

89-18-09-220-220.000-030

GREY, MARY K

1234 S 22ND ST

540, Mobile or Manufactured Home - Pla

WAYNE-295435 (029)/2954

1/2

General Information

Parcel Number 89-18-09-220-220.000-030
Local Parcel Number 50-09-220-220.008-29

Ownership

GREY, MARY K
1234 S 22ND 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 03/24/2015.

Notes

12/14/2022 Misc: 2023 GENERAL REVALUATION

Tax ID: 029-99613-00

Legal

LOTS 59 & 60 RICHARDS

Routing Number 5009220-033

Property Class 540
Mobile or Manufactured Home - Plat



Res

Year: 2025

Location Information

County WAYNE

Township WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 295435-029
WAYNE-295435 (029)

Section/Plat 5009220

Location Address (1)
1234 S 22ND ST
RICHMOND, IN 47374

Zoning ZO01 Residential

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 Wednesday, April 30, 2025

Review Group 2027

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 valuation data for years 2022-2025.

Land Data (Standard Depth: Res 150', CI 150' Base Lot: Res 100' X 150', CI 100' X 150')

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, 120, 120x150, 1.00, \$201, \$201, \$24,120, 0%, 1.0000, 100.00, 0.00, 0.00, \$24,120.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.41), Actual Frontage (120), Developer Discount, Parcel Acreage (0.41), 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 (0.41), 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 (\$24,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$24,100).

Data Source External Only

Collector 10/20/2022 jh

Appraiser 11/17/2022 Nexus

**General Information**

Occupancy Single-Family  
 Description MH/C  
 Story Height 1  
 Style N/A  
 Finished Area 2002 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	224	\$5,000

**Plumbing**

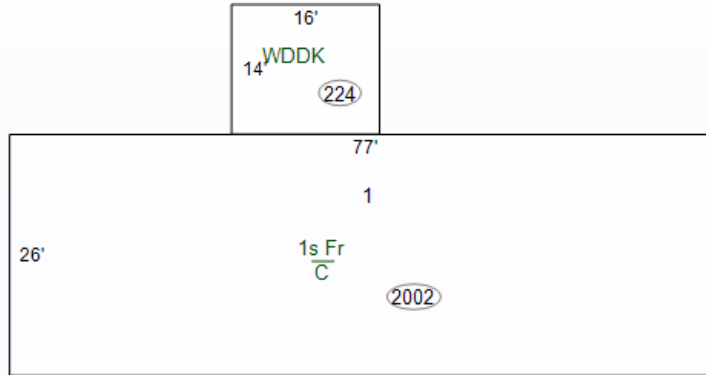
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
<b>Total</b>	<b>4</b>	<b>8</b>

**Accommodations**

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	0
<b>Total Rooms</b>	<b>6</b>

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	2002	2002	\$166,600	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		2002	0	\$10,900	
Slab					

**Total Base** \$177,500

**Adjustments** 1 Row Type Adj. x 1.00 \$177,500

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	1:2002 \$5,800
No Elec (-)	\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800 \$2,400
Spec Plumb (+)	\$0
Elevator (+)	\$0

**Sub-Total, One Unit** \$185,700

**Sub-Total, 1 Units**

Exterior Features (+)	\$5,000	\$190,700
Garages (+) 0 sqft	\$0	\$190,700
Quality and Design Factor (Grade)	0.60	
Location Multiplier	0.85	
<b>Replacement Cost</b>		<b>\$97,257</b>

**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: MH/C	1	Wood Fr	E+2	1996	1996	29	A		0.85		2,002 sqft	\$97,257	28%	\$70,030	0%	100%	0.980	1.000	100.00	0.00	0.00	\$68,600
2: Utility Shed	1	SV	D	2006	2006	19	F		0.85		8'x12'		55%		0%	100%	0.980	1.000	100.00	0.00	0.00	\$0