

89-18-04-230-214.000-030

CLARK, DAVID C & KATHERINE

207 S 18TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-293370 (029)/2933

1/2

General Information

Parcel Number 89-18-04-230-214.000-030
Local Parcel Number 50-04-230-214.000-29

Tax ID: 029-25082-00

Routing Number 5004230-052

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 5004230

Location Address (1)
207 S 18TH ST
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

CLARK, DAVID C & KATHERINE L
207 S 18TH ST
RICHMOND, IN 47374

Legal

LOT 76 REEVESTON



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 07/20/2011 and 01/01/1900 transactions.

Notes

8/6/2024 CYCLICAL: 2025 GENERAL REVAL

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

Table with columns: Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Includes sub-totals for Res (1), (2), (3).

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 Calculated Acreage (0.20), Actual Frontage (60), Total Acres Farmland (0.20), and Total Value (\$33,800).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1 3/4
Style N/A
Finished Area 2576 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 Masonry	243	\$12,500
Patio, Brick	392	\$6,700

Plumbing

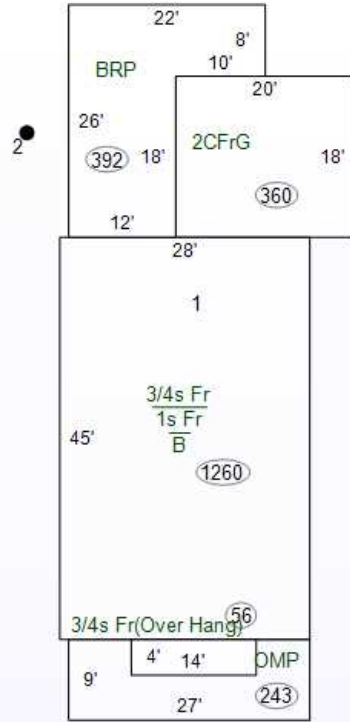
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	4
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	11

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1260	1260	\$121,000	
2					
3					
4					
1/4					
1/2					
3/4	1Fr	1316	1316	\$55,900	
Attic					
Bsmt		1260	0	\$40,400	
Crawl					
Slab					

Total Base \$217,300

Adjustments 1 Row Type Adj. x 1.00 \$217,300

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
No Heating (-)	\$0
A/C (+)	3/4:1316 1:1260 \$5,900
No Elec (-)	\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800 \$2,400
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$230,100

Sub-Total, 1 Units

Exterior Features (+)	\$19,200	\$249,300
Garages (+) 360 sqft	\$16,500	\$265,800
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85

Replacement Cost \$225,930

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 3/4	Wood Fr	C	1935	1965	60 A		0.85		3,836 sqft	\$225,930	40%	\$135,560	0%	100%	1.210	1.000	100.00	0.00	0.00	\$164,000
2: Utility Shed	1	SV	D	2000	2000	25 A		0.85		12'x12'		55%		0%	100%	1.210	1.000	100.00	0.00	0.00	\$0