

General Information

Parcel Number 89-16-35-130-303.000-030
Local Parcel Number 46-35-130-303.000-29

Tax ID: 029-15570-00

Routing Number

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 293294-029
WAYNE-293294 (029)

Section/Plat 4635130

Location Address (1)
519 ELKS COUNTRY CLUB RD
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

GREESON, RONALD T & SUSAN E
519 ELKS RD
RICHMOND, IN 47374

Legal

LOT 13 COUNTRY CLUB HILLS REVISED 1ST ADDN



Transfer of Ownership

Date 01/01/1900 Owner GREESON, RONALD Doc ID Code Book/Page Adj Sale Price V/I

Notes

8/13/2024 Misc: 2025 GENERAL REVALUATION
10/6/2020 Misc: 2021 GENERAL REVAL

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

Table with columns for Assessment Year (2025, 2024, 2023, 2022, 2021), Reason For Change (AA), As Of Date (04/22/2025, 04/17/2024, 04/20/2023, 04/22/2022, 04/16/2021), Valuation Method (Indiana Cost Mod), Equalization Factor (1.0000), Notice Required (checkboxes), and Land/Improvement values (\$26,100, \$100,400, \$126,500, \$113,700, \$102,400, \$103,300, \$95,000).

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

Table with columns: Land Type (F), Pricing Method (F), Soil ID, Act Front. (80), Size (80x140), Factor (1.08), Rate (\$302), Adj. Rate (\$326), Ext. Value (\$26,080), Infl. % (0%), Market Factor (1.0000), Cap 1 (100.00), Cap 2 (0.00), Cap 3 (0.00), Value (\$26,080).

Land Computations

Table with columns: Computation Name and Value. Includes Calculated Acreage (0.26), Actual Frontage (80), Developer Discount (checkbox), Parcel Acreage (0.26), 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 (0.26), 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 (\$26,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$26,100).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1200 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, Open Frame	48	\$4,300
Porch, Enclosed Frame	99	\$9,400

Plumbing

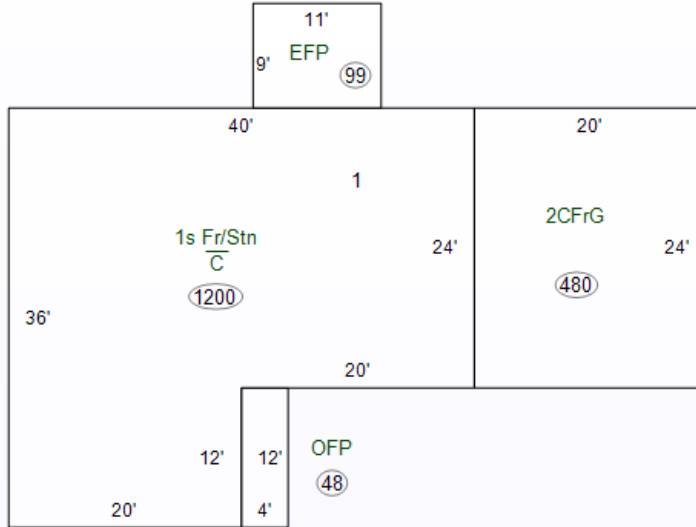
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
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 92	1200	1200	\$121,700	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1200	0	\$8,400	
Slab				

Total Base \$130,100

Adjustments 1 Row Type Adj. x 1.00 \$130,100

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
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 \$131,700

Sub-Total, 1 Units

Exterior Features (+)	\$13,700	\$145,400
Garages (+) 480 sqft	\$20,100	\$165,500
Quality and Design Factor (Grade)	1.00	
Location Multiplier	0.85	

Replacement Cost \$140,675

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	2/6 Maso	C	1963	1963	62	A			0.85		1,200 sqft	\$140,675	42%	\$81,590	0%	100%	1.230	1.000	100.00	0.00	0.00	\$100,400