

89-16-31-220-116.000-030

LAWRENCE, AUSTIN

1116 NW 6TH ST

511, 1 Family Dwell - Unplatted (0 to 9.9

WAYNE-295203 (029)/2952

1/2

General Information

Parcel Number
89-16-31-220-116.000-030

Local Parcel Number
46-31-220-116.000-29

Tax ID:
029-18262-00

Routing Number
4631220-033

Ownership

LAWRENCE, AUSTIN
1038 S 5TH ST
RICHMOND, IN 47374

Legal

50 X 110 FT NE SEC 31-14-1 0.126A

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
08/03/2023	LAWRENCE, AUSTIN	2023006022	QC	/		
09/22/2022	STANSBERRY, SAMA	2022009655	QC	/		
11/10/2021	FILLINGER, LINDSAY	2021011121	SA	/		
12/19/2019	FIGHTMASTER, GLE	2019009925	SA	/		
01/01/1900	HOWARD, MILDRED		CO	/		

Notes

10/5/2021 Misc: 2022 GENERAL REVALUATION

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



Res

Year: 2025

Location Information

County
WAYNE

Township
WAYNE TOWNSHIP

District 030 (Local 029)
RICHMOND CITY -WAYNE TWP

School Corp 8385
RICHMOND COMMUNITY

Neighborhood 295203-029
WAYNE-295203 (029)

Section/Plat
4631220

Location Address (1)
1116 NW 6TH ST
RICHMOND, IN 47374

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

2025	Assessment Year	2025	2024	2023	2022	2021
WIP	Reason For Change	AA	AA	AA	AA	AA
02/19/2025	As Of Date	04/22/2025	04/17/2024	04/20/2023	04/22/2022	04/16/2021
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	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
\$5,500	Land	\$5,500	\$4,700	\$4,100	\$4,100	\$4,100
\$5,500	Land Res (1)	\$5,500	\$4,700	\$4,100	\$4,100	\$4,100
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$24,900	Improvement	\$24,900	\$21,600	\$18,900	\$19,100	\$18,500
\$24,900	Imp Res (1)	\$24,900	\$21,600	\$18,900	\$19,100	\$17,700
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$800
\$30,400	Total	\$30,400	\$26,300	\$23,000	\$23,200	\$22,600
\$30,400	Total Res (1)	\$30,400	\$26,300	\$23,000	\$23,200	\$21,800
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$800

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
9	A		0	0.126000	2.52	\$17,400	\$43,848	\$5,525	0%	1.0000	100.00	0.00	0.00	\$5,520

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography **Flood Hazard**
Level

Public Utilities **ERA**
All

Streets or Roads **TIF**
Paved

Neighborhood Life Cycle Stage
Static

Printed Tuesday, April 29, 2025
Review Group 2030

Data Source Aerial Collector 08/12/2021 rc Appraiser 10/05/2021 df

Land Computations

Calculated Acreage	0.13
Actual Frontage	0
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.13
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
9 Homesite	0.13
91/92 Acres	0.00
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	\$5,500
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$5,500
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$5,500

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 600 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, Enclosed Frame	80	\$7,800
Wood Deck	80	\$2,300

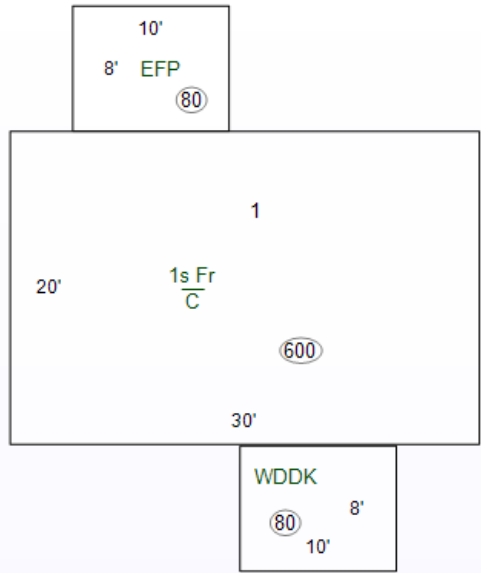
Plumbing

	#	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	2
Living Rooms	1
Dining Rooms	1
Family Rooms	0
Total Rooms	5

Heat Type



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	600	600	\$72,600	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	600	0	\$6,300	
Slab				

Total Base \$78,900

Adjustments 1 Row Type Adj. x 1.00 \$78,900

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)	1:600	(\$3,500)
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$75,400

Sub-Total, 1 Units

Exterior Features (+) \$10,100 \$85,500

Garages (+) 0 sqft \$0 \$85,500

Quality and Design Factor (Grade) 0.60

Location Multiplier 0.85

Replacement Cost \$43,605

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+2	1938	1938	87	A		0.85		600 sqft	\$43,605	50%	\$21,800	0%	100%	1.110	1.000	100.00	0.00	0.00	\$24,200
2: Car Shed	1		E	2015	2015	10	F	\$10.10	0.85	\$3.43	12'x20'	\$824	25%	\$620	0%	100%	1.110	1.000	100.00	0.00	0.00	\$700