

89-18-05-130-801.000-030

COLE, TIMOTHY D & KRISTEN A

400 SW 2ND ST

510, 1 Family Dwell - Platted Lot

WAYNE-294387 (029)/2943

1/2

General Information

Parcel Number 89-18-05-130-801.000-030
Local Parcel Number 50-05-130-801.000-29

Tax ID: 029-04005-00

Routing Number

Property Class 510 RENTAL
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 294387-029
WAYNE-294387 (029)

Section/Plat 5005130

Location Address (1)
400 SW 2ND 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 2028

Ownership

COLE, TIMOTHY D & KRISTEN A
1300 NW 5TH ST
RICHMOND, IN 47374

Legal

40 FT VAC BLISS ST ADJ TO LOT 33 A W B

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 01/01/1900 to 02/28/2024.

Notes

10/11/2019 Misc: 2020 GENERAL REVAL
5/18/2009 : CHANGE COND TO FAIR, AND REMOVE OBSOL ON SFD PER TOWNSHIP ASSESSOR 5-14-09



Res

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, 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). Rows show values 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 values for F, F, 40, 40x130, 0.99, \$302, \$299, \$11,960, 0%, 1.0000, 100.00, 0.00, 0.00, \$11,960.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.12), Actual Frontage (40), Developer Discount, Parcel Acreage (0.12), 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 (0.12), 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 (\$12,000), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$12,000).

Data Source External Only

Collector 08/15/2023 js

Appraiser 08/24/2023 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1066 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

Plumbing

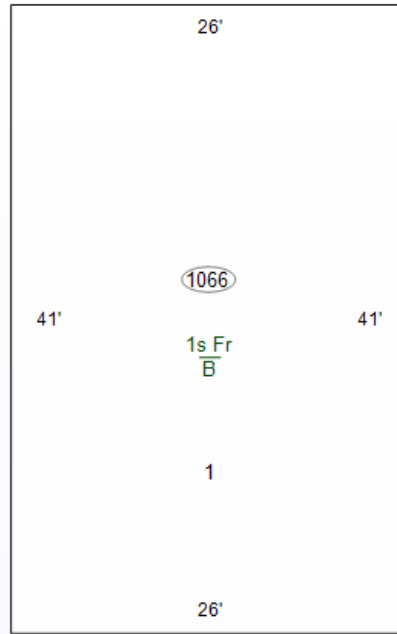
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	0
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	1066	1066	\$110,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1066	0	\$36,300	
Crawl				
Slab				

Total Base \$146,300

Adjustments 1 Row Type Adj. x 1.00 \$146,300

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

Sub-Total, One Unit \$146,300

Sub-Total, 1 Units

Exterior Features (+)	\$0	\$146,300
Garages (+) 0 sqft	\$0	\$146,300
Quality and Design Factor (Grade)	0.85	
Location Multiplier	0.85	
Replacement Cost		\$105,702

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	D+1	1930	1930	95 A		0.85		2,132 sqft	\$105,702	50%	\$52,850	30%	100%	0.990	1.000	100.00	0.00	0.00	\$36,600
2: Detached Garage/Boat H	1	Wood Fr	C	1996	1996	29 A	\$38.62	0.85	\$32.83	24'x32'	\$25,211	24%	\$19,160	0%	100%	0.990	1.000	100.00	0.00	0.00	\$19,000