

45-08-08-255-034.000-004

Wilson, Deborah

1384 ROOSEVELT ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 2542

1/2

General Information

Parcel Number 45-08-08-255-034.000-004
Local Parcel Number 001-25-45-0029-0006

Tax ID:

Routing Number J45-029 306

Property Class 510
1 Family Dwell - Platted Lot

Year: 2022

Location Information

County Lake

Township CALUMET TOWNSHIP

District 004 (Local 004)
Gary Corp - Calumet Twp - Gary Sc

School Corp 4690
GARY COMMUNITY

Neighborhood 2542-004
Neighborhood- 2542

Section/Plat

Location Address (1)
1384 ROOSEVELT ST
GARY, IN 46404

Zoning

Subdivision

Lot

Market Model
N/A

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved, Sidewalk TIF

Neighborhood Life Cycle Stage
Improving

Printed Saturday, January 7, 2023

Review Group 2020

Ownership

Wilson, Deborah
1384 Roosevelt ST
Gary, IN 46404

Legal

HENKES ADD. L.6 & 7



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 06/19/2020 to 04/23/2003.

Notes

12/15/2022 BPER: COMPLETE REHAD COND TO AVG FROM EFF YR 1907 TO 1997
10/29/2019 RYR2-20: NO PHYSICAL CHARACTERISTIC CHANGES MADE AS OF 10/29/19#FLDR 2542-18
5/10/2016 FDRV: Corrected DGar cond to VP per field inspect. TCurbelo

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

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show data 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, 67, 67x120, 0.96, \$131, \$126, \$8,442, -6%, 100%, 1.0000, \$7,940.

Land Computations

Table with columns: Computation, Value. Rows include Calculated Acreage (0.18), Actual Frontage (67), Developer Discount, Parcel Acreage (0.19), 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 (0.19), 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 (\$7,900), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$7,900).

Data Source N/A

Collector 06/12/2019

KENYA STINES

Appraiser 10/24/2019

Darrick Washington

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1 1/2
Style N/A
Finished Area 2184 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	126	\$8,100

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

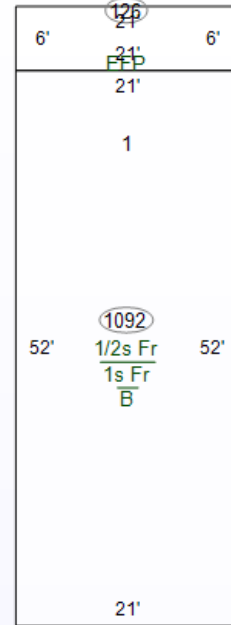
Accommodations

Bedrooms	4
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	4

Heat Type

Central Warm Air

2



Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1092	1092	\$85,100	
2				
3				
4				
1/4				
1/2 1Fr	1092	1092	\$33,000	
3/4				
Attic				
Bsmt	1092	0	\$28,200	
Crawl				
Slab				

Total Base \$146,300
Adjustments 1 Row Type Adj. x 1.00 \$146,300

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 \$146,300

Sub-Total, 1 Units

Exterior Features (+)	\$8,100	\$154,400
Garages (+) 0 sqft	\$0	\$154,400
Quality and Design Factor (Grade)	0.90	
Location Multiplier	1.04	

Replacement Cost \$144,518

Specialty Plumbing

Description	Count	Value
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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 1/2	Wood Frame	D+2	1907	1907	115 F		1.04		3,276 sqft	\$144,518	65%	\$50,580	0%	100%	1.000	1.0000	\$50,600
2: Detached Garage R 01	100%	1	Concrete Block	D	1973	1973	49 VP	\$31.21	1.04	\$25.97	24'x26'	\$16,203	95%	\$810	0%	100%	1.000	1.0000	\$800