

89-17-12-210-203.000-029

HEAVILON, DENNIS MAX

1247 TOSCHLOG RD

510, 1 Family Dwell - Platted Lot

WAYNE-164963 (016)/1649

1/2

General Information

Parcel Number 89-17-12-210-203.000-029
Local Parcel Number 49-12-210-203.000-16

Tax ID: 016-00224-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 029 (Local 016)
WAYNE TOWNSHIP - SANITARY

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 164963-016
WAYNE-164963 (016)

Section/Plat 4912210

Location Address (1)
1247 TOSCHLOG RD
RICHMOND, IN 47374

Zoning

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 2028

Ownership

HEAVILON, DENNIS MAX
1247 TOSCHLOG RD
RICHMOND, IN 47374

Legal

LOT 3 ARTHUR CURME ADDN



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj, Sale Price, V/I. Row 1: 01/01/1900, HEAVILON, DENNIS, CO, /, I

Notes

9/6/2023 Misc: 2024 GENERAL REVAL

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). Rows for 2025 and 2024.

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. Row 1: F, F, 100, 100x260, 1.14, \$222, \$253, \$25,300, 0%, 1.0000, 100.00, 0.00, 0.00, \$25,300

Land Computations

Table with columns: Computation, Value. Rows: Calculated Acreage (0.60), Actual Frontage (100), Developer Discount, Parcel Acreage (0.60), 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 (0.60), 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 (\$25,300), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$25,300)

Data Source External Only

Collector 08/30/2023 js

Appraiser 09/06/2023 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1280 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
Canopy, Roof Extension	84	\$1,300
Stoop, Masonry	84	\$2,700
Wood Deck	84	\$2,300
Wood Deck	100	\$2,800

Plumbing

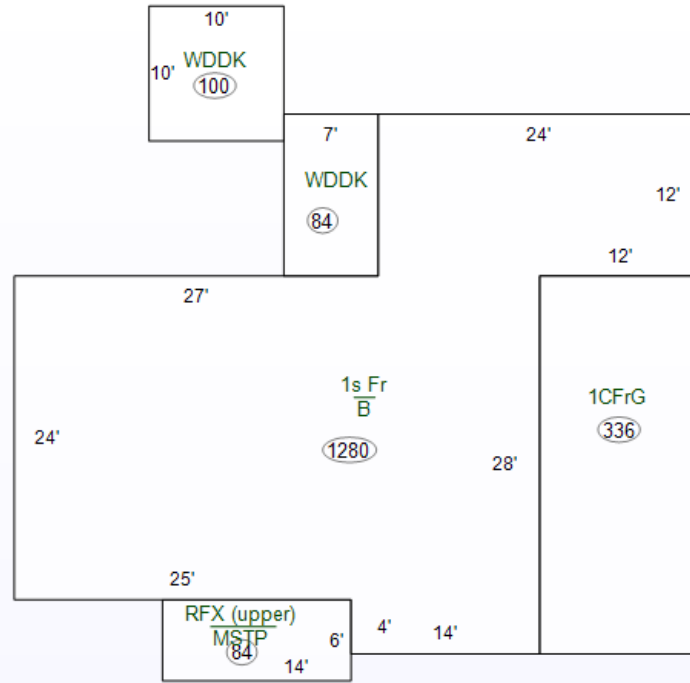
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	5	9

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing		
Description	Count	Value
WDDK	1	84
RFX (upper)	1	84
MSTP	1	84

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1280	1280	\$122,700	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1280	0	\$40,900	
Crawl				
Slab				

Total Base \$163,600

Adjustments 1 Row Type Adj. x 1.00 \$163,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	4:800	\$18,600
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	9 - 5 = 4 x \$800	\$3,200
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$189,900

Sub-Total, 1 Units

Exterior Features (+) \$9,100 \$199,000

Garages (+) 336 sqft \$16,500 \$215,500

Quality and Design Factor (Grade) 0.95

Location Multiplier 0.85

Replacement Cost \$174,016

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	Wood Fr	C-1	1954	1965	60	A		0.85		2,560 sqft	\$174,016	40%	\$104,410	0%	100%	1.220	1.000	100.00	0.00	0.00	\$127,400