

General Information

Parcel Number 89-20-04-000-102.000-002
Local Parcel Number 45-04-000-102.000-02

Tax ID: 002-00051-00

Routing Number

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

Year: 2025

Location Information

County WAYNE
Township BOSTON TOWNSHIP
District 002 (Local 002) BOSTON TOWNSHIP
School Corp 8385 RICHMOND COMMUNITY
Neighborhood 924004-002 BOSTON-924004 (002)
Section/Plat 4504000
Location Address (1) 1525 BOSTON RD RICHMOND, IN 47374

Ownership

BARNES, ERIC R & KATHERINE
1525 BOSTON RD
RICHMOND, IN 47374

Legal

PT NW SEC 4-12-1 2.50A

Transfer of Ownership

Date 01/01/1900 Owner BARNES, ERIC R & K Doc ID Code Book/Page Adj Sale Price V/I CO /

Notes

6/24/2022 Misc: 2023 GENERAL REVALUATION
5/17/2018 Misc: 2019 GENERAL REVALUATION - REMOVE 2 UTILITY SHEDS



Res

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

Table with 7 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 include 2025, 2024, 2023, 2022, 2021 data.

Land Data (Standard Depth: Res 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')

Table with 15 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. Rows for lots 9, 91, 82.

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Rolling Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Data Source External Only

Collector 06/08/2022 Nexus

Appraiser 06/24/2022 Nexus

Land Computations

Table with 2 columns: Description, Value. Rows include Calculated Acreage (2.50), Actual Frontage (0), Developer Discount, Parcel Acreage (2.50), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.20), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (1.30), Total Acres Farmland (0.00), 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 (\$19,700), 91/92 Value (\$6,000), Supp. Page Land Value, CAP 1 Value (\$19,700), CAP 2 Value (\$6,000), CAP 3 Value (\$0), Total Value (\$25,700).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1612 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
Patio, Concrete	476	\$3,700
Patio, Concrete	224	\$1,700
Patio, Concrete	36	\$200
Wood Deck	416	\$7,900

Plumbing

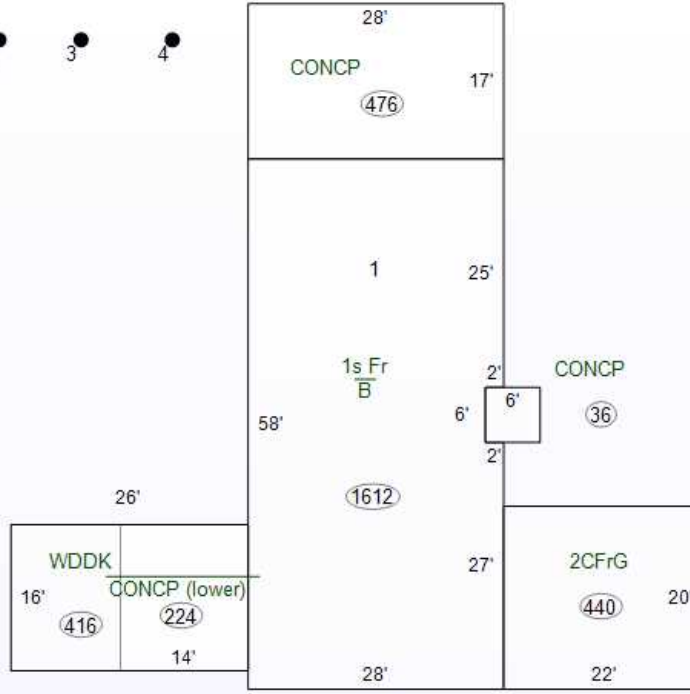
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

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
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1612	1612	\$140,400	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1612	0	\$47,000	
Crawl				
Slab				

Total Base \$187,400

Adjustments 1 Row Type Adj. x 1.00 \$187,400

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	3:600	\$10,600
Loft (+)		\$0
Fireplace (+)	MS:1 MO:2	\$8,000
No Heating (-)		\$0
A/C (+)	1:1612	\$5,000
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$212,600

Sub-Total, 1 Units

Exterior Features (+)	\$13,500	\$226,100
Garages (+) 440 sqft	\$18,900	\$245,000
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85

Replacement Cost \$218,663

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	C+1	1967	1967	58 A		0.85		3,224 sqft	\$218,663	40%	\$131,200	0%	100%	1.210	1.000	100.00	0.00	0.00	\$158,800
2: Utility Shed	1	SV	D	2015	2015	10 A		0.85		10'x12'		30%		0%	100%	1.210	1.000	100.00	0.00	0.00	\$0
3: Utility Shed	1	SV	C	2015	2015	10 A		0.85		10'x24'		30%		0%	100%	1.210	1.000	100.00	0.00	0.00	\$0
4: Utility Shed 02	1	SV	D	2000	2000	25 F		0.85		8'x10'		60%		0%	100%	1.210	1.000	0.00	100.00	0.00	\$0