

89-18-04-220-424.000-030

ULLINSKEY, RENEE L

150 S 20TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-293370 (029)/2933 1/2

General Information

Parcel Number 89-18-04-220-424.000-030
Local Parcel Number 50-04-220-424.000-29

Tax ID: 029-46058-00

Routing Number 5004220-010

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 293370-029
WAYNE-293370 (029)

Section/Plat 5004220

Location Address (1)
150 S 20TH ST
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

ULLINSKEY, RENEE L
150 S 20TH ST
RICHMOND, IN 47374

Legal

LOT 10 BEVERLY PLACE



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 06/16/2023 to 01/01/1900.

Notes

8/29/2024 Misc: 2025 GENERAL REVALUATION
10/4/2018 Misc: 2019 GENERAL REVALUATION

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

Table with columns: Assessment Year (2025, 2024, 2023, 2022, 2021), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Includes sub-totals for Land, Improvement, and Total.

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

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.

Land Computations

Table with columns: Computation Name, Value. Includes items like Calculated Acreage (0.25), Actual Frontage (120), Total Acres Farmland (0.25), and Total Value (\$54,700).

Data Source External Only

Collector 08/19/2024 js

Appraiser 08/29/2024 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 2748 sqft
Make

Floor Finish

- Earth
- Slab
- Sub & Joist
- Wood
- Parquet
- Tile
- Carpet
- Unfinished
- Other

Wall Finish

- Plaster/Drywall
- Paneling
- Fiberboard
- Unfinished
- Other

Roofing

- Built-Up
- Metal
- Asphalt
- Wood Shingle
- Slate
- Tile
- Other

Exterior Features

Description	Area	Value
Patio, Brick	276	\$4,800
Wood Deck	464	\$9,600
Stoop, Masonry	49	\$2,300

Plumbing

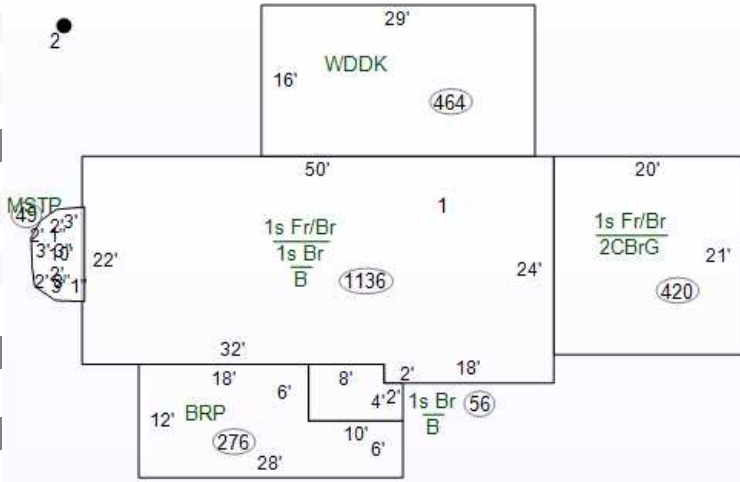
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	2	2
Total	6	9

Accommodations

Bedrooms	4
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	8

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	7	1192	1192	\$129,500	
2	93	1556	1556	\$77,600	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1192	0	\$39,200	
Crawl					
Slab					

Total Base	\$246,300
Adjustments	1 Row Type Adj. x 1.00
Total	\$246,300

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
No Heating (-)	\$0
A/C (+)	1:1192 2:1556 \$7,300
No Elec (-)	\$0
Plumbing (+ / -)	9 - 5 = 4 x \$800 \$3,200
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit	\$261,300
Sub-Total, 1 Units	
Exterior Features (+)	\$16,700 \$278,000
Garages (+) 420 sqft	\$17,800 \$295,800
Quality and Design Factor (Grade)	1.30
Location Multiplier	0.85
Replacement Cost	\$326,859

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	4/6 Maso	B+1	1928	1928	97	A		0.85			3,940 sqft	\$326,859	40%	\$196,120	0%	100%	1.210	1.000	100.00	0.00	0.00	\$237,300
2: Utility Shed	1	SV	C	2000	2000	25	A		0.85			8'x8'		55%		0%	100%	1.210	1.000	100.00	0.00	0.00	\$0