

89-18-05-310-625.000-030

RAMSEY, WILLIAM S & DIANNE

303 HAZELWOOD LN

510, 1 Family Dwell - Platted Lot

WAYNE-294394 (029)/2943

1/2

General Information

Parcel Number 89-18-05-310-625.000-030
Local Parcel Number 50-05-310-625.000-29
Tax ID: 029-32770-00

Ownership

RAMSEY, WILLIAM S & DIANNE K
4418 POLVER WAY
RICHMOND, IN 47374

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/09/2023 to 01/01/1900.

Legal

LOT 16 QUAKER PLACE ADDITION

Notes

9/8/2023 Misc: 2024 GENERAL REVAUATION
9/20/2019 Misc: 2020 GENERAL REVAL: N/C PER F/C 08-15-2019

Routing Number

Property Class 510

1 Family Dwell - Platted Lot



Res

Year: 2025

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 294394-029 WAYNE-294394 (029)
Section/Plat 5005310
Location Address (1) 303 HAZELWOOD LN RICHMOND, IN 47374

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

Table with columns: 2025, 2024, 2023, 2022, 2021. Rows include Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total, and various Res categories.

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120', CI 100' X 120')

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
Neighborhood Life Cycle Stage Static

Land Computations

Table with columns: Description, 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.

Printed Tuesday, April 29, 2025

Review Group 2028

Data Source External Only

Collector 09/01/2023 js

Appraiser 09/08/2023 Nexus

Total Value \$52,500

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1446 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
Canopy, Roof Extension	64	\$1,300
Stoop, Masonry	64	\$2,700
Patio, Concrete	335	\$2,400

Plumbing

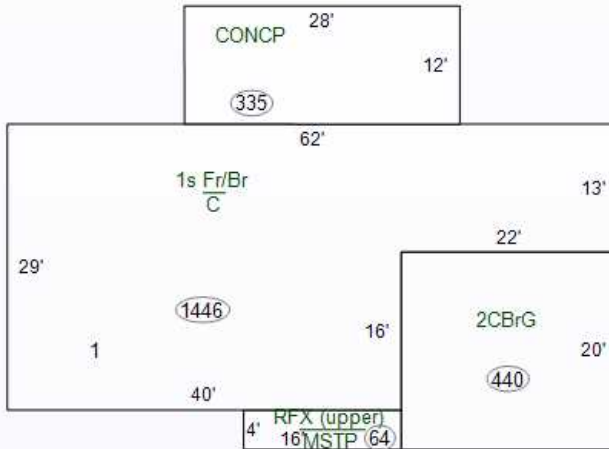
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	92	1446	1446	\$136,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1446	0	\$9,200	
Slab					

Total Base \$145,600

Adjustments 1 Row Type Adj. x 1.00 \$145,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)	1:1446	\$4,600
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$157,100

Sub-Total, 1 Units

Exterior Features (+)	\$6,400	\$163,500
Garages (+) 440 sqft	\$19,400	\$182,900
Quality and Design Factor (Grade)		1.10
Location Multiplier		0.85

Replacement Cost \$171,012

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	2/6 Maso	C+2	1964	1964	61	A			0.85		1,446 sqft	\$171,012	42%	\$99,190	0%	100%	1.190	1.000	100.00	0.00	0.00	\$118,000
2: Utility Shed	1	SV	D	2000	2000	25	A			0.85		8'x8'		55%		0%	100%	1.190	1.000	100.00	0.00	0.00	\$0
3: Utility Shed	1	SV	C	2000	2000	25	A			0.85		8'x8'		55%		0%	100%	1.190	1.000	100.00	0.00	0.00	\$0