

45-08-09-184-011.000-004

DIXON, AMOS E. & CHARLOTTE

1361 HARRISON BLVD

510, 1 Family Dwell - Platted Lot

Neighborhood- 2539

1/2

General Information

Parcel Number 45-08-09-184-011.000-004
Local Parcel Number 001-25-44-0293-0012

Tax ID:

Routing Number J44-293 11

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)
1361 HARRISON BLVD
GARY, IN 46407

Zoning

Subdivision

Lot

Market Model
2539-004 - Residential

Characteristics

Topography Flood Hazard Level

Public Utilities ERA All

Streets or Roads TIF Paved, Sidewalk

Neighborhood Life Cycle Stage
Static

Printed Saturday, January 7, 2023

Review Group 2019

Ownership

DIXON, AMOS E. & CHARLOTTE H&
7616 Polk CT
Merrillville, IN 46410

Legal

GARY LAND CO'S. 11TH SUB. ALL L.13 BL.1



Transfer of Ownership

Date 01/01/1900 Owner DIXON, AMOS E. & C Doc ID Code Book/Page Adj Sale Price V/I

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

Table with 7 columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows include 2022, 2021, 2020, 2019, 2018 and various land categories like Land Res (1), Land Non Res (2), etc.

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

Table with 12 columns: Land Type, Pricing Method ID, Soil, Act Front., Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, Value. Row shows F, F, 40, 40x96, 0.87, \$74, \$64, \$2,560, 0%, 100%, 0.8300, \$2,120.

Notes

9/15/2022 RYR1-23: Correct cond of house from fair to poor, roof damage. 9/15/22
6/30/2020 RYR1-19: CHANGED REVIEW GROUP TO RYR1-19
9/13/2017 18CE: Data entered 18CE.
7/21/2015 FDAT: QS909 FLDR#961 9/27/95 B DAVIS

Land Computations

Table with 2 columns: Description, Value. Rows include Calculated Acreage (0.09), Actual Frontage (40), Developer Discount, Parcel Acreage (0.09), 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 (0.09), 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 (\$2,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$2,100).

**General Information**

**Occupancy** Single-Family  
**Description** Single-Family R 01  
**Story Height** 1  
**Style** 112 - Conventional  
**Finished Area** 1293 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
Stoop, Masonry	84	\$0

**Plumbing**

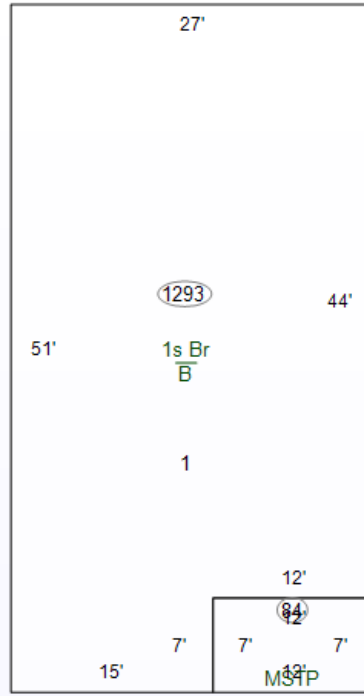
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	3	5

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	0
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	1
<b>Total Rooms</b>	4

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor	Constr	Base	Finish	Value	Totals
1	7	1293	1293	\$104,200	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1293	0	\$31,500	
Crawl					
Slab					

**Total Base** \$135,700

**Adjustments** 1 Row Type Adj. x 1.00 \$135,700

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** \$135,700

**Sub-Total, 1 Units**

Exterior Features (+)	\$2,100	\$137,800
Garages (+) 0 sqft	\$0	\$137,800
Quality and Design Factor (Grade)	0.90	
Location Multiplier	1.04	

**Replacement Cost** \$128,981

**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	1926	1926	96 F		1.04		2,586 sqft	\$128,981	65%	\$45,140	0%	100%	1.000	0.6300	\$28,400