

89-18-09-310-112.000-030

COLLINS, TYLER R

1705 S 9TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-295379 (029)/2953

1/2

General Information

Parcel Number 89-18-09-310-112.000-030
Local Parcel Number 50-09-310-112.000-29

Tax ID: 029-06422-00

Routing Number 5009310-030

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 295379-029 WAYNE-295379 (029)
Section/Plat 5009310
Location Address (1) 1705 S 9TH ST RICHMOND, IN 47374

Ownership

COLLINS, TYLER R
1705 S 9TH ST
LINDA
RICHMOND, IN 47374

Legal

PT SW SEC 9-13-1 0.60A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 10/28/2020 to 01/01/1900.

Notes

11/10/2022 Misc: 2023 GENERAL REVALUATION



Res

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

Table with columns: Assessment Year, 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). Rows show 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 values for F, F, 200, 200x180, 1.08, \$141, \$152, \$30,400, -5%, 1.0000, 100.00, 0.00, 0.00, \$28,880.

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 Wednesday, April 30, 2025

Review Group 2027

Data Source External Only

Collector 10/14/2022 jh

Appraiser 11/10/2022 Nexus

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.83), Actual Frontage (200), Developer Discount, Parcel Acreage (0.83), 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 (0.83), 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 (\$28,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$28,900).

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	2
Style	N/A
Finished Area	1948 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Other			

Exterior Features

Description	Area	Value
Porch, Open Frame	60	\$4,300

Plumbing

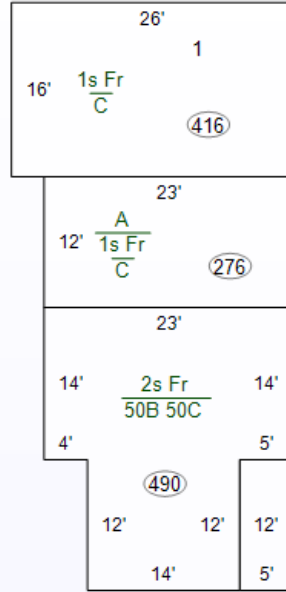
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	7

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1182	1182	\$116,200	
2 1Fr	490	490	\$34,700	
3				
4				
1/4				
1/2				
3/4				
Attic	276	276	\$9,600	
Bsmt	245	0	\$19,000	
Crawl	937	0	\$7,300	
Slab				

Total Base \$186,800

Adjustments 1 Row Type Adj. x 1.00 \$186,800

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	PS:1 PO:1 \$4,700
No Heating (-)	\$0
A/C (+)	A:276 1:1182 2:490 \$5,600
No Elec (-)	\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800 \$2,400
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$199,500

Sub-Total, 1 Units

Exterior Features (+)	\$4,300	\$203,800
Garages (+) 0 sqft	\$0	\$203,800
Quality and Design Factor (Grade)		0.85
Location Multiplier		0.85

Replacement Cost \$147,246

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	2	Wood Fr	D+1	1920	1975	50 A		0.85		2,193 sqft	\$147,246	40%	\$88,350	0%	100%	0.900	1.000	100.00	0.00	0.00	\$79,500
2: Detached Garage/Boat H	1	Pole	C	1997	1997	28 A	\$29.07	0.85	\$24.71	24'x24'	\$14,233	24%	\$10,820	0%	100%	0.900	1.000	100.00	0.00	0.00	\$9,700
3: Utility Shed	1	SV	D	1920	1920	105 P		0.85		16'x26'		80%		0%	100%	0.900	1.000	100.00	0.00	0.00	\$0
4: Utility Shed	1	SV	D	2022	2022	3 A		0.85		10'x16'		15%		0%	100%	0.900	1.000	100.00	0.00	0.00	\$0