

General Information

Parcel Number 89-20-05-000-411.000-002
Local Parcel Number 45-05-000-411.000-02

Tax ID: 002-00386-00

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 4505000

Location Address (1) 6752 STRAIGHT LINE PIKE RICHMOND, IN 47374

Zoning ZO01 Residential

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

Ownership

CROWE, DENNIS & SHIRLEY
6752 STRAIGHT LINE PIKE
RICHMOND, IN 47374

Legal

PT SE SEC 5-12-1 2.3A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfer dates from 01/01/1900 to 02/03/2016.

Notes

6/27/2022 Misc: 2023 GENERAL REVALUATION
5/18/2018 Misc: 2019 GENERAL REVALUATION - ADD LEAN TO

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 100', CI 100' Base Lot: Res 100' X 0', CI 100' X 0')

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. Rows show land data for lots 9, 91, and 82.

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (2.30), Actual Frontage (0), Developer Discount, Parcel Acreage (2.30), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.14), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (1.16), 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 (\$5,300), Supp. Page Land Value, CAP 1 Value (\$19,700), CAP 2 Value (\$5,300), CAP 3 Value (\$0), Total Value (\$25,000).

**General Information**

**Occupancy** Single-Family  
**Description** Residential Dwelling  
**Story Height** 1  
**Style** N/A  
**Finished Area** 1696 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, Open Frame	308	\$14,000
Patio, Concrete	96	\$800
Canopy, Roof Extension	154	\$2,100
Patio, Concrete	120	\$1,000
Canopy, Roof Extension	120	\$1,900

**Plumbing**

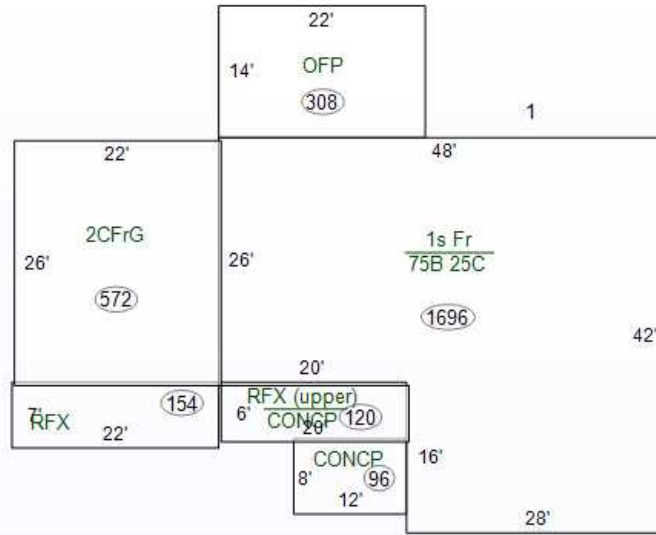
**# TF**  
**Full Bath** 2 6  
**Half Bath** 0 0  
**Kitchen Sinks** 1 1  
**Water Heaters** 1 1  
**Add Fixtures** 0 0  
**Total** 4 8

**Accommodations**

**Bedrooms** 3  
**Living Rooms** 1  
**Dining Rooms** 0  
**Family Rooms** 1  
**Total Rooms** 6

**Heat Type**

Central Warm Air



3 2

**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1696	1696	\$147,400	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1272	0	\$40,900	
Crawl	424	0	\$5,300	
Slab				

**Total Base** \$193,600

**Adjustments** 1 Row Type Adj. x 1.00 \$193,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,500
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$200,500

**Sub-Total, 1 Units**

Exterior Features (+) \$19,800 \$220,300

Garages (+) 572 sqft \$21,400 \$241,700

Quality and Design Factor (Grade) 1.05

Location Multiplier 0.85

**Replacement Cost** \$215,717

**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	1985	40	A		0.85		2,968 sqft	\$215,717	28%	\$155,320	0%	100%	1.210	1.000	100.00	0.00	0.00	\$187,900
2: Lean-To	1	Earth Flo	C	2015	2015	10	A	\$4.69	0.85		12'x40' x 8'	\$1,914	20%	\$1,530	0%	100%	1.000	1.000	0.00	0.00	100.00	\$1,500
3: Type 3 Barn	1	T3AW	C	1998	1998	27	A	\$20.41	0.85		24' x 40' x 8'	\$15,092	50%	\$7,550	0%	100%	1.210	1.000	100.00	0.00	0.00	\$9,100