

45-08-09-129-016.000-004

Israel, Crystal (Div 50% int) and

1072 FILLMORE ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 2539

1/2

General Information

Parcel Number 45-08-09-129-016.000-004
Local Parcel Number 001-25-44-0314-0010

Tax ID:

Routing Number J44-314 17

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 2539-004
Neighborhood- 2539

Section/Plat

Location Address (1)
1072 FILLMORE ST
GARY, IN 46402

Zoning

Subdivision

Lot

Market Model
2539-004 - Residential

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved, Sidewalk TIF

Neighborhood Life Cycle Stage
Static

Printed Saturday, January 7, 2023

Review Group 2019

Ownership

Israel, Crystal (Div 50% int) and Anna B
iv 50% int)
3739 Georgetown CT
Hammond, IN 46323

Legal

ADD. TO GARY LAND CO'S. 11TH. SUB ALL L.10
BL.8



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include dates from 09/07/2016 to 01/01/1900.

Notes

9/9/2022 RYR1-23: Demo dwelling now verified
vacant land 9-9-22
10/11/2018 RYR1-19: FLD #2539-140- DATA
ENTERED: CORRECTED DWELLING COND FROM
FAIR TO POOR AND APPLIED 40% OBSO TO
DWELLING.
C.RATTLER, 10/11/2018

Res

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, 32, 32x110, 0.93, \$74, \$69, \$2,208, 0%, 100%, 0.8300, \$1,830.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.08), Actual Frontage (32), Developer Discount, Parcel Acreage (0.08), 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 (0.08), 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 (\$1,800), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$1,800).

**General Information**

**Occupancy** Single-Family  
**Description** Single-Family R 01  
**Story Height** 1  
**Style** 108 - Bungalow  
**Finished Area** 1158 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, Open Masonry	84	\$4,400

**Plumbing**

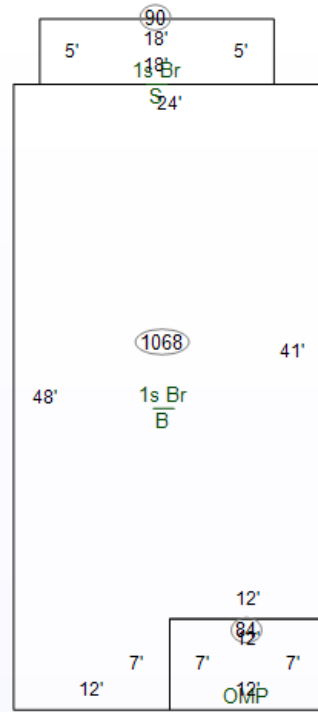
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	1	1
<b>Total</b>	<b>4</b>	<b>6</b>

**Accommodations**

Bedrooms	3
Living Rooms	0
Dining Rooms	0
Family Rooms	0
<b>Total Rooms</b>	<b>3</b>

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	7	1158	1158	\$96,100	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1068	0	\$27,800	
Crawl					
Slab		90	0	\$0	
				<b>Total Base</b>	<b>\$123,900</b>

**Adjustments**

1 Row Type Adj. x 1.00	\$123,900
Unfin Int (-)	\$0
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	6 - 5 = 1 x \$800 = \$800
Spec Plumb (+)	\$0
Elevator (+)	\$0
<b>Sub-Total, One Unit</b>	<b>\$124,700</b>

**Sub-Total, 1 Units**

Exterior Features (+)	\$4,400	\$129,100
Garages (+) 0 sqft	\$0	\$129,100
Quality and Design Factor (Grade)	0.90	
Location Multiplier	1.04	
<b>Replacement Cost</b>		<b>\$120,838</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	Brick	D+2	1929	1929	93 P		1.04		2,226 sqft	\$120,838	75%	\$30,210	40%	100%	1.000 0.6300	\$11,400