

89-16-33-410-735.000-030

ROBINSON INVESTMENT GROU

410 N 19TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-295273 (029)/2952

1/2

General Information

Parcel Number 89-16-33-410-735.000-030
Local Parcel Number 46-33-410-735.000-29

Tax ID: 029-05056-00

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 295273-029 WAYNE-295273 (029)

Section/Plat 4633410

Location Address (1) 410 N 19TH 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 2029

Ownership

ROBINSON INVESTMENT GROUP LL
3844 CONIFER DR
ZIONSVILLE, IN 46077

Legal

16 2/3 FT S S LOT 27 N H 16 2/3 FT N S LOT 28 N H

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 09/18/2023 ROBINSON INVESTM and 01/01/1900 CAMDEN, SAM A.

Notes

7/16/2024 Misc: 2025 GENERAL REVALUATION
11/4/2020 Misc: 2021 GENERAL REVAL



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 data for years 2022-2025.

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 100' X 150', CI 100' X 150')

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 (0.10), Actual Frontage (33), Developer Discount, Parcel Acreage (0.10), 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 (0.10), 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 (\$5,200), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$5,200).

Data Source External Only

Collector 04/11/2024 js

Appraiser 07/16/2024 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 1450 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	172	\$4,100
Patio, Concrete	200	\$1,500
Porch, Open Frame	55	\$4,300

Plumbing

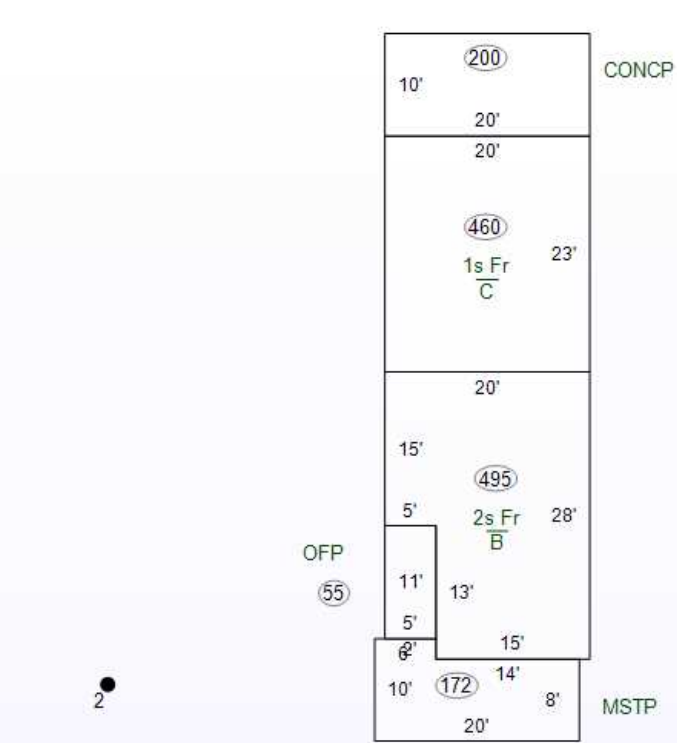
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	0
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	955	955	\$101,100	
2	1Fr	495	495	\$34,700	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		495	0	\$24,100	
Crawl		460	0	\$5,400	
Slab					

Total Base \$165,300

Adjustments 1 Row Type Adj. x 1.00 \$165,300

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 \$165,300

Sub-Total, 1 Units

Exterior Features (+) \$9,900 \$175,200

Garages (+) 0 sqft \$0 \$175,200

Quality and Design Factor (Grade) 0.85

Location Multiplier 0.85

Replacement Cost \$126,582

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	2	Wood Fr	D+1	1900	1914	111	A		0.85		1,945 sqft	\$126,582	50%	\$63,290	25%	100%	0.830	1.000	100.00	0.00	0.00	\$39,400
2: Detached Garage/Boat H	1	Wood Fr	D	1900	1900	125	F	\$67.14	0.85	\$45.66	12'x18'	\$9,862	65%	\$3,450	0%	100%	0.830	1.000	100.00	0.00	0.00	\$2,900