

General Information

Parcel Number 89-13-04-400-407.001-004
Local Parcel Number 33-04-400-407.010-03
Tax ID: 003-00538-01
Routing Number

Ownership

WHITE-NEWTON, TAESHIMA
10408 SILVERBROOK TRL
JACKSONVILLE, FL 32256

Legal

PT SE SEC 4-15-14 3.00A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 01/21/2025 to 01/01/1900.

Notes

12/13/2022 Misc: 2023 GENERAL REVAL

Property Class 541 RENTAL
Mobile or Manufactured Home - Un



Res

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 3304400
Location Address (1) 3744 SMELSER RD CENTERVILLE, IN 47330

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

Table with columns: Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show valuation data for years 2022-2025.

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 include land type 9, 91, and 82.

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard
Public Utilities ERA
Electricity
Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Data Source External Only

Collector 09/08/2022 rc

Appraiser 12/13/2022 Nexus

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (3.00), Actual Frontage (0), Developer Discount, Parcel Acreage (3.00), 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 (1.91), 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 (\$12,600), Supp. Page Land Value, CAP 1 Value (\$21,800), CAP 2 Value (\$12,600), CAP 3 Value (\$0), Total Value (\$34,400).

**General Information**

Occupancy Single-Family  
 Description MH W / C  
 Story Height 1  
 Style N/A  
 Finished Area 1820 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

**Plumbing**

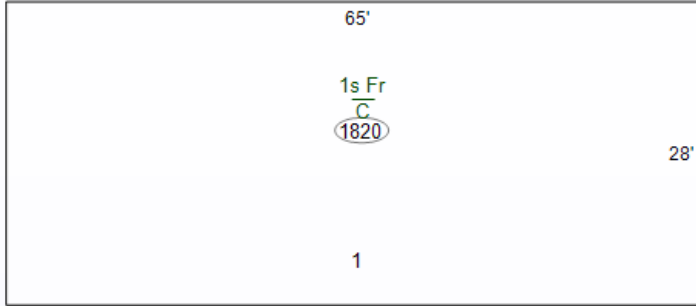
|               | #        | TF       |
|---------------|----------|----------|
| Full Bath     | 2        | 6        |
| Half Bath     | 0        | 0        |
| Kitchen Sinks | 1        | 1        |
| Water Heaters | 1        | 1        |
| Add Fixtures  | 0        | 0        |
| <b>Total</b>  | <b>4</b> | <b>8</b> |

**Accommodations**

|                    |          |
|--------------------|----------|
| Bedrooms           | 3        |
| Living Rooms       | 1        |
| Dining Rooms       | 0        |
| Family Rooms       | 0        |
| <b>Total Rooms</b> | <b>6</b> |

**Heat Type**

Central Warm Air



**Specialty Plumbing**

| Description | Count | Value |
|-------------|-------|-------|
|-------------|-------|-------|

**Cost Ladder**

| Floor | Constr | Base | Finish | Value     | Totals |
|-------|--------|------|--------|-----------|--------|
| 1     | 1Fr    | 1820 | 1820   | \$155,800 |        |
| 2     |        |      |        |           |        |
| 3     |        |      |        |           |        |
| 4     |        |      |        |           |        |
| 1/4   |        |      |        |           |        |
| 1/2   |        |      |        |           |        |
| 3/4   |        |      |        |           |        |
| Attic |        |      |        |           |        |
| Bsmt  |        |      |        |           |        |
| Crawl |        | 1820 | 0      | \$10,600  |        |
| Slab  |        |      |        |           |        |

**Total Base** \$166,400

**Adjustments 1 Row Type Adj. x 1.00** \$166,400

|                  |                           |
|------------------|---------------------------|
| Unfin Int (-)    | \$0                       |
| Ex Liv Units (+) | \$0                       |
| Rec Room (+)     | \$0                       |
| Loft (+)         | \$0                       |
| Fireplace (+)    | \$0                       |
| No Heating (-)   | \$0                       |
| A/C (+)          | 1:1820 \$5,400            |
| No Elec (-)      | \$0                       |
| Plumbing (+ / -) | 8 - 5 = 3 x \$800 \$2,400 |
| Spec Plumb (+)   | \$0                       |
| Elevator (+)     | \$0                       |

**Sub-Total, One Unit** \$174,200

**Sub-Total, 1 Units**

|                                   |      |                  |
|-----------------------------------|------|------------------|
| Exterior Features (+)             | \$0  | \$174,200        |
| Garages (+) 0 sqft                | \$0  | \$174,200        |
| Quality and Design Factor (Grade) | 0.80 |                  |
| Location Multiplier               | 0.85 |                  |
| <b>Replacement Cost</b>           |      | <b>\$118,456</b> |

**Summary of Improvements**

| Description | Story Height | Constr Type | Grade | Year Built | Eff Year | Eff Age | 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: MH W / C | 1            | Wood Fr     | D     | 1998       | 1998     | 27      | F      |    | 0.85      |     |          | 1,820 sqft | \$118,456 | 32%      | \$80,550      | 25%     | 100% | 1.270 | 1.000 | 100.00 | 0.00  | 0.00  | \$76,700     |