

General Information

Parcel Number 89-14-33-000-206.004-011

Local Parcel Number 14-33-000-206.040-07

Tax ID: 007-00028-05

Routing Number

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

Year: 2025

Location Information

County WAYNE

Township FRANKLIN TOWNSHIP

District 011 (Local 007) FRANKLIN TOWNSHIP

School Corp 8375 NORTHEASTERN WAYNE

Neighborhood 975069-007 FRANKLIN-975069 (007)

Section/Plat 1433000

Location Address (1) 6737 ARBA PIKE RICHMOND, IN 47374

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Electricity ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Ownership

METZGER, DENNIS & CANDACE 6737 ARBA PIKE RICHMOND, IN 47374

Legal

PT NE SEC 33-15-1 6.677A



Transfer of Ownership

Date 01/01/1900 Owner METZGER, DENNIS & Doc ID Code Book/Page Adj Sale Price V/I

Notes

3/7/2025 Misc: 2025 GENERAL REVAUATION 1/8/2025 Misc: 2025 GENERAL REVALUATION 8/20/2020 Misc: 2021 GENEREAL REVAL

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

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

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

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Land Computations

Table with columns for various land metrics like Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, and Total Value \$37,800.

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1 1/2
Style	N/A
Finished Area	2836 sqft
Make	

Floor Finish

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

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input 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	243	\$12,000
Wood Deck	256	\$5,400
Patio, Concrete	84	\$600

Plumbing

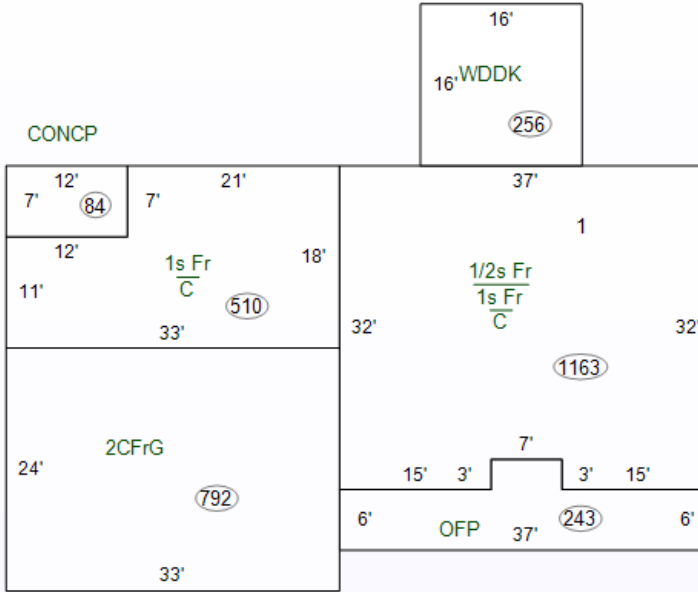
	#	TF
Full Bath	2	6
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	3	3
Total	8	13

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1673	1673	\$145,600	
2					
3					
4					
1/4					
1/2	1Fr	1163	1163	\$44,800	
3/4					
Attic					
Bsmt					
Crawl		1673	0	\$10,000	
Slab					

Total Base \$200,400

Adjustments 1 Row Type Adj. x 1.00 \$200,400

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	PS:1 PO:1	\$4,700
No Heating (-)		\$0
A/C (+)	1:1673 1/2:1163	\$6,600
No Elec (-)		\$0
Plumbing (+ / -)	13 - 5 = 8 x \$800	\$6,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$218,100

Sub-Total, 1 Units

Exterior Features (+)	\$18,000	\$236,100
Garages (+) 792 sqft	\$30,400	\$266,500
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85
Replacement Cost		\$237,851

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 1/2	Wood Fr	C+1	2004	2004	21	A		0.85		2,836 sqft	\$237,851	22%	\$185,520	0%	100%	1.210	1.000	100.00	0.00	0.00	\$224,500