

45-08-09-355-017.000-004

Brame, Antoine

1288 W 19TH PL

510, 1 Family Dwell - Platted Lot

Neighborhood- 2539

1/2

General Information

Parcel Number 45-08-09-355-017.000-004
Local Parcel Number 001-25-43-0015-0025
Tax ID:

Ownership

Brame, Antoine
2366 Roosevelt PL
Gary, IN 46404

Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 12/21/2020 to 01/01/1900.

Legal

FOREST HILL ADD. ALL LOTS 25 & 26 BL.1

Notes

1/15/2021 SINIF: DATA ENTERED SALES DISCLOSURE
DATE OF SALE:12/21/20
SALE PRICE: \$2,100
VALID SALE: NO- TAX SALE
NO PHYSICAL CHARACTERISTIC CHANGES MADE AS OF 1/15/21
CBATTLE
6/30/2020 RYR1-19: Change review group to RYR1-19
9/19/2019 RYR2-20: NO PHYSICAL CHARACTERISTICS CHANGES AS OF THIS DATE 9/19/2019 FLD 2539-1
7/5/2017 17CE: Correct dwelling and garagefrom Condition Fair to Poor. H. Bennett. 7-5-2017.

Routing Number

J43-015 367

Property Class 510

1 Family Dwell - Platted Lot



Res

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)
1288 W 19TH PL
GARY, IN 46407

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 valuation data for 2022 and previous years.

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 F F 50 50x126 0.98 \$74 \$73 \$3,650 0% 100% 0.8300 \$3,030

Zoning

Subdivision

Lot

Market Model

2539-004 - Residential

Characteristics

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

Land Computations

Table with columns: Description, Value. Rows include Calculated Acreage (0.14), Actual Frontage (50), Developer Discount, Parcel Acreage (0.15), 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 (0.15), 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 (\$3,000), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$3,000)

Printed Saturday, January 7, 2023

Review Group 2019

Data Source N/A

Collector

Appraiser

General Information

Occupancy	Single-Family
Description	Single-Family R 01
Story Height	1
Style	135 - Ranch
Finished Area	1152 sqft
Make	

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
Stoop, Masonry	20	\$1,500
Stoop, Masonry	20	\$1,500

Plumbing

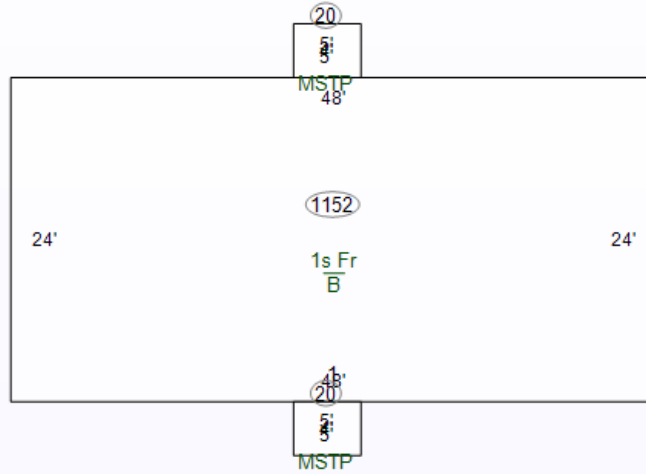
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	2

Heat Type

Central Warm Air



Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1152	1152	\$87,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1152	0	\$29,100	
Crawl					
Slab					

Total Base	\$116,500
Adjustments	1 Row Type Adj. x 1.00
Adjustments	\$116,500

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
Spec Plumb (+)	\$0
Elevator (+)	\$0

Sub-Total, One Unit	\$116,500
Sub-Total, 1 Units	
Exterior Features (+)	\$3,000
Garages (+) 0 sqft	\$0
Quality and Design Factor (Grade)	0.90
Location Multiplier	1.04
Replacement Cost	\$111,852

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	Wood Frame	D+2	1972	1972	50 F		1.04		2,304 sqft	\$111,852	50%	\$55,930	0%	100%	1.000	0.6300	\$35,200
2: Detached Garage R 01	100%	1	Wood Frame	D	1980	1980	42 F	\$35.01	1.04	\$29.13	22'x20'	\$12,816	45%	\$7,050	0%	100%	1.000	0.6300	\$4,400