

45-07-14-101-032.000-003

Ortiz, Sandra F Herrera

7226 W 22ND

510, 1 Family Dwell - Platted Lot

Neighborhood- 2553

1/2

General Information

Parcel Number 45-07-14-101-032.000-003
Local Parcel Number 001-41-49-0214-0030

Tax ID:

Routing Number J49-214 33

Property Class 510
1 Family Dwell - Platted Lot

Year: 2022

Location Information

County Lake

Township CALUMET TOWNSHIP

District 003 (Local 003 )
Gary Corp - Calumet Twp - Lake Ri

School Corp 4650
LAKE RIDGE

Neighborhood 2553-003
Neighborhood- 2553

Section/Plat

Location Address (1)
7226 W 22ND
GARY, IN 46406

Zoning

Subdivision

Lot

Market Model
2553-003 - Residential

Characteristics

Topography Level Flood Hazard

Public Utilities ERA
All

Streets or Roads TIF
Paved

Neighborhood Life Cycle Stage
Static

Printed Saturday, January 7, 2023

Review Group 2021

Ownership

Ortiz, Sandra F Herrera
624 E 41st AVE
Gary, IN 46409

Legal

A. A. LEWIS & CO'S CALUMET HOME GARDEN'S
1ST ADD. W2. (0.448 AC.) OF L.15 BL.1



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

Table with columns for Assessment Year (2022-2018), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 0' X 0', CI 0' X 0')

Table with columns for Land Pricing Soil Type, Act Front., Size Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, and Value.

Transfer of Ownership

Table with columns for Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, and V/I.

Notes

9/21/2020 RYR3-21: 2553-3 Data Entered Removed RFX upper.
A. Boudreaux 09/21/2020
10/19/2016 17CE: (2553-3) DATA ENTERED. CORRECTED COND FROM POOR TO FAIR. C.RATTLER, 10/19/2016.

Res

Land Computations

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

**General Information**

**Occupancy** Single-Family  
**Description** Single-Family R 01  
**Story Height** 1  
**Style** 108 - Bungalow  
**Finished Area** 725 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   |
|-----------------|------|---------|
| Patio, Concrete | 232  | \$1,300 |
| Stoop, Masonry  | 8    | \$1,500 |

**Plumbing**

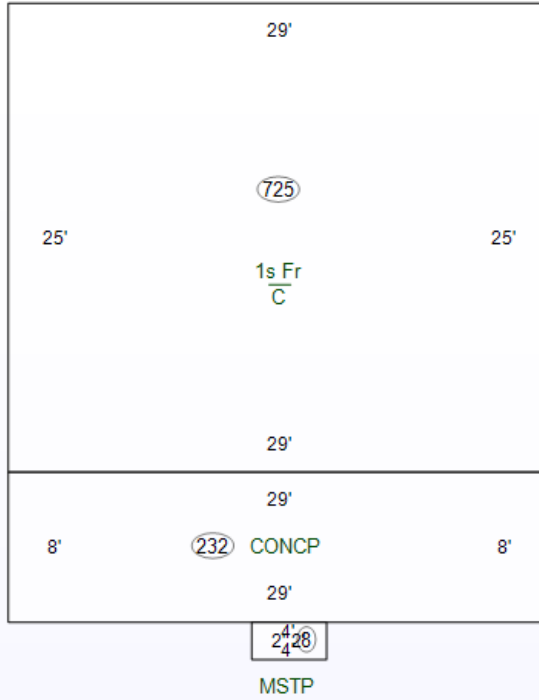
|                      | # | TF |
|----------------------|---|----|
| <b>Full Bath</b>     | 1 | 3  |
| <b>Half Bath</b>     | 0 | 0  |
| <b>Kitchen Sinks</b> | 1 | 1  |
| <b>Water Heaters</b> | 1 | 1  |
| <b>Add Fixtures</b>  | 0 | 0  |
| <b>Total</b>         | 3 | 5  |

**Accommodations**

|                     |   |
|---------------------|---|
| <b>Bedrooms</b>     | 2 |
| <b>Living Rooms</b> | 0 |
| <b>Dining Rooms</b> | 0 |
| <b>Family Rooms</b> | 0 |
| <b>Total Rooms</b>  | 2 |

**Heat Type**

Central Warm Air



| Specialty Plumbing |       |       |
|--------------------|-------|-------|
| Description        | Count | Value |

**Cost Ladder**

| Floor Constr | Base | Finish | Value    | Totals |
|--------------|------|--------|----------|--------|
| 1 1Fr        | 725  | 725    | \$63,600 |        |
| 2            |      |        |          |        |
| 3            |      |        |          |        |
| 4            |      |        |          |        |
| 1/4          |      |        |          |        |
| 1/2          |      |        |          |        |
| 3/4          |      |        |          |        |
| Attic        |      |        |          |        |
| Bsmt         |      |        |          |        |
| Crawl        | 725  | 0      | \$5,200  |        |
| Slab         |      |        |          |        |

| Total Base         |                               | \$68,800        |
|--------------------|-------------------------------|-----------------|
| <b>Adjustments</b> | <b>1 Row Type Adj. x 1.00</b> | <b>\$68,800</b> |
| Unfin Int (-)      |                               | \$0             |
| Ex Liv Units (+)   |                               | \$0             |
| Rec Room (+)       |                               | \$0             |
| Loft (+)           |                               | \$0             |
| Fireplace (+)      |                               | \$0             |
| No Heating (-)     |                               | \$0             |
| A/C (+)            |                               | \$0             |
| No Elec (-)        |                               | \$0             |
| Plumbing (+ / -)   | 5 - 5 = 0 x \$0               | \$0             |
| Spec Plumb (+)     |                               | \$0             |
| Elevator (+)       |                               | \$0             |

|                                   |         |                 |
|-----------------------------------|---------|-----------------|
| <b>Sub-Total, One Unit</b>        |         | <b>\$68,800</b> |
| <b>Sub-Total, 1 Units</b>         |         |                 |
| Exterior Features (+)             | \$2,800 | \$71,600        |
| Garages (+) 0 sqft                | \$0     | \$71,600        |
| Quality and Design Factor (Grade) | 0.85    |                 |
| Location Multiplier               | 1.04    |                 |
| <b>Replacement Cost</b>           |         | <b>\$63,294</b> |

**Summary of Improvements**

| Description           | Res Eligibl | Story Height | Construction | 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   | Improv Value |
|-----------------------|-------------|--------------|--------------|-------|------------|----------|---------------|-----------|------|----------|----------|----------|----------|---------------|---------|------|-------|--------|--------------|
| 1: Single-Family R 01 | 100%        | 1            | Wood Frame   | D+1   | 1949       | 1949     | 73 F          |           | 1.04 |          | 725 sqft | \$63,294 | 65%      | \$22,150      | 0%      | 100% | 1.000 | 0.8500 | \$18,800     |