

45-08-04-384-006.000-004

Kelley, Regis L.

821 TYLER ST

520, 2 Family Dwell - Platted Lot

Neighborhood- 2529

1/2

General Information

Parcel Number 45-08-04-384-006.000-004
Local Parcel Number 001-25-44-0003-0006

Ownership

Kelley, Regis L.
5487 Adams ST
Merrillville, IN 46410

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows for 01/29/1973 and 01/01/1900.

Notes

6/21/2019 RYR-20: 2529-3 Data Entered Change dwelling label from 1sFr/1sFr/Br/B to 2sFr/B and label from 1sFr/Br/B to 1sFr/B.
A.Boudreaux 06/21/2019

Tax ID:

Legal

GARY LAND CO'S. 1ST SUB. ALL L.6 BL.3

Routing Number J44-003 6

Property Class 520
2 Family Dwell - Platted Lot



Res

Year: 2022

Location Information

County Lake
Township CALUMET TOWNSHIP
District 004 (Local 004 )
School Corp 4690
Neighborhood 2529-004
Section/Plat
Location Address (1) 821 TYLER ST GARY, IN 46402

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

Table with columns: Year (2022, 2021, 2020, 2019, 2018), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Includes sub-totals for 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.

Zoning

Subdivision

Lot

Market Model 2529-004 - Residential

Characteristics

Topography Level Flood Hazard
Public Utilities ERA
Streets or Roads TIF
Paved, Sidewalk

Neighborhood Life Cycle Stage Static

Printed Saturday, January 7, 2023

Review Group 2020

Data Source N/A Collector 05/07/2019 TomikaMobile Appraiser 06/14/2019 Darrick Washingto

Land Computations

Table with columns: Land Computations, 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 \$4,600.

**General Information**

<b>Occupancy</b>	Single-Family
<b>Description</b>	Single-Family R 01
<b>Story Height</b>	2
<b>Style</b>	N/A
<b>Finished Area</b>	1848 sqft
<b>Make</b>	

**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 checked="" 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 checked="" 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
Porch, Enclosed Frame	192	\$10,500
Porch, Enclosed Frame	72	\$6,100

**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

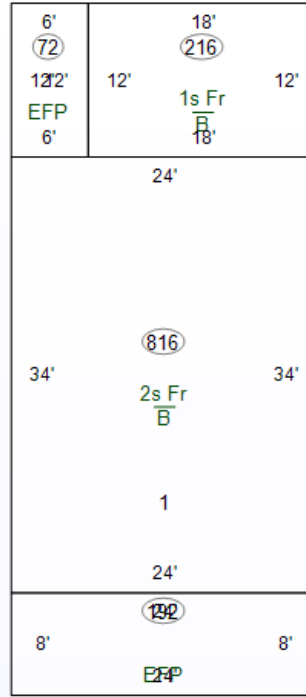
**Accommodations**

<b>Bedrooms</b>	4
<b>Living Rooms</b>	0
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	0
<b>Total Rooms</b>	9

**Heat Type**

Central Warm Air

2



**Specialty Plumbing**

Description	Count	Value

**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1032	1032	\$81,700	
2	1Fr	816	816	\$35,600	
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1032	0	\$26,900	
Crawl					
Slab					

**Total Base** \$144,200

Adjustments	1 Row Type Adj. x 1.00	Value
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** \$144,200

Sub-Total, 1 Units		Value
Exterior Features (+)	\$16,600	\$160,800
Garages (+) 0 sqft	\$0	\$160,800
Quality and Design Factor (Grade)		0.90
Location Multiplier		1.04
<b>Replacement Cost</b>		<b>\$150,509</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	50%	2	Wood Frame	D+2	1918	1918	104 F		1.04		2,880 sqft	\$150,509	65%	\$52,680	0%	100%	1.000	0.8100	\$42,700
2: Detached Garage R 01	100%	1	Wood Frame	D	1961	1961	61 F	\$32.10	1.04	\$26.71	22'x24'	\$14,101	60%	\$5,640	0%	100%	1.000	0.8100	\$4,600