

General Information

Parcel Number
89-16-02-000-467.001-011

Local Parcel Number
15-02-000-467.010-07

Tax ID:
007-00514-01

Routing Number

Property Class 599
Other Residential Structures

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
1502000

Location Address (1)
N STATE RD 227
RICHMOND, IN 47374

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA
Electricity

Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage
Static

Printed Friday, May 16, 2025

Review Group 2029

Ownership

BRIDGEWATER, DENNIS R & VALET
5574 STATE ROAD 227 N
RICHMOND, IN 47374

Legal

PT SE SEC 2-14-1 2.50A



Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj	Sale Price	V/I
01/01/1900	BRIDGEWATER, DEN		CO		/		

Notes

3/7/2025 Misc: 2025 GENERAL REVAUATION
1/3/2025 Misc: 2025 GENERAL REVALUATION
8/12/2020 Misc: 2021: GENERAL REVAL

Res

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

2025	Assessment Year	2025	2025	2024	2023	2022
WIP	Reason For Change	AA	AA	AA	AA	AA
05/16/2025	As Of Date	05/05/2025	04/22/2025	04/17/2024	04/20/2023	04/22/2022
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	☒	☐	☐	☐	☐
\$9,000	Land	\$9,000	\$9,000	\$7,800	\$7,100	\$7,100
\$0	Land Res (1)	\$0	\$0	\$0	\$0	\$0
\$9,000	Land Non Res (2)	\$9,000	\$9,000	\$7,800	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$7,100	\$7,100
\$2,400	Improvement	\$2,400	\$2,400	\$2,700	\$2,500	\$2,500
\$0	Imp Res (1)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$2,400	Imp Non Res (3)	\$2,400	\$2,400	\$2,700	\$2,500	\$2,500
\$11,400	Total	\$11,400	\$11,400	\$10,500	\$9,600	\$9,600
\$0	Total Res (1)	\$0	\$0	\$0	\$0	\$0
\$9,000	Total Non Res (2)	\$9,000	\$9,000	\$7,800	\$0	\$0
\$2,400	Total Non Res (3)	\$2,400	\$2,400	\$2,700	\$9,600	\$9,600

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

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
91	A		0	2.370000	1.00	\$3,800	\$3,800	\$9,006	0%	1.0000	0.00	100.00	0.00	\$9,010
82	A	GE	0	0.130000	1.02	\$2,120	\$2,162	\$281	-100%	1.0000	0.00	100.00	0.00	\$00

Land Computations

Calculated Acreage	2.50
Actual Frontage	0
Developer Discount	☐
Parcel Acreage	2.50
81 Legal Drain NV	0.00
82 Public Roads NV	0.13
83 UT Towers NV	0.00
9 Homesite	0.00
91/92 Acres	2.37
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	\$0
91/92 Value	\$9,000
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$9,000
CAP 3 Value	\$0
Total Value	\$9,000

Data Source External Only

Collector 10/28/2024 js

Appraiser 01/03/2025 Nexus

General Information

OccupancyBarn, Pole (T3)
DescriptionType 3 Barn
Story Height0
StyleN/A
Finished Area
Make

Floor Finish

☐ Earth☐ Slab☐ Sub & Joist☐ Wood☐ Parquet

☐ Tile☐ Carpet☐ Unfinished☐ Other

Wall Finish

☐ Plaster/Drywall☐ Paneling☐ Fiberboard

☐ Unfinished☐ Other

Plumbing

#TF
Full Bath
Half Bath
Kitchen Sinks
Water Heaters
Add Fixtures
Total

Accommodations

Bedrooms
Living Rooms
Dining Rooms
Family Rooms
Total Rooms

Heat Type

Roofing

☐ Built-Up☐ Metal☐ Asphalt☐ Slate☐ Tile

☐ Wood Shingle☐ Other

Exterior Features

Description	Area	Value
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Description	Count	Value
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Cost Ladder

Floor ConstrBaseFinishValueTotals
1
2
3
4
1/4
1/2
3/4
Attic
Bsmt
Crawl
Slab

Total Base

AdjustmentsRow Type Adj.
Unfin Int (-)
Ex Liv Units (+)
Rec Room (+)
Loft (+)
Fireplace (+)
No Heating (-)
A/C (+)
No Elec (-)
Plumbing (+ / -)
Spec Plumb (+)
Elevator (+)

Sub-Total, One Unit\$0

Sub-Total, 1 Units

Exterior Features (+)\$0\$0
Garages (+) 0 sqft\$0\$0
Quality and Design Factor (Grade)
Location Multiplier0.85
Replacement Cost\$3,985

Summary of Improvements																						
Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	Co 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: Type 3 Barn	1	T31SO	C	1993	1993	32	A	\$22.61	0.85		12' x 24' x 8'	\$3,985	50%	\$1,990	0%	100%	1.210	1.000	0.00	0.00	100.00	\$2,400
2: Utility Shed	1	SV	D	1990	1990	35	A		0.85		10'x18'		65%		0%	100%	1.210	1.000	100.00	0.00	0.00	\$0