

89-10-20-330-311.000-007

LEWIS, ARLIE & CONNIE ELAIN

108 E WALNUT ST

510, 1 Family Dwell - Platted Lot

CENTER-204052 (020)/2040

1/2

General Information

Parcel Number 89-10-20-330-311.000-007
Local Parcel Number 31-20-330-311.000-20

Tax ID: 020-00555-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE

Township CENTER TOWNSHIP

District 007 (Local 020)
CENTERVILLE TOWN

School Corp 8360
CENTERVILLE-ABINGTON COMM

Neighborhood 204052-020
CENTER-204052 (020)

Section/Plat 3120330

Location Address (1)
108 E WALNUT ST
CENTERVILLE, IN 47330

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Ownership

LEWIS, ARLIE & CONNIE ELAINE
108 E WALNUT ST
CENTERVILLE, IN 47330

Legal

40 X 101 FT W PT LOT 81 OP



Transfer of Ownership

Date 01/01/1900 Owner LEWIS, ARLIE & CON Doc ID Code Book/Page Adj Sale Price V/I

Notes

1/20/2023 Misc: 2023 GENERAL REVALUATION

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

Table with columns for Assessment Year (2022-2025), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and various valuation amounts (Land, Improvement, Total).

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

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Land Computations

Table with columns for various land computation metrics such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, and Total Value.

Data Source External Only

Collector 09/13/2022 rc

Appraiser 09/13/2022 Nexus

Total Value \$7,000

General Information

Occupancy	Single-Family
Description	Residential Dwelling
Story Height	1
Style	N/A
Finished Area	1224 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" 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	128	\$10,600
Wood Deck	96	\$2,800

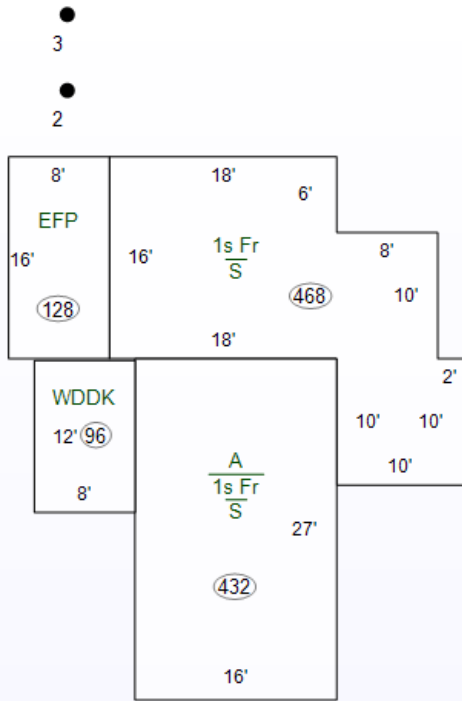
Plumbing

	#	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	1
Total Rooms	6

Heat Type



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	900	900	\$96,900	
2					
3					
4					
1/4					
1/2					
3/4					
Attic		432	324	\$11,100	
Bsmt					
Crawl					
Slab		900	0	\$0	

Total Base				\$108,000
Adjustments	1 Row Type Adj. x 1.00			\$108,000

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

Sub-Total, One Unit	\$108,000
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Sub-Total, 1 Units

Exterior Features (+)	\$13,400	\$121,400
Garages (+) 0 sqft	\$0	\$121,400
Quality and Design Factor (Grade)		0.70
Location Multiplier		0.85

Replacement Cost	\$72,233
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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	D-1	1900	1900	125 A		0.85		1,332 sqft	\$72,233	50%	\$36,120	0%	100%	1.090	1.000	100.00	0.00	0.00	\$39,400
2: Utility Shed	1	SV	D	1990	1990	35 A		0.85		10'x10'		65%		0%	100%	1.090	1.000	100.00	0.00	0.00	\$0
3: Utility Shed	1	SV	D	2005	2005	20 A		0.85		10'x12'		50%		0%	100%	1.090	1.000	100.00	0.00	0.00	\$0