DAVID A B
1632 CHESTER BLVD
RICHMOND, IN 47374

Legal

65 FT X 20 RDS NE SEC 29-14-1 0.427A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Contains two rows of ownership transfer data.

Notes

10/18/2021 Misc: 2022: GENERAL REVALUATION

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

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

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

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. Shows land data for parcel 9 A.

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

Data Source External Only

Collector 06/23/2021 ts

Appraiser 07/28/2021 rc

Land Computations

Table with columns: Description, Value. Lists various land computations including Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, Total Value \$14,300.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1960 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**

Plumbing

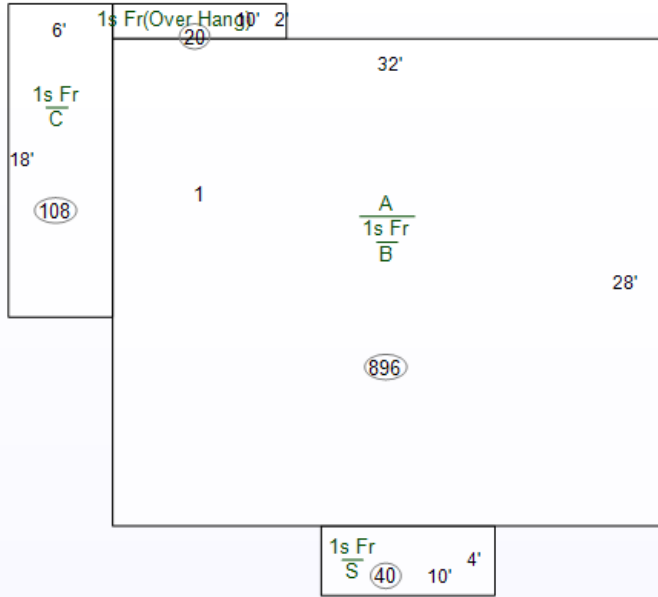
**TF**
Full Bath 1 3
Half Bath 0 0
Kitchen Sinks 1 1
Water Heaters 1 1
Add Fixtures 0 0
Total 3 5

Accommodations

Bedrooms 2
Living Rooms 1
Dining Rooms 1
Family Rooms 0
Total Rooms 5

Heat Type

Central Warm Air



Specialty Plumbing

Description **Count** **Value**

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1064	1064	\$110,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic	896	896	\$21,000	
Bsmt	896	0	\$32,600	
Crawl	108	0	\$3,200	
Slab	40	0	\$0	
Total Base			\$166,800	

Adjustments **1 Row Type Adj. x 1.00** **\$166,800**

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0
Sub-Total, One Unit \$171,300	

Sub-Total, 1 Units

Exterior Features (+)	\$0	\$171,300
Garages (+) 0 sqft	\$0	\$171,300
Quality and Design Factor (Grade)		0.95
Location Multiplier		0.85
Replacement Cost		\$138,325

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	C-1	1942	1942	83	G		0.85		2,856 sqft	\$138,325	40%	\$82,990	0%	100%	1.240	1.000	100.00	0.00	0.00	\$102,900
2: Detached Garage/Boat H	1	Wood Fr	D	1942	1942	83	A	\$59.52	0.85	\$40.47	12'x20'	\$9,714	50%	\$4,860	0%	100%	1.240	1.000	100.00	0.00	0.00	\$6,000