

General Information

Parcel Number 89-16-35-130-212.000-030
Local Parcel Number 46-35-130-212.000-29
Tax ID: 029-05417-00
Routing Number

Ownership

ARMSTEAD, BARBARA A
3904 OAKVIEW DR
RICHMOND, IN 47374

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 04/27/2023 to 01/01/1900.

Legal

LOT 5 COUNTRY CLUB HILLS 4TH ADDN

Notes

10/9/2020 Misc: 2021 GENERAL REVAL

Property Class 510
1 Family Dwell - Platted Lot



Res

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 293294-029 WAYNE-293294 (029)
Section/Plat 4635130
Location Address (1) 3904 OAKVIEW DR RICHMOND, IN 47374

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

Table with columns: 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).

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

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.

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Data Source External Only

Collector 06/02/2020 ts

Appraiser 10/09/2020 gw

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.29), Actual Frontage (100), Developer Discount, Parcel Acreage (0.29), 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 (0.29), 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 (\$30,800), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$30,800).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1638 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
Porch, Enclosed Frame	180	\$12,800

Plumbing

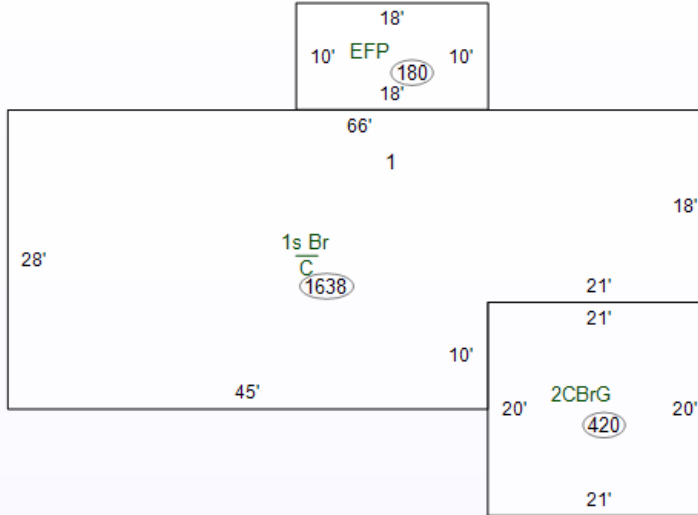
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	1
Total Rooms	6

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1638	1638	\$158,700	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1638	0	\$9,900	
Slab					

Total Base \$168,600

Adjustments 1 Row Type Adj. x 1.00 \$168,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1638	\$5,000
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$176,000

Sub-Total, 1 Units

Exterior Features (+)	\$12,800	\$188,800
Garages (+) 420 sqft	\$17,800	\$206,600
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85

Replacement Cost \$184,391

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	1	Brick	C+1	1967	1977	48 G		0.85		1,638 sqft	\$184,391	30%	\$129,070	0%	100%	1.230	1.000	100.00	0.00	0.00	\$158,800