

General Information

Parcel Number 89-13-05-000-316.007-004
Local Parcel Number 33-05-000-316.070-03

Tax ID: 003-00186-07

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

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 3305000

Location Address (1) 6202 LEAD LINE RD CENTERVILLE, IN 47330

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard

Public Utilities Gas ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Ownership

DAVIS, MICHAEL & SHERRIE
6202 LEAD LINE RD
CENTERVILLE, IN 47330

Legal

LOT 3 LEAD LINE ROAD SUB DIV & PT SW SEC 5-15-14 0.287A



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

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

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.

Transfer of Ownership

Date 01/01/1900 Owner DAVIS, MICHAEL & S Doc ID Code Book/Page Adj Sale Price V/I

Notes

8/18/2022 Misc: 2023 GENERAL REVAL
11/10/2011 : 2011 INFORMAL REVIEW: REMOVE OBSOL & VALUE ADJUST TO REACH APPRAISAL PER WAYNE COUNTY ASSESSOR ON 11-09-11

Land Computations

Table with columns for various land computation metrics like Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, etc., and their values.

**General Information**

<b>Occupancy</b>	Single-Family
<b>Description</b>	Residential Dwelling
<b>Story Height</b>	2
<b>Style</b>	N/A
<b>Finished Area</b>	2343 sqft
<b>Make</b>	

**Floor Finish**

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input 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	384	\$16,400

**Plumbing**

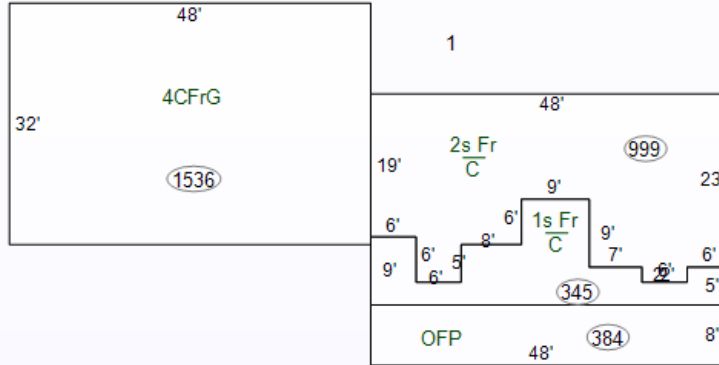
	#	TF
<b>Full Bath</b>	2	6
<b>Half Bath</b>	1	2
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	4	4
<b>Total</b>	9	14

**Accommodations**

<b>Bedrooms</b>	5
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	1
<b>Family Rooms</b>	0
<b>Total Rooms</b>	8

**Heat Type**

Geothermal Only



**Specialty Plumbing**

Description	Count	Value
Bath Tub With Jets	0	\$0

**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1344	1344	\$126,700	
2	1Fr	999	999	\$52,000	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1344	0	\$8,900	
Slab					

**Total Base** \$187,600

**Adjustments** 1 Row Type Adj. x 1.00 \$187,600

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1344 2:999	\$6,400
No Elec (-)		\$0
Plumbing (+ / -)	14 - 5 = 9 x \$800	\$7,200
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$201,200

**Sub-Total, 1 Units**

Exterior Features (+)	\$16,400	\$217,600
Garages (+) 1536 sqft	\$51,100	\$268,700
Quality and Design Factor (Grade)		1.00
Location Multiplier		0.85
<b>Replacement Cost</b>		<b>\$228,395</b>

**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	2	Wood Fr	C	2004	2004	21	A		0.85		2,343 sqft	\$228,395	22%	\$178,150	0%	100%	1.270	1.000	100.00	0.00	0.00	\$226,300
2: HVAC - Geothermal (R)	1	SV	C	2008	2008	17	A		0.85				16%		0%	100%	1.270	1.000	100.00	0.00	0.00	\$13,000