

89-18-04-140-103.000-030

HERIG, JOHN J & MICHELLE

216 S 16TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-294389 (029)/2943

1/2

General Information

Parcel Number 89-18-04-140-103.000-030
Local Parcel Number 50-04-140-103.000-29

Tax ID: 029-18109-00

Routing Number 5004140-158

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 294389-029 WAYNE-294389 (029)
Section/Plat 5004140
Location Address (1) 216 S 16TH ST RICHMOND, IN 47374

Ownership

HERIG, JOHN J & MICHELLE
216 S 16TH ST
RICHMOND, IN 47374

Legal

M P ADDN LOT 56 BLK 2



Transfer of Ownership

Date 01/01/1900 Owner HERIG, JOHN J & MIC Doc ID Code Book/Page Adj Sale Price V/I

Notes

8/7/2024 Misc: 2025 GENERAL REVAUATION
10/19/2018 Misc: 2019 GENERAL REVALUATION: REMOVE SHED

Res

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

Table with 7 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)

Land Data (Standard Depth: Res 132', Cl 132' Base Lot: Res 1' X 132', Cl 1' X 132')

Table with 15 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

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 04/12/2024 js

Appraiser 08/07/2024 Nexus

Land Computations

Table with 2 columns: Land Computations, Value. Includes rows for 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, Total Value \$11,600

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1 1/2
Style N/A
Finished Area 3030 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	60	\$2,400
Porch, Open Frame	261	\$12,000
Wood Deck	427	\$7,900

Plumbing

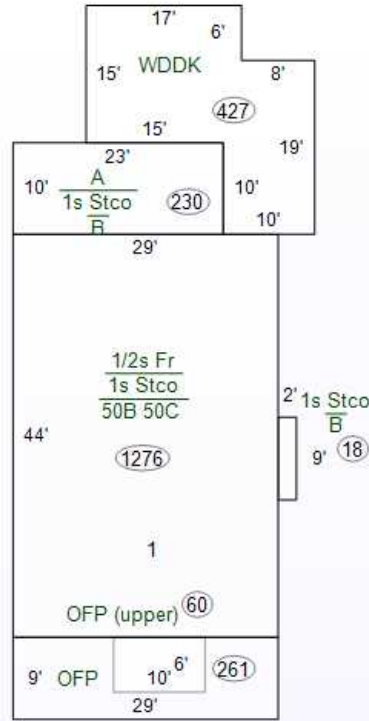
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	5	8

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	0
Total Rooms	8

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
Portable Spa	1	\$1,700

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	2	1524	1524	\$136,000	
2					
3					
4					
1/4					
1/2	1Fr	1276	1276	\$47,200	
3/4					
Attic		230	230	\$8,800	
Bsmt		886	0	\$32,100	
Crawl		638	0	\$6,400	
Slab					

Total Base \$230,500

Adjustments 1 Row Type Adj. x 1.00 \$230,500

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	2:480	\$6,000
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$1,700
Elevator (+)		\$0

Sub-Total, One Unit \$245,100

Sub-Total, 1 Units

Exterior Features (+)	\$22,300	\$267,400
Garages (+) 0 sqft	\$0	\$267,400
Quality and Design Factor (Grade)	1.05	
Location Multiplier	0.85	

Replacement Cost \$238,655

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 1/2	Stucco	C+1	1930	1930	95	A		0.85		3,916 sqft	\$238,655	45%	\$131,260	17%	100%	1.050	1.000	100.00	0.00	0.00	\$114,400