

89-18-05-430-114.000-030

DURHAM, JACKSON JR

813 S 6TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-296356 (029)/2963

1/2

General Information

Parcel Number 89-18-05-430-114.000-030
Local Parcel Number 50-05-430-114.000-29

Ownership

DURHAM, JACKSON JR
813 S 6TH ST
RICHMOND, IN 47374

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfer dates from 01/01/1900 to 11/19/2013.

Notes

9/21/2023 Misc: 2024 GENERAL REVALUATION
10/8/2019 Misc: 2020 GENERAL REVAL

Tax ID: 029-46228-00

Legal

69 FT X 139 FT LOT 11 P & H 80 FT X 139 FT EX
TRI PC LOT 11 P & H 16.56 FT ON H ST X 46.30 FT

Routing Number

Property Class 510
1 Family Dwell - Platted Lot



Res

Year: 2025

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, and Total values.

Location Information

County WAYNE
Township WAYNE TOWNSHIP
District 030 (Local 029) RICHMOND CITY -WAYNE TWP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 296356-029 WAYNE-296356 (029)
Section/Plat 5005430
Location Address (1) 813 S 6TH ST RICHMOND, IN 47374

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.48), Actual Frontage (140), Developer Discount, Parcel Acreage (0.48), 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 (0.48), 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 (\$14,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$14,100).

Zoning

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 F, F, 140, 140x149, 1.00, \$101, \$101, \$14,140, 0%, 1.0000, 100.00, 0.00, 0.00, \$14,140.

Subdivision

Lot

Market Model N/A

Characteristics

Topography Rolling Flood Hazard
Public Utilities All ERA
Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2028

Data Source External Only

Collector 09/14/2023 js

Appraiser 09/21/2023 Nexus

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 2436 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
Porch, Open Frame	48	\$4,300
Porch, Enclosed Frame	96	\$9,400

**Plumbing**

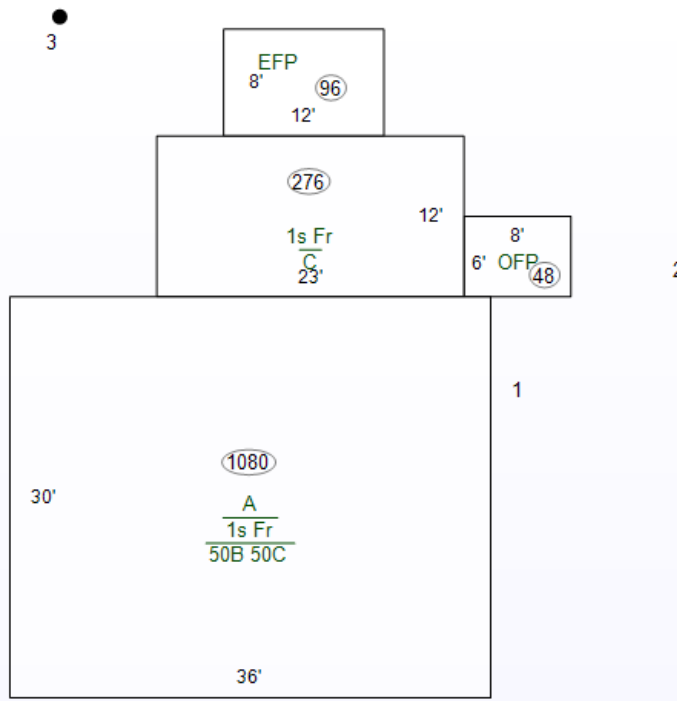
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
<b>Total</b>	<b>3</b>	<b>5</b>

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	0
<b>Total Rooms</b>	7

**Heat Type**

Central Warm Air



**Specialty Plumbing**

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

**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1356	1356	\$126,700	
2					
3					
4					
1/4					
1/2					
3/4					
Attic		1080	1080	\$23,200	
Bsmt		540	0	\$25,300	
Crawl		816	0	\$6,900	
Slab					

**Total Base** \$182,100

**Adjustments** 1 Row Type Adj. x 1.00 \$182,100

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
No Heating (-)	\$0
A/C (+)	A:1080 1:1356 \$5,500
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

**Sub-Total, One Unit** \$192,100

**Sub-Total, 1 Units**

Exterior Features (+)	\$13,700	\$205,800
Garages (+) 0 sqft	\$0	\$205,800
Quality and Design Factor (Grade)	0.85	
Location Multiplier	0.85	

**Replacement Cost** \$148,691

**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	1900	1900	125	F		0.85		2,976 sqft	\$148,691	65%	\$52,040	0%	100%	0.850	1.000	100.00	0.00	0.00	\$44,200
2: Detached Garage/Boat H	1	Wood Fr	C	1976	1976	49	A	\$59.52	0.85	\$50.59	12'x22'	\$13,356	35%	\$8,680	0%	100%	0.850	1.000	100.00	0.00	0.00	\$7,400
3: Utility Shed	1	SV	D	2000	2000	25	A		0.85		10'x14'		55%		0%	100%	0.850	1.000	100.00	0.00	0.00	\$0