

General Information

Parcel Number 89-18-04-430-505.000-030
Local Parcel Number 50-04-430-505.000-29
Tax ID: 029-25402-00
Routing Number 5004430-055
Property Class 510
1 Family Dwell - Platted Lot

Ownership

VESSELS, LEON
909 S 18TH PL
RICHMOND, IN 47374

Legal

1 FT OFF ENT S S LOT 62 OAKLAND PL LOT 63
OAKLAND PLACE

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/14/2022 to 01/01/1900.

Notes

12/19/2022 Misc: 2023 GENERAL REVALUATION



Res

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 294383-029 WAYNE-294383 (029)
Section/Plat 5004430
Location Address (1) 909 S 18TH PL RICHMOND, IN 47374
Zoning ZO01 Residential
Subdivision
Lot
Market Model N/A

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

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show valuation data for years 2022-2025.

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. Row shows data for F, F, 73, 73x110, 0.93, \$275, \$256, \$18,688, 0%, 1.0000, 100.00, 0.00, 0.00, \$18,690.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.18), Actual Frontage (73), Developer Discount, Parcel Acreage (0.18), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (0.18), Farmland Value (\$0), Measured Acreage (0.00), Avg Farmland Value/Acre (0.0), Value of Farmland (\$0), Classified Total (\$0), Farm / Classified Value (\$0), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$18,700), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$18,700).

Characteristics

Topography High
Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Neighborhood Life Cycle Stage Static

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1056 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 |
|-------------|------|---------|
| Wood Deck | 240 | \$5,400 |

Plumbing

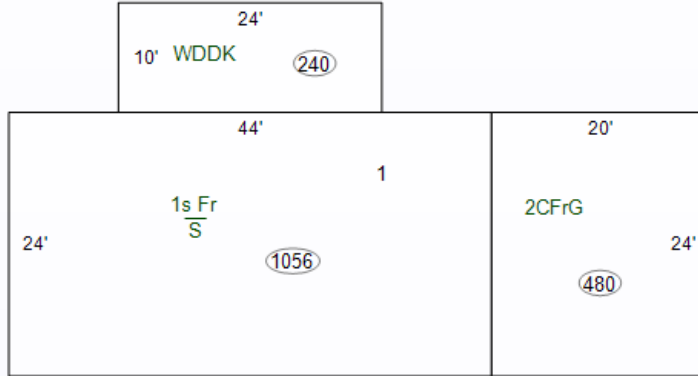
| | # | TF |
|----------------------|---|----|
| Full Bath | 1 | 3 |
| Half Bath | 0 | 0 |
| Kitchen Sinks | 1 | 1 |
| Water Heaters | 1 | 1 |
| Add Fixtures | 0 | 0 |
| Total | 3 | 5 |

Accommodations

| | |
|---------------------|---|
| Bedrooms | 3 |
| Living Rooms | 1 |
| Dining Rooms | 1 |
| Family Rooms | 0 |
| Total Rooms | 6 |

Heat Type

Central Warm Air



Specialty Plumbing

| Description | Count | Value |
|-------------|-------|-------|
|-------------|-------|-------|

Cost Ladder

| Floor | Constr | Base | Finish | Value | Totals |
|-------|--------|------|--------|-------------------|-----------|
| 1 | 1Fr | 1056 | 1056 | \$108,400 | |
| 2 | | | | | |
| 3 | | | | | |
| 4 | | | | | |
| 1/4 | | | | | |
| 1/2 | | | | | |
| 3/4 | | | | | |
| Attic | | | | | |
| Bsmt | | | | | |
| Crawl | | | | | |
| Slab | | 1056 | 0 | \$0 | |
| | | | | Total Base | \$108,400 |

Adjustments 1 Row Type Adj. x 1.00 \$108,400

| | | |
|------------------|-----------------|---------|
| Unfin Int (-) | | \$0 |
| Ex Liv Units (+) | | \$0 |
| Rec Room (+) | | \$0 |
| Loft (+) | | \$0 |
| Fireplace (+) | | \$0 |
| No Heating (-) | | \$0 |
| A/C (+) | 1:1056 | \$4,000 |
| No Elec (-) | | \$0 |
| Plumbing (+ / -) | 5 - 5 = 0 x \$0 | \$0 |
| Spec Plumb (+) | | \$0 |
| Elevator (+) | | \$0 |

Sub-Total, One Unit \$112,400

Sub-Total, 1 Units

| | | |
|-----------------------------------|----------|-----------|
| Exterior Features (+) | \$5,400 | \$117,800 |
| Garages (+) 480 sqft | \$20,100 | \$137,900 |
| Quality and Design Factor (Grade) | | 1.05 |
| Location Multiplier | | 0.85 |
| Replacement Cost | | \$123,076 |

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 | 1 | Wood Fr | C+1 | 1956 | 1999 | 26 | G | | | 0.85 | | 1,056 sqft | \$123,076 | 22% | \$96,000 | 0% | 100% | 1.240 | 1.400 | 100.00 | 0.00 | 0.00 | \$166,700 |