

General Information

Parcel Number 89-13-17-000-109.000-001
Local Parcel Number 36-17-000-109.000-01

Tax ID: 001-00388-03

Routing Number

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

Year: 2025

Location Information

County WAYNE

Township ABINGTON TOWNSHIP

District 001 (Local 001) ABINGTON TOWNSHIP

School Corp 8360 CENTERVILLE-ABINGTON COMM

Neighborhood 915002-001 ABINGTON-915002 (001)

Section/Plat 3617000

Location Address (1) 5484 S CENTERVILLE RD CENTERVILLE, IN 47330

Zoning

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA

Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2027

Ownership

SURLES, STEPHEN D & CHERYL L
5484 S CENTERVILLE RD
CENTERVILLE, IN 47330

Legal

LOT 2 DAVIDSON SUB DIV



Transfer of Ownership

Date 01/01/1900 Owner SURLES, STEPHEN D Doc ID Code Book/Page Adj Sale Price V/I

Notes

5/17/2022 Misc: 2023 GENERAL REVALUATION

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 175', CI 175' Base Lot: Res 100' X 175', CI 100' X 175')

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.

Land Computations

Table listing various land computations such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, and Total Value.

General Information

Occupancy Single-Family
Description Residential Dwelling
Story Height 2
Style N/A
Finished Area 2254 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	168	\$4,100
Porch, Open Frame	132	\$7,500
Wood Deck	54	\$1,700

Plumbing

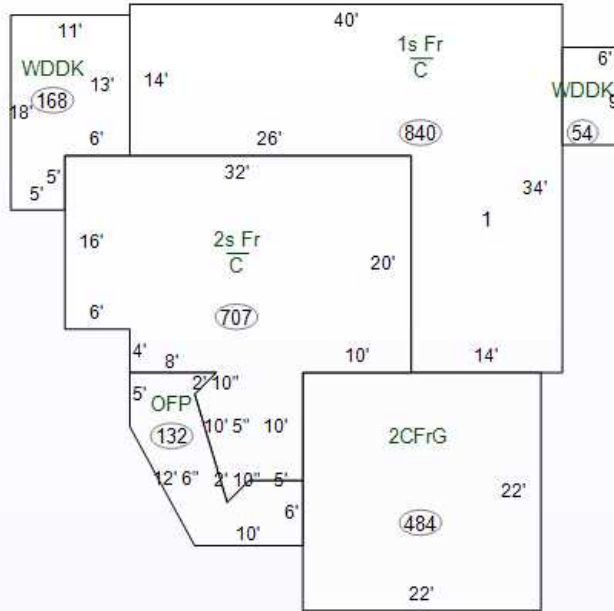
	#	TF
Full Bath	2	6
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
Total	6	11

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	1
Family Rooms	1
Total Rooms	7

Heat Type

Central Warm Air



Specialty Plumbing		
Description	Count	Value

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1547	1547	\$137,500	
2	1Fr	707	707	\$42,500	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl		1547	0	\$9,500	
Slab					

Total Base	\$189,500
Adjustments	1 Row Type Adj. x 1.00
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	MS:1 MO:1 \$4,500
No Heating (-)	\$0
A/C (+)	1:1547 2:707 \$6,300
No Elec (-)	\$0
Plumbing (+ / -)	11 - 5 = 6 x \$800 \$4,800
Spec Plumb (+)	\$0
Elevator (+)	\$0
Sub-Total, One Unit	\$205,100

Sub-Total, 1 Units	
Exterior Features (+)	\$13,300 \$218,400
Garages (+) 484 sqft	\$20,100 \$238,500
Quality and Design Factor (Grade)	1.10
Location Multiplier	0.85
Replacement Cost	\$222,998

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+2	1993	1996	29	A		0.85		2,254 sqft	\$222,998	24%	\$169,480	0%	100%	1.240	1.000	100.00	0.00	0.00	\$210,200
2: Swimming Pool (R)	1		C	1996	1996	29	A	\$54.40	0.85	\$46.24	16'x36'	\$28,477	85%	\$4,270	50%	100%	1.240	1.000	100.00	0.00	0.00	\$2,600
3: Utility Shed	1	SV	C	1996	1996	29	A		0.85		10'x16'		60%		0%	100%	1.240	1.000	100.00	0.00	0.00	\$0