

General Information

Parcel Number 89-13-19-000-410.000-001
Local Parcel Number 36-19-000-410.000-01

Tax ID: 001-00299-00

Routing Number

Property Class 100 Vacant Land

Year: 2025

Location Information

County WAYNE
Township ABINGTON TOWNSHIP
District 001 (Local 001) ABINGTON TOWNSHIP
School Corp 8360 CENTERVILLE-ABINGTON COMM
Neighborhood 915001-001 ABINGTON-915001 (001)
Section/Plat 3619000
Location Address (1) PHILOMATH RD CENTERVILLE, IN 47330

Ownership

WALTHER, MATTHEW D & MICHELL
6957 PHILOMATH RD
CENTERVILLE, IN 47330

Legal

PT SE SEC 19-15-14 19.68A

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transfer dates from 10/13/2023 to 01/01/1900.

Notes

7/13/2022 Misc: 2023 GENERAL REVAL



Agricultural

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

Table with columns: 2025, 2024, 2023, 2022, 2021. Rows include Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total, and various Res (1, 2, 3) categories.

Land Data (Standard Depth: Res 175', CI 175' Base Lot: Res 100' X 175', CI 100' X 175')

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 show land characteristics for different parcels.

Zoning

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 Aerial

Collector 06/02/2022 bb

Appraiser 06/02/2022 Nexus

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (19.68), Actual Frontage (0), Developer Discount, Parcel Acreage (19.68), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (19.68), Farmland Value (\$48,440), Measured Acreage (19.68), Avg Farmland Value/Acre (2461), Value of Farmland (\$48,430), Classified Total (\$0), Farm / Classified Value (\$48,400), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$0), CAP 2 Value (\$48,400), CAP 3 Value (\$0), Total Value (\$48,400).

