

45-07-14-255-017.000-003

Knox, Jacob A

6808 W 25TH AVE

510, 1 Family Dwell - Platted Lot

Neighborhood- 2552

1/2

General Information

Parcel Number 45-07-14-255-017.000-003

Local Parcel Number 001-41-49-0472-0003

Tax ID:

Routing Number J49-472

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 2552-003 Neighborhood- 2552

Section/Plat

Location Address (1) 6808 W 25TH AVE GARY, IN 46406

Zoning

Subdivision

Lot

Market Model 2552-003 - Residential

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Saturday, January 7, 2023

Review Group 2020

Ownership

Knox, Jacob A 6808 W 25th AVE Gary, IN 46406

Legal

PARTWAY ADD. L.3 BL.1



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 01/03/2017 to 01/01/1900.

Notes

12/4/2019 RYR-20: REMOVED UTILITY SHED. (2552-12) S. FORD 12/4/2019
10/25/2016 17CE: Corrected dwelling condition from average to fair.Folder 2552-8
7/20/2011 BPER: Building Permit 3/30/2011 old dgf still standing 22x16, old uts still standing 96 sq ft, added new dgf 22x26 ag
7/20/2011 FDAT: Q S 211 FOLDER 168 M BROWN MARCH 28,1996 DATA COLLECTORS: G CRAWFORD AND A SABREE CHECKED DWELLING 020696 AND THIS WAS WHAT WAS FOUND AND ENTERED

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

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for years 2022, 2021, 2020, 2019, 2018.

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

Table with columns: Land Type, Pricing Method, Soil ID, Act Front., Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, Value. Row shows values for F, F, 54, 54x125, 0.98, \$119, \$117, \$6,318, 0%, 100%, 0.8800, \$5,560.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.15), Actual Frontage (54), Developer Discount, Parcel Acreage (0.16), 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 (0.16), 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 (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$5,600), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$5,600).

Data Source N/A

Collector 11/08/2019

Darrick Washington

Appraiser 11/25/2019

General Information

Occupancy	Single-Family
Description	Single-Family R 01
Story Height	1
Style	135 - Ranch
Finished Area	1062 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input checked="" type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input checked="" 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

Plumbing

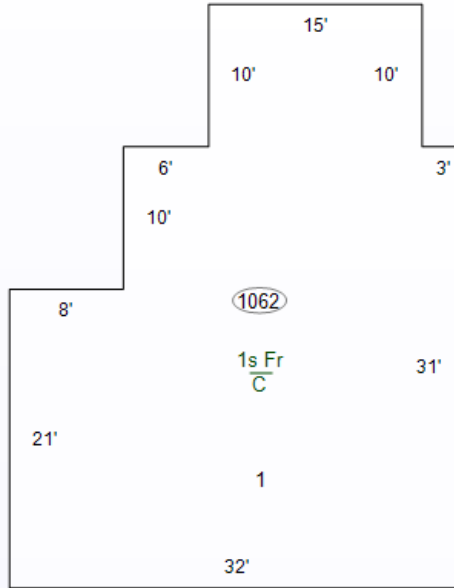
	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	7

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1062	1062	\$82,800	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1062	0	\$6,000	
Slab				

Total Base \$88,800

Adjustments 1 Row Type Adj. x 1.00 \$88,800

Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800 \$1,600
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit \$90,400

Sub-Total, 1 Units

Exterior Features (+)	\$0	\$90,400
Garages (+) 0 sqft	\$0	\$90,400
Quality and Design Factor (Grade)	0.95	
Location Multiplier	1.04	
Replacement Cost		\$89,315

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	C-1	1949	1950	72 F		1.04		1,062 sqft	\$89,315	50%	\$44,660	0%	100%	1.000	0.8800	\$39,300
2: Detached Garage R 01	100%	1	Wood Frame	D	1959	1959	63 F	\$39.23	1.04	\$32.64	22'x16'	\$11,489	60%	\$4,600	0%	100%	1.000	0.8800	\$4,000
3: Detached Garage R 01	100%	1	Wood Frame	D	2010	2010	12 F	\$32.10	1.04	\$26.71	22'x26'	\$15,277	21%	\$12,070	0%	100%	1.000	0.8800	\$10,600