

89-16-33-430-712.000-030

MMT PROPERTY LLC

25 S 19TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-294278 (029)/2942

1/2

General Information

Parcel Number 89-16-33-430-712.000-030
Local Parcel Number 46-33-430-712.000-29

Ownership

MMT PROPERTY LLC
PO BOX 922
LAKESIDE, AZ 85929

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 10/31/2022 MMT PROPERTY LLC and 01/01/1900 CHRISTOPHER, DAVI.

Notes

7/18/2024 Misc: 2025 GENERAL REVAUATION
8/28/2018 Misc: 2019 GENERAL REVALUATION - SFD GR B, EFF YR 1950, CORRECT OBSL

Tax ID: 029-05058-00

Legal

10 1/2 FT W END S PT LOT 8 J P S 35 FT W END S PT LOT 9 J P S

Routing Number

Property Class 510
1 Family Dwell - Platted Lot



Res

Year: 2025

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, Land Res (1), Land Non Res (2), Land Non Res (3), Improvement, Imp Res (1), Imp Non Res (2), Imp Non Res (3), Total, Total Res (1), Total Non Res (2), Total Non Res (3).

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 294278-029 WAYNE-294278 (029)
Section/Plat 4633430
Location Address (1) 25 S 19TH ST RICHMOND, IN 47374

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.13), Actual Frontage (46), Developer Discount, Parcel Acreage (0.13), 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 (0.13), 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 (\$17,800), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$17,800).

Zoning

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. Row: F, F, 46, 46x120, 0.96, \$403, \$387, \$17,802, 0%, 1.0000, 100.00, 0.00, 0.00, \$17,800.

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard High
Public Utilities ERA All
Streets or Roads TIF Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025
Review Group 2029

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	2
Style	N/A
Finished Area	2894 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle		<input type="checkbox"/> Other		

Exterior Features

Description	Area	Value
Portico	261	\$9,300
Porch, Open Frame	72	\$5,300
Balcony	36	\$1,700

Plumbing

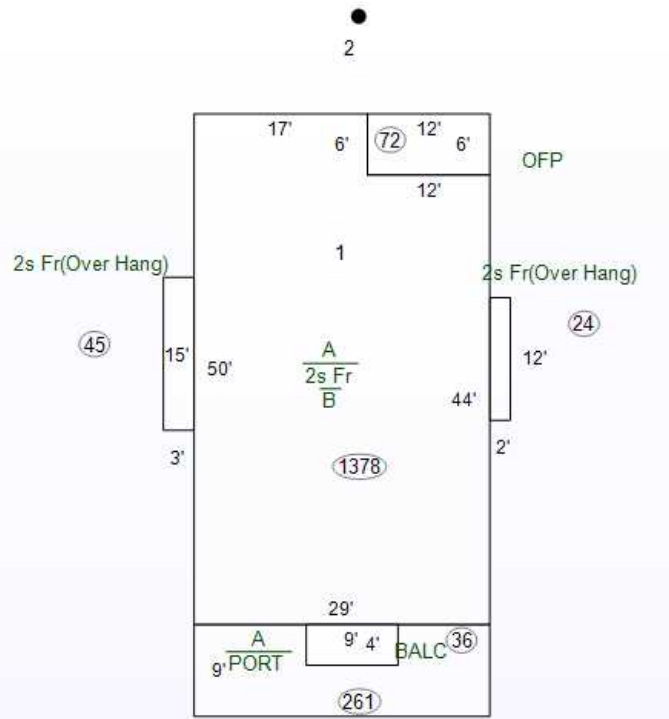
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	8

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1447	1447	\$131,800	
2	1Fr	1447	1447	\$67,400	
3					
4					
1/4					
1/2					
3/4					
Attic		1639	0	\$11,000	
Bsmt		1378	0	\$42,800	
Crawl					
Slab					

Total Base \$253,000

Adjustments 1 Row Type Adj. x 1.00 \$253,000

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 (+ / -)	7 - 5 = 2 x \$800 \$1,600
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$259,100

Sub-Total, 1 Units

Exterior Features (+)	\$16,300	\$275,400
Garages (+) 0 sqft	\$0	\$275,400
Quality and Design Factor (Grade)	1.20	
Location Multiplier	0.85	
Replacement Cost		\$280,908

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	2	Wood Fr	B	1875	1950	75	F		0.85			5,911 sqft	\$280,908	45%	\$154,500	32%	100%	0.950	1.000	100.00	0.00	0.00	\$99,800
2: Detached Garage/Boat H	1	Concrete	C	1921	1921	104	F		\$45.77	0.85	\$38.90	19'x23'	\$17,001	50%	\$8,500	0%	100%	0.950	1.000	100.00	0.00	0.00	\$8,100