

89-18-03-420-307.001-030

TROUTWINE, JASON A & HEAT

3315 DOROTHY LN

510, 1 Family Dwell - Platted Lot

WAYNE-294344 (029)/2943

1/2

General Information

Parcel Number 89-18-03-420-307.001-030
Local Parcel Number 50-03-420-307.010-29

Tax ID: 029-37562-01

Routing Number 5003420-032

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 294344-029
WAYNE-294344 (029)

Section/Plat 5003420

Location Address (1)
3315 DOROTHY LN
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 2029

Ownership

TROUTWINE, JASON A & HEATHER
3315 DOROTHY LN
RICHMOND, IN 47374

Legal

20' NS LOT 43 HALE TERR SUB 1ST ADDN LOT 44
HALE TERR SUB 1ST ADD & 0.034A W S LOT 67
HALE TERR SUB 3RD ADDN



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, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement/Total values.

Land Data (Standard Depth: Res 175', CI 175' Base Lot: Res 100' X 175', CI 100' X 175')

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

F F 130 128x172 0.99 \$376 \$372 \$47,616 0% 1.0000 100.00 0.00 0.00 \$47,620

Transfer of Ownership

Table with columns for Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, and V/I.

03/19/2018 TROUTWINE, JASON 2018001996 WD / \$249,000 V
01/01/1900 WEATHERLY, JAMES CO / I

Notes

8/8/2024 CYCLICAL: 2025 GENERAL REVAL

Res

Land Computations

Table with columns for various land computation metrics such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, and Total Value.

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	2
Style	N/A
Finished Area	4826 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Other			

Exterior Features

Description	Area	Value
Porch, Open Frame	392	\$17,200
Patio, Concrete	480	\$3,700

Plumbing

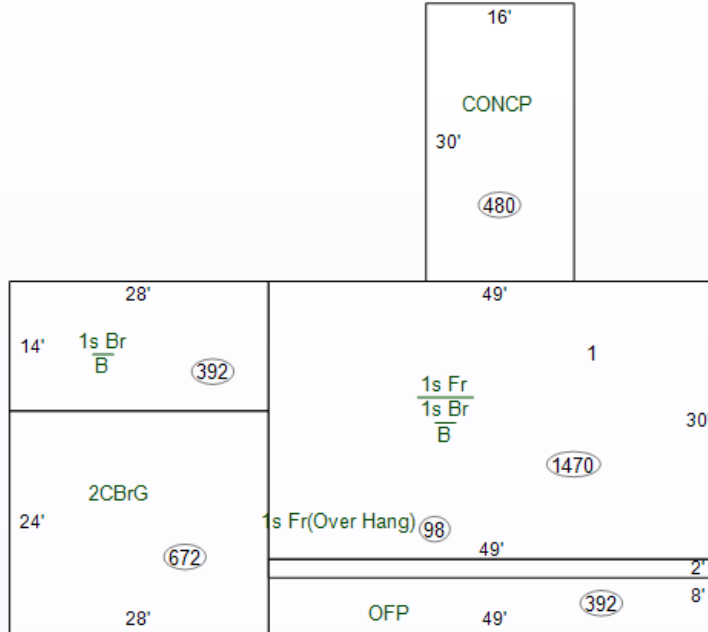
	#	TF
Full Bath	2	6
Half Bath	2	4
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	6	12

Accommodations

Bedrooms	4
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	9

Heat Type

Central Warm Air



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1862	1862	\$173,300	
2	1Fr	1568	1568	\$72,000	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1862	1396	\$102,600	
Crawl					
Slab					

Adjustments	1 Row Type Adj. x 1.00	\$347,900
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Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:2	\$8,000
No Heating (-)		\$0
A/C (+)	1:1862 2:1568	\$8,700
No Elec (-)		\$0
Plumbing (+ / -)	12 - 5 = 7 x \$800	\$5,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$370,200
Sub-Total, 1 Units	
Exterior Features (+)	\$20,900 \$391,100
Garages (+) 672 sqft	\$27,300 \$418,400
Quality and Design Factor (Grade)	1.10
Location Multiplier	0.85
Replacement Cost	\$391,204

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	2	3/6 Maso	C+2	1968	1968	57	A			0.85		5,292 sqft	\$391,204	40%	\$234,720	0%	100%	1.230	1.000	100.00	0.00	0.00	\$288,700