

89-16-33-140-508.000-030

MERK HOLDINGS IN 3 LLC

716 N 15TH ST

510, 1 Family Dwell - Platted Lot

WAYNE-296274 (029)/2962

1/2

General Information

Parcel Number 89-16-33-140-508.000-030
Local Parcel Number 46-33-140-508.000-29

Tax ID: 029-18785-00

Routing Number

Property Class 510 RENTAL
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 296274-029 WAYNE-296274 (029)

Section/Plat 4633140

Location Address (1) 716 N 15TH ST RICHMOND, IN 47374

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard High

Public Utilities ERA All

Streets or Roads TIF Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2029

Ownership

MERK HOLDINGS IN 3 LLC
914 CANTERBURY TRL
RICHMOND, IN 47374

Legal

40 FT S END LOT 54 A M

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 09/14/2023 to 01/01/1900.

Notes

9/4/2024 Misc: 2025 GENERAL REVALUATION
10/29/2020 Misc: 2021 GENERAL REVAL



Res

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, Improvement, Total. Rows show valuation data for years 2022-2025.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

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 data for F, F, 40, 40x164, 1.09, \$101, \$110, \$4,400, 0%, 1.0000, 100.00, 0.00, 0.00, \$4,400.

Land Computations

Table with columns: Computation, Value. Rows include Calculated Acreage (0.15), Actual Frontage (40), Developer Discount, Parcel Acreage (0.15), 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 (0.15), 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 (\$4,400), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$4,400).

Data Source External Only

Collector 08/05/2024 js

Appraiser 09/04/2024 Nexus

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1
Style	N/A
Finished Area	624 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 checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" 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, Enclosed Frame	240	\$16,000
Porch, Open Masonry	108	\$6,700

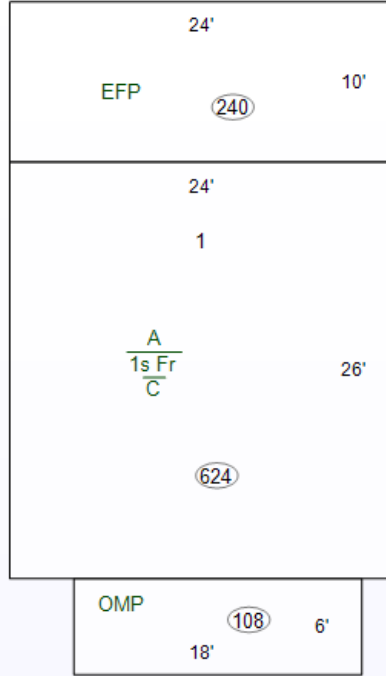
Plumbing

	#	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	6

Heat Type



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	624	624	\$74,600	
2				
3				
4				
1/4				
1/2				
3/4				
Attic	624	0	\$6,600	
Bsmt				
Crawl	624	0	\$6,400	
Slab				

Total Base \$87,600

Adjustments 1 Row Type Adj. x 1.00 \$87,600

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
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$87,600

Sub-Total, 1 Units

Exterior Features (+)	\$22,700	\$110,300
Garages (+) 0 sqft	\$0	\$110,300
Quality and Design Factor (Grade)		0.85
Location Multiplier		0.85

Replacement Cost \$79,692

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Age	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	D+1	1985	1985	40	A			0.85		1,248 sqft	\$79,692	34%	\$52,600	0%	100%	0.920	1.000	100.00	0.00	0.00	\$48,400