

89-16-33-120-211.000-030

ROBINETTE, JIM L & BONNIE L

1405 NEW PARIS PIKE

510, 1 Family Dwell - Platted Lot

WAYNE-295272 (029)/2952

1/2

General Information

Parcel Number 89-16-33-120-211.000-030
Local Parcel Number 46-33-120-211.000-29

Tax ID: 029-32734-00

Routing Number

Property Class 510 RENTAL
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 295272-029 WAYNE-295272 (029)
Section/Plat 4633120
Location Address (1) 1405 NEW PARIS PIKE 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 2029

Ownership

ROBINETTE, JIM L & BONNIE L
125 W CHURCH ST
CAMBRIDGE CITY, IN 47327

Legal

76.16 FT W SIDE 12 FT DRIVEWAY LOT 2 EX OF S M

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 04/10/2023 and 01/01/1900.

Notes

10/30/2020 Misc: 2021 GENERAL REVAL



Res

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. Rows for years 2022-2025.

Land Data (Standard Depth: Res 175', CI 175' Base Lot: Res 100' X 175', CI 100' X 175')

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 for F, F, R.

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.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 949 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	171	\$9,200
Porch, Open Frame	25	\$3,400
Patio, Concrete	335	\$2,400

Plumbing

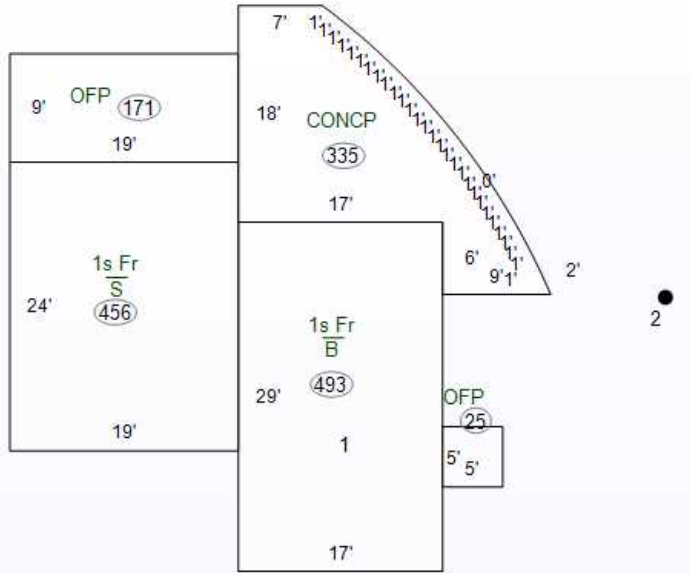
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	4	6

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	949	949	\$101,100	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		493	0	\$24,100	
Crawl					
Slab		456	0	\$0	

Total Base \$125,200

Adjustments 1 Row Type Adj. x 1.00 \$125,200

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	2:450	\$6,000
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	6 - 5 = 1 x \$800	\$800
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$132,000

Sub-Total, 1 Units

Exterior Features (+) \$15,000 \$147,000

Garages (+) 0 sqft \$0 \$147,000

Quality and Design Factor (Grade) 0.85

Location Multiplier 0.85

Replacement Cost \$106,208

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	1970	55	F		0.85		1,442 sqft	\$106,208	55%	\$47,790	7%	100%	0.800	1.000	100.00	0.00	0.00	\$35,600
2: Detached Garage/Boat H	1	Concrete	D	1950	1950	75	A	\$48.36	0.85	\$32.88	16'x24'	\$12,628	50%	\$6,310	0%	100%	0.800	1.000	100.00	0.00	0.00	\$5,000
3: Lean-to	1	Earth Flo	D	1950	1950	75	A	\$4.25	0.85		7'x20' x 7'	\$404	65%	\$140	0%	100%	1.000	1.000	0.00	0.00	100.00	\$100