

89-12-01-000-102.000-004

HANDLEY, NANCY E

3585 WILLOW GROVE RD

511, 1 Family Dwell - Unplatted (0 to 9.9

CENTER-934008 (003)/9340

1/2

General Information

Parcel Number 89-12-01-000-102.000-004
Local Parcel Number 32-01-000-102.000-03

Tax ID: 003-00697-00

Routing Number

Property Class 511
1 Family Dwell - Unplatted (0 to 9.9

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 3201000

Location Address (1) 3585 WILLOW GROVE RD CENTERVILLE, IN 47330

Zoning

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

HANDLEY, NANCY E
3585 WILLOW GROVE RD
CENTERVILLE, IN 47330

Legal

10 X 16 RODS PT NW SEC 1-15-13 1A



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj, Sale Price, V/I. Rows include 06/09/2015 and 01/01/1900 transactions.

Notes

3/13/2023 Misc: 2023 GENERAL REVALUATION

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, Improvement, Total. Includes monetary values for each category.

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.

Land Computations

Table with columns: Description, Value. Includes items like Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, etc.

Data Source External Only

Collector 11/02/2022 rc

Appraiser 03/13/2023 Nexus

Total Value \$21,800

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 1
Style N/A
Finished Area 1040 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
Wood Deck	160	\$3,700
Porch, Open Frame	240	\$12,000

Plumbing

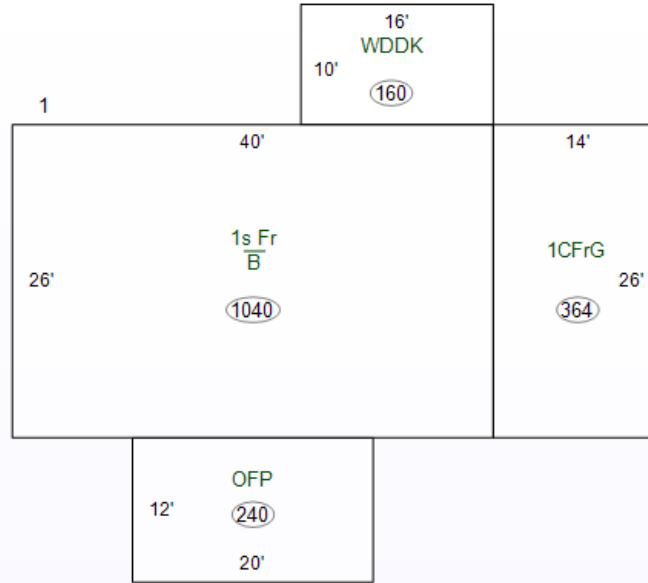
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1040	1040	\$108,400	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt	1040	0	\$35,800	
Crawl				
Slab				

Total Base \$144,200

Adjustments 1 Row Type Adj. x 1.00 \$144,200

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 (+ / -)	5 - 5 = 0 x \$0 \$0
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$148,700

Sub-Total, 1 Units

Exterior Features (+)	\$15,700	\$164,400
Garages (+) 364 sqft	\$16,500	\$180,900
Quality and Design Factor (Grade)	0.95	
Location Multiplier	0.85	
Replacement Cost		\$146,077

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	1963	1963	62	A		0.85		2,080 sqft	\$146,077	42%	\$84,720	0%	100%	1.270	1.000	100.00	0.00	0.00	\$107,600
2: Utility Shed	1	SV	D	2006	2006	19	A		0.85		10'x12'		50%		0%	100%	1.270	1.000	100.00	0.00	0.00	\$0