

89-10-30-210-401.000-007

PARRETT, CARL

533 W SYCAMORE ST

510, 1 Family Dwell - Platted Lot

CENTER-204060 (020)/2040

1/2

General Information

Parcel Number 89-10-30-210-401.000-007
Local Parcel Number 31-30-210-401.000-20

Tax ID: 020-00329-00

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 3130210

Location Address (1)
533 W SYCAMORE 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

PARRETT, CARL
533 W SYCAMORE ST
CENTERVILLE, IN 47330

Legal

LOT 56 MC MINNS 2ND ADDN

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 11/05/2020 to 01/01/1900.

Notes

1/23/2023 Misc: 2023 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 data for years 2022-2025.

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

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.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, 81 Legal Drain NV, 82 Public Roads NV, 83 UT Towers NV, 9 Homesite, 91/92 Acres, Total Acres Farmland, Farmland Value, Measured Acreage, Avg Farmland Value/Acre, Value of Farmland, Classified Total, Farm / Classified Value, Homesite(s) Value, 91/92 Value, Supp. Page Land Value, CAP 1 Value, CAP 2 Value, CAP 3 Value, Total Value.

Data Source External Only

Collector 09/29/2022 rc

Appraiser 01/23/2023 Nexus

Total Value \$18,600

General Information

Occupancy	Single-Family
Description	Single-Family
Story Height	1
Style	N/A
Finished Area	1326 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input type="checkbox"/> Carpet
<input type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input checked="" type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input 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, Open Frame	144	\$8,300
Porch, Open Frame	180	\$9,200

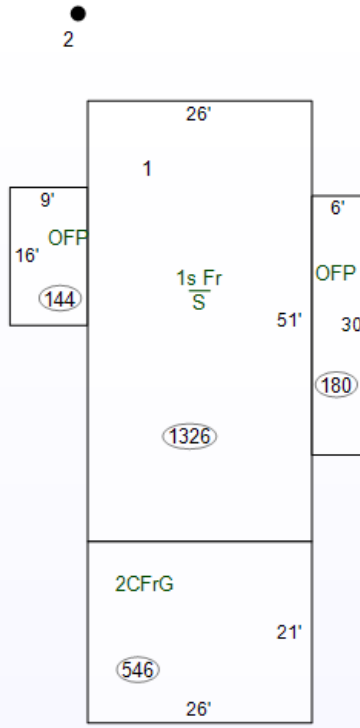
Plumbing

	#	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	
Total Rooms	6

Heat Type



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1326	1326	\$125,500	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		1326	0	\$0	
				Total Base	\$125,500

Adjustments

Adjustments	1 Row Type Adj. x 1.00	Value
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1326	\$4,400
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit		\$132,300
Sub-Total, 1 Units		
Exterior Features (+)	\$17,500	\$149,800
Garages (+) 546 sqft	\$21,400	\$171,200
Quality and Design Factor (Grade)		1.05
Location Multiplier		0.85
Replacement Cost		\$152,796

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: Single-Family	1	Wood Fr	C+1	2017	2017	8	A		0.85		1,326 sqft	\$152,796	7%	\$142,100	0%	100%	1.310	1.000	100.00	0.00	0.00	\$186,200
2: Car Shed	1	SV	E	2021	2021	4	A		0.85		18'x31'		10%		0%	100%	1.310	1.000	100.00	0.00	0.00	\$0