

89-18-04-240-605.000-030

BULLOCK, DENISE & MELISSA

408 S 23RD ST

510, 1 Family Dwell - Platted Lot

WAYNE-293370 (029)/2933

1/2

General Information

Parcel Number 89-18-04-240-605.000-030
Local Parcel Number 50-04-240-605.000-29

Tax ID: 029-06040-00

Routing Number 5004240-062

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 5004240

Location Address (1)
408 S 23RD 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

BULLOCK, DENISE & MELISSA BLAN
JTWRSNTC
408 S 23RD ST
RICHMOND, IN 47374

Legal

LOT 287 REEVESTON PLACE



Transfer of Ownership

Date 01/01/1900 Owner BULLOCK, DENISE &
Doc ID Code Book/Page Adj Sale Price V/I

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

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

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

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.

Notes

8/26/2024 Misc: 2025 GENERAL REVALUATION
12/26/2019 Misc: 2020: ADD ROOM ADDITION. REMOVE EFP. APPLY OBSOL TO POOL STRUCTURES 12-16-19
10/5/2018 Misc: 2019 GENERAL REVALUATION - ADD MS:1, MO:1

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.

Data Source External Only

Collector 08/15/2024 js

Appraiser 08/26/2024 Nexus

Total Value \$37,400

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1
Style	N/A
Finished Area	1454 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	231	\$10,900

Plumbing

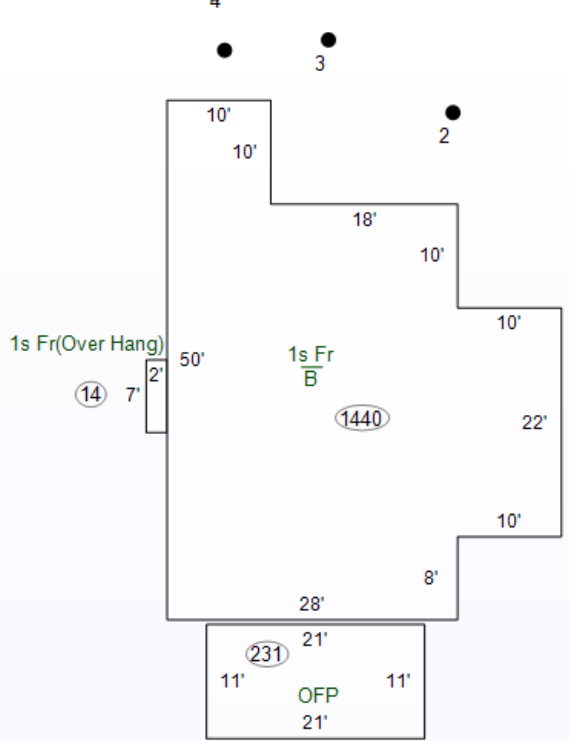
#	TF
Full Bath	1 3
Half Bath	0 0
Kitchen Sinks	1 1
Water Heaters	1 1
Add Fixtures	1 1
Total	4 6

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1454	1454	\$131,800	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1440	0	\$44,200	
Crawl				
Slab				

Total Base \$176,000

Adjustments 1 Row Type Adj. x 1.00 \$176,000

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1454	\$4,800
No Elec (-)		\$0
Plumbing (+ / -)	6 - 5 = 1 x \$800	\$800
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$186,100

Sub-Total, 1 Units

Exterior Features (+)	\$10,900	\$197,000
Garages (+) 0 sqft	\$0	\$197,000
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85

Replacement Cost \$167,450

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	1930	1960	65	A			0.85		2,894 sqft	\$167,450	42%	\$97,120	0%	100%	1.210	1.000	100.00	0.00	0.00	\$117,500
2: Detached Garage/Boat H	1	Wood Fr	C	1930	1930	95	A		\$41.81	0.85	\$35.54	24'x24'	\$20,470	45%	\$11,260	0%	100%	1.210	1.000	100.00	0.00	0.00	\$13,600
3: Swimming Pool (R)	1		C	2016	2016	9	A		\$60.13	0.85	\$51.11	8'x14'	\$5,725	25%	\$4,290	50%	100%	1.210	1.000	100.00	0.00	0.00	\$2,600
4: Swimming Pool Enclosure	1		C+1	2016	2016	9	A		\$68.17	0.85	\$60.84	16'x20'	\$19,469	25%	\$14,600	50%	100%	1.210	1.000	100.00	0.00	0.00	\$8,800