

General Information

Parcel Number 89-10-18-000-316.000-004
Local Parcel Number 31-18-000-316.000-03

Tax ID: 003-00615-05

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 004 (Local 003) CENTER TOWNSHIP

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 934008-003 CENTER-934008 (003)

Section/Plat 3118000

Location Address (1) 537 WEST GROVE RD CENTERVILLE, IN 47330

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 2027

Ownership

VOSS, RONALD G & THERESA J
537 WEST GROVE RD
CENTERVILLE, IN 47330

Legal

LOT 3 DEERFIELD SUB DIV

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfers from 08/13/2007 and 01/01/1900.

Notes

4/19/2023 Misc: 2023 GENERAL REVALUATION



Res

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

Table with columns: Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Land Res (1-3), Improvement, Imp Res (1-3), Total, Total Res (1-3). Rows show valuation details for 2025 and previous years.

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

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 data for land types 9, 91, and 82.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (1.38), Actual Frontage (0), Developer Discount, Parcel Acreage (1.38), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.09), 83 UT Towers NV (0.00), 9 Homesite (1.00), 91/92 Acres (0.29), 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 (\$21,800), 91/92 Value (\$1,900), Supp. Page Land Value, CAP 1 Value (\$21,800), CAP 2 Value (\$1,900), CAP 3 Value (\$0), Total Value (\$23,700).

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1868 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	192	\$13,800
Patio, Concrete	240	\$1,900
Wood Deck	456	\$9,600

Plumbing

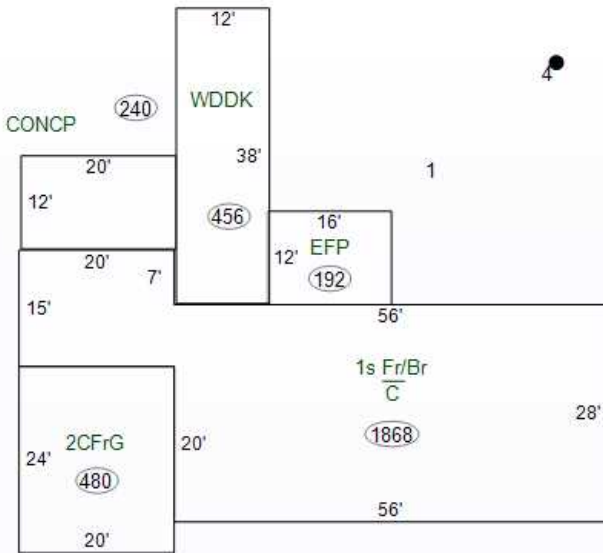
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

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

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 92	1868	1868	\$164,100	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1868	0	\$10,700	
Slab				

Total Base \$174,800

Adjustments 1 Row Type Adj. x 1.00 \$174,800

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)	PS:1 PO:1	\$4,700
No Heating (-)		\$0
A/C (+)	1:1868	\$5,600
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$187,500

Sub-Total, 1 Units

Exterior Features (+)	\$25,300	\$212,800
Garages (+) 480 sqft	\$20,100	\$232,900
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85

Replacement Cost \$207,863

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	2/6 Maso	C+1	1992	1992	33	A		0.85		1,868 sqft	\$207,863	26%	\$153,820	0%	100%	1.270	1.000	100.00	0.00	0.00	\$195,400
2: Bath House	1		D	1998	1998	27	A	\$98.08	0.85	\$66.70	6'x12'	\$4,802	50%	\$2,400	0%	100%	1.270	1.000	100.00	0.00	0.00	\$3,000
3: Swimming Pool (R)	1		C	1996	1996	29	A	\$56.32	0.85	\$47.87	12'x32'	\$19,569	85%	\$2,940	50%	100%	1.270	1.000	100.00	0.00	0.00	\$1,900
4: Utility Shed	1	SV	D	2015	2015	10	A		0.85		8'x12'		30%		0%	100%	1.270	1.000	100.00	0.00	0.00	\$0