

89-18-09-340-308.000-030

HATFIELD, BOBBY JOE

2040 S 14TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-295435 (029)/2954

1/2

General Information

Parcel Number 89-18-09-340-308.000-030
Local Parcel Number 50-09-340-308.000-29

Tax ID: 029-53365-00

Routing Number 5009340-024

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 295435-029
WAYNE-295435 (029)

Section/Plat 5009340

Location Address (1)
2040 S 14TH ST
RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Wednesday, April 30, 2025

Review Group 2027

Ownership

HATFIELD, BOBBY JOE
2040 S 14TH ST
RICHMOND, IN 47374

Legal

LOT 49 C T P



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 08/16/2013 to 01/01/1900.

Notes

11/7/2022 Misc: 2023 GENERAL REVALUATION

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 (1-3), 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 F, F, 48, 48x180, 1.08, \$201, \$217, \$10,416, 0%, 1.0000, 100.00, 0.00, 0.00, \$10,420.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.20), Actual Frontage (48), Developer Discount, Parcel Acreage (0.20), 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 (0.20), 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 (\$10,400), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$10,400).

Data Source External Only

Collector 10/20/2022 jh

Appraiser 11/07/2022 Nexus

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1045 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	102	\$6,300

Plumbing

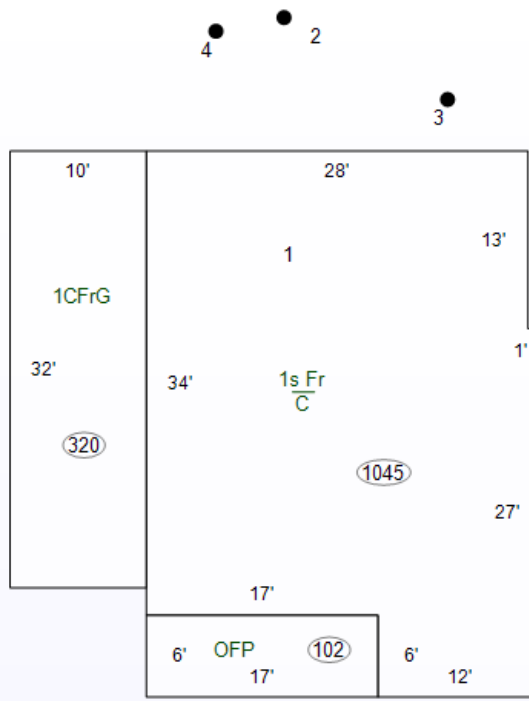
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

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

Heat Type

Central Warm Air



Specialty Plumbing

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

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1045	1045	\$108,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1045	0	\$7,800	
Slab					

Total Base \$116,200

Adjustments 1 Row Type Adj. x 1.00 \$116,200

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$116,200

Sub-Total, 1 Units

Exterior Features (+)	\$6,300	\$122,500
Garages (+) 320 sqft	\$15,000	\$137,500
Quality and Design Factor (Grade)	0.50	
Location Multiplier	0.85	
Replacement Cost		\$58,438

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	E+1	1950	1960	65	F		0.85		1,045 sqft	\$58,438	60%	\$23,380	0%	100%	0.980	1.000	100.00	0.00	0.00	\$22,900
2: Pool, Above Ground (circu	1	SV	C	2014	2014	11	A		0.85		20' Circ		85%		0%	100%	0.980	1.000	100.00	0.00	0.00	\$0
3: Utility Shed	1	SV	D	2014	2014	11	A		0.85		12'x14'		35%		0%	100%	0.980	1.000	100.00	0.00	0.00	\$0
4: Wood Deck- Treated pine	1	SV	C	2014	2014	11	A		0.85		8'x8'		10%		0%	100%	0.980	1.000	100.00	0.00	0.00	\$0