

89-10-29-120-510.000-007

General Information

Parcel Number
89-10-29-120-510.000-007

Local Parcel Number
31-29-120-510.000-20

Tax ID:
020-00553-00

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 204060-020
CENTER-204060 (020)

Section/Plat
3129120

Location Address (1)
601 BEECH AVE
CENTERVILLE, IN 47330

Zoning
ZO01 Residential

Subdivision

Lot

Market Model
N/A

Characteristics

Topography
High

Public Utilities
All

Streets or Roads
Paved

Neighborhood Life Cycle Stage
Static

Printed
Tuesday, April 29, 2025

Review Group
2027

CHESHER, TRACY A

Ownership

CHESHER, TRACY A
601 BEECH AVE
CENTERVILLE, IN 47330

Legal

LOT 106 WILLOWBROOK 2ND

601 BEECH AVE

Transfer of Ownership

Date

Owner

Doc ID

Code

Book/Page

Adj Sale Price

V/I

02/29/2012

CHESHER, TRACY A

2012001479

WD

/

\$0

I

01/31/2012

CHESHER, TRACY A

2012000726

WD

/

\$0

I

01/01/1900

CHESHER, JERRY L

2012000726

WD

/

I

510, 1 Family Dwell - Platted Lot

Res

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

\$15,200

Land

\$15,200

\$13,000

\$11,700

\$11,400

\$11,400

\$15,200

Land Res (1)

\$15,200

\$13,000

\$11,700

\$11,400

\$11,400

\$0

Land Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Land Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$75,300

Improvement

\$75,300

\$64,300

\$61,200

\$60,900

\$55,800

\$75,300

Imp Res (1)

\$75,300

\$64,300

\$61,200

\$60,900

\$55,800

\$0

Imp Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Imp Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$90,500

Total

\$90,500

\$77,300

\$72,900

\$72,300

\$67,200

\$90,500

Total Res (1)

\$90,500

\$77,300

\$72,900

\$72,300

\$67,200

\$0

Total Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Total Non Res (3)

\$0

\$0

\$0

\$0

\$0

Land Data (Standard Depth: Res 120', CI 120' Base Lot: Res 100' X 120", CI 100' X 120')

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

F

F

62

62x118

0.99

\$247

\$245

\$15,190

0%

1.0000

100.00

0.00

0.00

\$15,190

Notes

1/31/2023 Misc: 2023 GENERAL REVAL

Land Computations

Calculated Acreage

0.17

Actual Frontage

62

Developer Discount

Parcel Acreage

0.17

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

0.17

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

\$15,200

CAP 2 Value

\$0

CAP 3 Value

\$0

Total Value

\$15,200

Data Source

External Only

Collector

10/06/2022

rc

Appraiser

01/31/2023

Nexus

2/2