

General Information

Parcel Number 45-08-03-358-008.000-004
Local Parcel Number 001-25-44-0015-0008

Tax ID:

Routing Number J44-015 8

Property Class 510 1 Family Dwell - Platted Lot

Year: 2022

Location Information

County Lake
Township CALUMET TOWNSHIP
District 004 (Local 004)
School Corp 4690
Neighborhood 2526-004
Section/Plat
Location Address (1) 829 PENNSYLVANIA ST GARY, IN 46402

Zoning

Subdivision

Lot

Market Model 2526-004 - Residential

Characteristics

Topography Level
Public Utilities All
Streets or Roads Paved, Sidewalk
Neighborhood Life Cycle Stage Static

Printed Saturday, January 7, 2023

Review Group 2019

Ownership

Afarian, Diran
3645 Fairmeade RD
Pasadena, CA 91107

Legal

GARY LAND CO'S. 1ST SUB. ALL L.8 BL.15



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include 01/10/2022 Afarian, Diran and 01/01/1900 Billingsley, Helen.

Res

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

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

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.

Notes

3/2/2022 SINP: Data Entered Sales Disclosure Invalid Tax sale
Sale Date 01/10/2022
Sale Prices \$1,000
No physical characteristic changes made.
9/6/2018 RYR1-19: Data entered. Assessment correct. Folder #2526-96. 09-06-18.
1/23/2015 15CE: 2015 Cyclical Entered FOLDER 2526-6 ADDED DWELLING. 10/23/2014 MBANKS
1/23/2015 FDAT: QS1108 FLDR#706 11/14/95 B DAVIS REMOVED EXTRA LIVING & GIVEN 70% COMP.10-24-96 J GIBSON FM 135 REMOVED DGF 2-17-98 D CRUZ

Land Computations

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

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 2
Style 39 - TWO STORY
Finished Area 1632 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
Porch, Enclosed Frame	176	\$0
Porch, Enclosed Frame	66	\$0

Plumbing

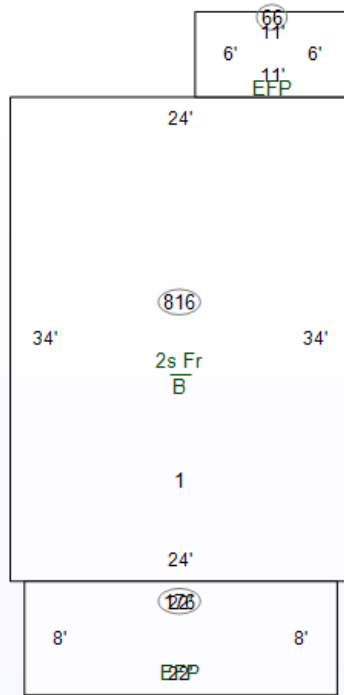
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Description	Count	Value
Specialty Plumbing		

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	816	816	\$69,700	
2	1Fr	816	816	\$35,600	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		816	0	\$23,900	
Crawl					
Slab					

Total Base \$129,200
Adjustments 1 Row Type Adj. x 1.00 \$129,200

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

Sub-Total, One Unit \$129,200

Sub-Total, 1 Units

Exterior Features (+)	\$15,800	\$145,000
Garages (+) 0 sqft	\$0	\$145,000
Quality and Design Factor (Grade)	0.90	
Location Multiplier	1.04	
Replacement Cost		\$135,720

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%	2	Wood Frame	D+2	1918	1918	104 VP		1.04		2,448 sqft	\$135,720	95%	\$6,790	0%	100%	1.000 0.8300	\$5,600