

89-16-34-430-206.000-030

JONES, DEREK

3100 SOUTHEAST PKWY

510, 1 Family Dwell - Platted Lot

WAYNE-294291 (029)/2942

1/2

General Information

Parcel Number 89-16-34-430-206.000-030
Local Parcel Number 46-34-430-206.000-29

Tax ID: 029-07799-00

Routing Number 4634430-030

Property Class 510
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 294291-029
WAYNE-294291 (029)

Section/Plat 4634430

Location Address (1)
3100 SOUTHEAST PKWY
RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography High 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

JONES, DEREK
3100 SOUTHEAST PKWY
RICHMOND, IN 47374

Legal

LOT 15 & 4 FT ENT W SIDE LOT 14 RAVINIA PARK 1ST



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 10/21/2024 JONES, DEREK and 01/01/1900 DENNY, WILLIAM F &

Notes

10/3/2018 Misc: 2019 GENERAL REVALUATION

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 values for years 2025, 2024, 2023, 2022, 2021.

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 (0.23), Actual Frontage (62), Developer Discount, Parcel Acreage (0.24), 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 (0.24), 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 (\$17,500), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$17,500).

Data Source Aerial

Collector 08/24/2018 ts

Appraiser 10/03/2018 tw

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1108 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 | 60 | \$2,300 |
| Canopy, Shed Type | 60 | \$500 |

Plumbing

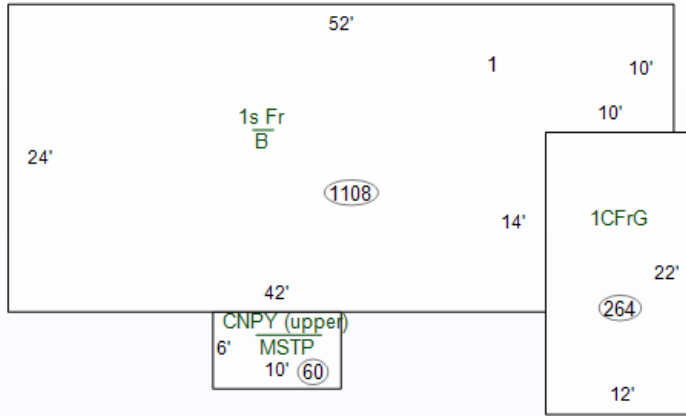
| | # | TF |
|----------------------|---|----|
| Full Bath | 2 | 6 |
| Half Bath | 0 | 0 |
| Kitchen Sinks | 1 | 1 |
| Water Heaters | 1 | 1 |
| Add Fixtures | 0 | 0 |
| Total | 4 | 8 |

Accommodations

| | |
|---------------------|---|
| Bedrooms | 2 |
| Living Rooms | 1 |
| Dining Rooms | 1 |
| 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 | 1108 | 1108 | \$111,500 | |
| 2 | | | | |
| 3 | | | | |
| 4 | | | | |
| 1/4 | | | | |
| 1/2 | | | | |
| 3/4 | | | | |
| Attic | | | | |
| Bsmt | 1108 | 0 | \$36,900 | |
| Crawl | | | | |
| Slab | | | | |

Total Base \$148,400

Adjustments 1 Row Type Adj. x 1.00 \$148,400

| | | |
|------------------|-------------------|----------|
| Unfin Int (-) | | \$0 |
| Ex Liv Units (+) | | \$0 |
| Rec Room (+) | 3:624 | \$10,600 |
| Loft (+) | | \$0 |
| Fireplace (+) | MS:1 MO:1 | \$4,500 |
| No Heating (-) | | \$0 |
| A/C (+) | 1:1108 | \$4,000 |
| No Elec (-) | | \$0 |
| Plumbing (+ / -) | 8 - 5 = 3 x \$800 | \$2,400 |
| Spec Plumb (+) | | \$0 |
| Elevator (+) | | \$0 |

Sub-Total, One Unit \$169,900

Sub-Total, 1 Units

| | | |
|-----------------------------------|----------|-----------|
| Exterior Features (+) | \$2,800 | \$172,700 |
| Garages (+) 264 sqft | \$12,800 | \$185,500 |
| Quality and Design Factor (Grade) | | 1.05 |
| Location Multiplier | | 0.85 |

Replacement Cost \$165,559

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 | 1 | Wood Fr | C+1 | 1940 | 1940 | 85 | A | | | 0.85 | | 2,216 sqft | \$165,559 | 45% | \$91,060 | 0% | 100% | 1.100 | 1.000 | 100.00 | 0.00 | 0.00 | \$100,200 |