

89-18-05-130-802.000-030

HERNANDEZ, LETICIA & MIGUE

404 SW 2ND ST

510, 1 Family Dwell - Platted Lot

WAYNE-294387 (029)/2943

1/2

General Information

Parcel Number 89-18-05-130-802.000-030
Local Parcel Number 50-05-130-802.000-29

Tax ID: 029-03646-00

Routing Number

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 294387-029 WAYNE-294387 (029)
Section/Plat 5005130
Location Address (1) 404 SW 2ND ST RICHMOND, IN 47374

Ownership

HERNANDEZ, LETICIA & MIGUEL A J
404 SW 2ND ST
RICHMOND, IN 47374

Legal

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 12/30/2021 to 01/01/1900.

Notes

11/5/2021 Misc: Added AC, half bath, changed eff age for remodel-RC
10/11/2019 Misc: 2020 GENERAL REVAL
6/7/2013 : 2013: APPLY OBSOL PER NEXUS
4/30/2012 : 2012: CHANGE GRADE TO D+2 & COND TO G PER WAYNE TWP ASSESSOR



Res

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, Land Res (1-3), Improvement, Imp Res (1-3), Total, Total Res (1-3).

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.

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Land Computations

Table with columns: Land Computations, Value. Rows include 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, Total Value \$13,500.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1188 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, Concrete	240	\$1,900
Stoop, Masonry	64	\$2,700
Canopy, Roof Extension	64	\$1,300

Plumbing

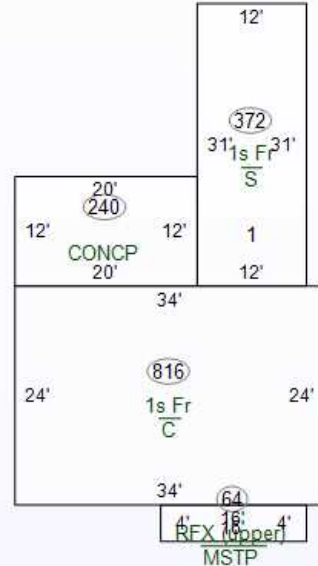
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	2	2
Total	6	9

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1188	1188	\$117,700	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	816	0	\$6,900	
Slab	372	0	\$0	
Total Base			\$124,600	

Adjustments

1 Row Type Adj. x 1.00		\$124,600
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1188	\$4,200
No Elec (-)		\$0
Plumbing (+ / -)	9 - 5 = 4 x \$800	\$3,200
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit		\$132,000
Sub-Total, 1 Units		
Exterior Features (+)	\$5,900	\$137,900
Garages (+) 0 sqft	\$0	\$137,900
Quality and Design Factor (Grade)		0.90
Location Multiplier		0.85
Replacement Cost		\$105,494

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	D+2	1945	1979	46	A			0.85		1,188 sqft	\$105,494	40%	\$63,300	0%	100%	0.990	1.000	100.00	0.00	0.00	\$62,700
2: Detached Garage/Boat H	1	Wood Fr	C	1998	1998	27	A		\$51.44	0.85	\$43.72	18'x20'	\$15,741	24%	\$11,960	0%	100%	0.990	1.000	100.00	0.00	0.00	\$11,800