

General Information	
Parcel Number	89-16-33-320-312.000-030
Local Parcel Number	46-33-320-312.000-29
Tax ID:	029-40092-00
Routing Number	

Ownership	
SMITH, GREG & DONALD E SOMERS	146 OCEAN DR EATON, OH 45320

Transfer of Ownership							
Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I	
05/30/2017	SMITH, GREG & DON	2017004233	QC	/	\$400	I	
05/02/2017	JODE LLC	2017003437	CM	/	\$200	I	
04/15/2015	BOARD OF COMMISS	2015002954	TS	/	\$0	I	
09/07/2010	JONES, CRAIG	2010006602	TD	/	\$1,500	I	
08/28/2009	LAKE COUNTY TRUS		CO	/	\$1,300	I	
08/28/2009	LAKE COUNTY TRUS	2009008328	QC	/	\$0	I	

Notes	
3/7/2025 Nexus:	2025 GENERAL REVAUATION
8/25/2020 Misc:	2021 GENERAL REVALUATION
2/21/2020 Misc:	2020: CHANGE LAND TO CAP 3 PER CAP ALLOCATION REPORT

Legal	
40 FT OFF N SIDE OF LOT 457 E S *TIF*	



Property Class 500
Vacant - 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
4633320

Location Address (1)
N 13TH ST
RICHMOND, IN 47374

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics	
Topography	Flood Hazard
High	<input type="checkbox"/>
Public Utilities	ERA
All	<input type="checkbox"/>
Streets or Roads	TIF
Paved	<input checked="" type="checkbox"/>

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025

Review Group 2029

Valuation Records (Work In Progress values are not certified values and are subject to change)						
2025	Assessment Year	2025	2024	2023	2023	2022
WIP	Reason For Change	AA	AA	AA	AA	AA
02/19/2025	As Of Date	04/22/2025	04/17/2024	06/27/2023	04/20/2023	04/22/2022
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
\$4,200	Land	\$4,200	\$3,600	\$3,100	\$3,100	\$3,100
\$0	Land Res (1)	\$0	\$0	\$0	\$0	\$0
\$4,200	Land Non Res (2)	\$4,200	\$3,600	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$3,100	\$3,100	\$3,100
\$0	Improvement	\$0	\$0	\$0	\$0	\$0
\$0	Imp Res (1)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$4,200	Total	\$4,200	\$3,600	\$3,100	\$3,100	\$3,100
\$0	Total Res (1)	\$0	\$0	\$0	\$0	\$0
\$4,200	Total Non Res (2)	\$4,200	\$3,600	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$3,100	\$3,100	\$3,100

Land Data (Standard Depth: Res 175', CI 175' Base Lot: Res 100' X 175', CI 100' X 175')														
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
F	F		40	40x165	0.98	\$134	\$131	\$5,240	-20%	1.0000	0.00	100.00	0.00	\$4,190

Land Computations	
Calculated Acreage	0.15
Actual Frontage	40
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.15
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	0.15
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	\$0
CAP 2 Value	\$4,200
CAP 3 Value	\$0
Total Value	\$4,200

Data Source Estimated

Collector 03/05/2020 ts

Appraiser 08/25/2020 ts

