

89-16-33-440-708.000-030

FISHER, LOWELL E & MARY AN

23 S 23RD ST

511, 1 Family Dwell - Unplatted (0 to 9.9

WAYNE-294278 (029)/2942

1/2

General Information

Parcel Number 89-16-33-440-708.000-030
Local Parcel Number 46-33-440-708.000-29

Tax ID: 029-12702-00

Routing Number

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2025

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 4633440
Location Address (1) 23 S 23RD ST RICHMOND, IN 47374

Ownership

FISHER, LOWELL E & MARY ANN
23 S 23RD
RICHMOND, IN 47374

Legal

PT SW SEC 33-14-1 0.22A

Transfer of Ownership

Date 01/01/1900 Owner FISHER, LOWELL E Doc ID Code Book/Page Adj Sale Price V/I CO /

Notes

8/26/2024 Misc: 2025 GENERAL REVALUATION
8/29/2018 Misc: 2019 GENERAL REVALUATION - 511 GR C



Res

Valuation Records (Work In Progress values are not certified values and are subject to change)

Table with 7 columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement/Total values for years 2025, 2024, 2023, 2022, 2021.

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

Table with 15 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.

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Data Source External Only

Collector 08/15/2024 js

Appraiser 08/26/2024 Nexus

Land Computations

Table with 2 columns: Land Computations (Calculated Acreage, Actual Frontage, etc.) and values.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 1821 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	476	\$3,700
Porch, Enclosed Frame	156	\$11,600

Plumbing

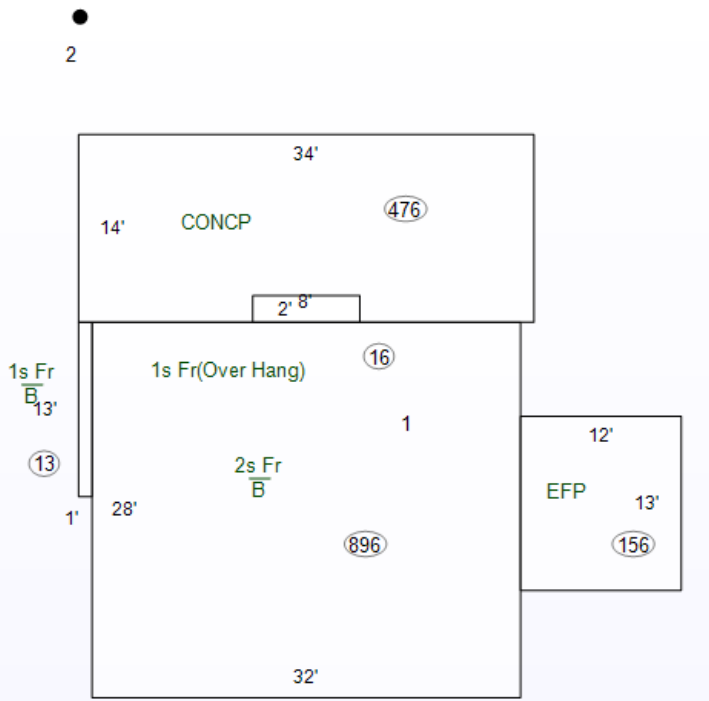
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	7

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	925	925	\$99,000	
2	1Fr	896	896	\$48,800	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		909	0	\$32,600	
Crawl					
Slab					

Total Base \$180,400

Adjustments 1 Row Type Adj. x 1.00 \$180,400

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 (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$184,900

Sub-Total, 1 Units

Exterior Features (+)	\$15,300	\$200,200
Garages (+) 0 sqft	\$0	\$200,200
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85

Replacement Cost \$170,170

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	C	1925	1965	60	A		0.85		2,730 sqft	\$170,170	40%	\$102,100	0%	100%	0.950	1.000	100.00	0.00	0.00	\$97,000
2: Detached Garage/Boat H	1	Wood Fr	C	1925	1925	100	A	\$51.44	0.85	\$43.72	18'x20'	\$15,741	45%	\$8,660	0%	100%	0.950	1.000	100.00	0.00	0.00	\$8,200