

89-16-31-330-437.000-030

FULTON, MASON & KATHERINE

202 NW 17TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-294236 (029)/2942

1/2

General Information

Parcel Number 89-16-31-330-437.000-030
Local Parcel Number 46-31-330-437.000-29

Tax ID: 029-47650-00

Routing Number 4631330-037

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 294236-029 WAYNE-294236 (029)
Section/Plat 4631330
Location Address (1) 202 NW 17TH ST RICHMOND, IN 47374

Zoning ZO01 Residential
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

FULTON, MASON & KATHERINE HOL
202 NW 17TH ST
RICHMOND, IN 47374

Legal

N 1/2 OF S 1/2 LOT 6 J C C



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 04/21/2023 to 01/01/1900.

Notes

10/27/2021 Misc: 2022 GENERAL REVALUATION

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 values for years 2022-2025.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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.

Land Computations

Table with columns: Computation Name, Value. Rows include 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.

Data Source Aerial

Collector 10/13/2021 rc

Appraiser 10/27/2021 df

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 748 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 | 252 | \$1,900 |
| Stoop, Masonry | 55 | \$2,300 |
| Canopy, Shed Type | 55 | \$500 |

Plumbing

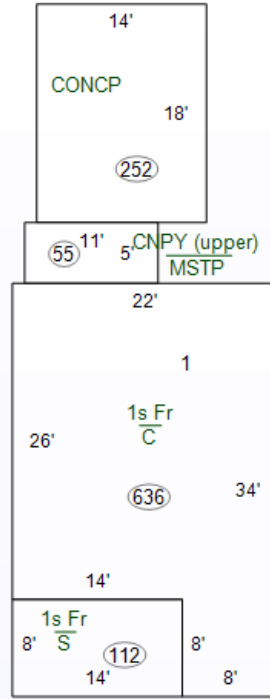
| | # | TF |
|----------------------|---|----|
| Full Bath | 1 | 3 |
| Half Bath | 0 | 0 |
| Kitchen Sinks | 1 | 1 |
| Water Heaters | 1 | 1 |
| Add Fixtures | 0 | 0 |
| Total | 3 | 5 |

Accommodations

| | |
|---------------------|---|
| Bedrooms | 1 |
| Living Rooms | 1 |
| Dining Rooms | 0 |
| Family Rooms | 0 |
| Total Rooms | 3 |

Heat Type

Central Warm Air



Specialty Plumbing

| Description | Count | Value |
|-------------|-------|-------|
|-------------|-------|-------|

Cost Ladder

| Floor Constr | Base | Finish | Value | Totals |
|--------------|------|--------|-------------------|----------|
| 1 1Fr | 748 | 748 | \$84,500 | |
| 2 | | | | |
| 3 | | | | |
| 4 | | | | |
| 1/4 | | | | |
| 1/2 | | | | |
| 3/4 | | | | |
| Attic | | | | |
| Bsmt | | | | |
| Crawl | 636 | 0 | \$6,400 | |
| Slab | 112 | 0 | \$0 | |
| | | | Total Base | \$90,900 |

Adjustments

| | | |
|-------------------------------|-----------------|----------|
| 1 Row Type Adj. x 1.00 | | \$90,900 |
| Unfin Int (-) | | \$0 |
| Ex Liv Units (+) | | \$0 |
| Rec Room (+) | | \$0 |
| Loft (+) | | \$0 |
| Fireplace (+) | | \$0 |
| 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 \$90,900

Sub-Total, 1 Units

| | | |
|-----------------------------------|---------|----------|
| Exterior Features (+) | \$4,700 | \$95,600 |
| Garages (+) 0 sqft | \$0 | \$95,600 |
| Quality and Design Factor (Grade) | | 0.60 |
| Location Multiplier | | 0.85 |
| Replacement Cost | | \$48,756 |

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 | E+2 | 1930 | 1973 | 52 | A | | | 0.85 | | 748 sqft | \$48,756 | 45% | \$26,820 | 0% | 100% | 1.190 | 1.000 | 100.00 | 0.00 | 0.00 | \$31,900 |
| 2: Detached Garage/Boat H | 1 | Wood Fr | D | 1930 | 1930 | 95 | F | | \$55.64 | 0.85 | \$37.84 | 14'x22' | \$11,653 | 65% | \$4,080 | 0% | 100% | 1.190 | 1.000 | 100.00 | 0.00 | 0.00 | \$4,900 |