

89-18-03-130-312.000-030

NEWBOLD, JAMISON

2308 S E ST

511, 1 Family Dwell - Unplatted (0 to 9.9

WAYNE-294383 (029)/2943

1/2

General Information

Parcel Number
89-18-03-130-312.000-030

Local Parcel Number
50-03-130-312.000-29

Tax ID:
029-30241-00

Routing Number
5003130-072

Ownership

NEWBOLD, JAMISON
2308 S E ST
RICHMOND, IN 47374

Legal

PT W 1/2 SEC 3-13-1 95 X 168 FT SUBJ TO R/W
OF SOUTH E STREET

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	W/I
04/05/2017	NEWBOLD, JAMISON	2017002659 & 266	TD	/	\$82,000	I
05/20/2016	BRUCK, RITA E L/E R	2016003983	WD	/		I
01/01/1900	BRUCK, LEO W & RIT	2016003983	WD	/		I

Notes

7/30/2024 Misc: 2025 GENERAL REVAUATION

10/30/2018 Misc: 2019 GENERAL REVAUATION

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



Res

Year: 2025

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 294383-029
WAYNE-294383 (029)

Section/Plat
5003130

Location Address (1)
2308 S E ST
RICHMOND, IN 47374

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

2025	Assessment Year	2025	2024	2023	2022	2021
WIP	Reason For Change	AA	AA	AA	AA	AA
02/19/2025	As Of Date	04/22/2025	04/17/2024	04/20/2023	04/22/2022	04/16/2021
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
\$27,700	Land	\$27,700	\$23,600	\$20,600	\$20,100	\$20,100
\$27,700	Land Res (1)	\$27,700	\$23,600	\$20,600	\$20,100	\$20,100
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$129,000	Improvement	\$129,000	\$103,600	\$90,700	\$87,900	\$80,300
\$129,000	Imp Res (1)	\$129,000	\$103,600	\$90,700	\$87,900	\$80,300
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$156,700	Total	\$156,700	\$127,200	\$111,300	\$108,000	\$100,400
\$156,700	Total Res (1)	\$156,700	\$127,200	\$111,300	\$108,000	\$100,400
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

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

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
F	F		95	95x150	1.06	\$275	\$292	\$27,740	0%	1.0000	100.00	0.00	0.00	\$27,740

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

Land Computations

Calculated Acreage	0.33
Actual Frontage	95
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.33
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	0.33
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	\$27,700
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$27,700

Printed Tuesday, April 29, 2025

Review Group 2029

Data Source External Only

Collector 07/09/2024 js

Appraiser 07/30/2024 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1808 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	28	\$1,800
Patio, Concrete (Terraced)	336	\$3,500

Plumbing

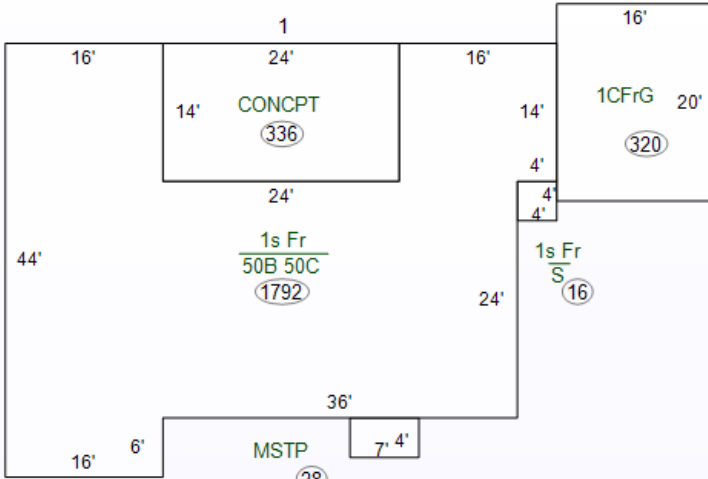
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1808	1808	\$154,300	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	896	0	\$32,600	
Crawl	896	0	\$7,200	
Slab	16	0	\$0	
Total Base			\$194,100	

Adjustments

1 Row Type Adj. x 1.00	\$194,100
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:1808 \$5,400
No Elec (-)	\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800 \$2,400
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$201,900

Sub-Total, 1 Units

Exterior Features (+)	\$5,300	\$207,200
Garages (+) 320 sqft	\$15,000	\$222,200
Quality and Design Factor (Grade)	0.95	
Location Multiplier	0.85	
Replacement Cost		\$179,427

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	1948	1958	67	A		0.85		2,704 sqft	\$179,427	42%	\$104,070	0%	100%	1.240	1.000	100.00	0.00	0.00	\$129,000