Notes

	General	Information
Parcel	Number	

45-08-16-255-017.000-004

Local Parcel Number 001-25-47-0018-0017

Tax ID:

Property Class 400 Vacant Land

Year: 2022

Routing Number J47-018 4

Location Information

County Lake

Township **CALUMET TOWNSHIP**

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

School Corp 4690 **GARY COMMUNITY**

Neighborhood 25907-004 Neighborhood- 25907

Section/Plat

Location Address (1) 600-616 W 25TH AVE **GARY. IN 46407**

Zoning

Subdivision

Lot

Market Model

N/A

Printed

Character	istics
Topography Level	Flood Hazard
Public Utilities All	ERA
Streets or Roads Paved, Sidewalk	TIF
Neighborhood Life Static	Cycle Stage

Saturday, January 7, 2023 Review Group 2021

Ownership Lighthouse Realty LLC-S Series 1877 E Summit ST Crown Point, IN 46307

Legai
SCHOOL SITE ADD. ALL LOTS 17 TO 20 BL.6 E. 15.16FT. L.21 BL.6

Transfer of Ownership								
Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I		
06/09/2021	Lighthouse Realty LLC		Ta	2021/	\$500	I		
04/06/2016	Fuller Center for Housi	21845	Qu	1	\$0	I		
08/25/2015	City of Gary Redevelo	14809	QC	1	\$0	I		
09/29/2014	Fuller Center for Housi	28988	QC	1	\$0	I		
07/23/2014	City of Gary	25001	QC	1	\$0	I		
05/05/2014	City of Gary	22690	QC	1	\$0	I		

Commercial

luation Records (Work	In Progress valu	ies are not certifi	ed values and are	subject to chan	ge)	9/2 D (
Assessment Year	2022	2021	2020	2019	2018	
Reason For Change	AA	AA	AA	AA	AA	5/2 D.V
As Of Date	05/27/2022	05/15/2021	05/23/2020	05/24/2019	05/05/2018	5/2
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	ado
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000	D.\
Notice Required	~	~	~	✓	~	3/1 CC
Land	\$26,000	\$26,000	\$26,000	\$26,000	\$26,000	0.2 ED
Land Res (1)	\$0	\$0	\$0	\$0	\$0	EL
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0	2/2
Land Non Res (3)	\$26,000	\$26,000	\$26,000	\$26,000	\$26,000	RO
Improvement	\$0	\$0	\$9,500	\$9,500	\$9,500	FC
Imp Res (1)	\$0	\$0	\$0	\$0	\$0	
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0	
Imp Non Res (3)	\$0	\$0	\$9,500	\$9,500	\$9,500	
Total	\$26,000	\$26,000	\$35,500	\$35,500	\$35,500	_
Total Res (1)	\$0	\$0	\$0	\$0	\$0	
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0	C
Total Non Res (3)	\$26,000	\$26,000	\$35,500	\$35,500	\$35,500	_ A
	Assessment Year Reason For Change As Of Date Valuation Method Equalization Factor Notice Required Land Land Res (1) Land Non Res (2) Land Non Res (3) Improvement Imp Res (1) Imp Non Res (2) Imp Non Res (2) Imp Non Res (3) Total Total Res (1) Total Non Res (2)	Assessment Year 2022 Reason For Change AA As Of Date 05/27/2022 Valuation Method Indiana Cost Mod Equalization Factor 1.0000 Notice Required ✓ Land Res (1) \$0 Land Non Res (2) \$0 Land Non Res (3) \$26,000 Improvement \$0 Imp Res (1) \$0 Imp Non Res (2) \$0 Imp Non Res (3) \$0 Total \$26,000 Total Res (1) \$0 Total Non Res (2) \$0 Total Non Res (2) \$0	Assessment Year 2022 2021 Reason For Change AA AA As Of Date 05/27/2022 05/15/2021 Valuation Method Indiana Cost Mod Indiana Cost Mod Equalization Factor 1.0000 1.0000 Notice Required ✓ ✓ Land \$26,000 \$26,000 Land Res (1) \$0 \$0 Land Non Res (2) \$0 \$0 Imp Res (1) \$0 \$0 Imp Res (1) \$0 \$0 Imp Non Res (2) \$0 \$0 Imp Non Res (3) \$0 \$0 Total \$26,000 \$26,000 Total Res (1) \$0 \$0 Total Non Res (2) \$0 \$0 Total Non Res (2) \$0 \$0 Total Non Res (2) \$0 \$0	Assessment Year 2022 2021 2020 Reason For Change AA AA AA As Of Date 05/27/2022 05/15/2021 05/23/2020 Valuation Method Indiana Cost Mod Indiana Cost Mod Indiana Cost Mod Indiana Cost Mod Equalization Factor 1.0000 1.0000 1.0000 1.0000 Notice Required ✓ ✓ ✓ Land Res (1) \$0 \$26,000 \$26,000 \$26,000 Land Non Res (2) \$0 \$0 \$0 \$0 Land Non Res (3) \$26,000 \$26,000 \$26,000 \$26,000 Improvement Imp Res (1) \$0 \$0 \$0 \$0 Imp Non Res (2) \$0 \$0 \$0 \$0 Imp Non Res (3) \$26,000 \$26,000 \$9,500 Total \$26,000 \$26,000 \$35,500 Total Res (1) \$0 \$0 \$0 Total Non Res (2) \$0 \$0 \$0 Total Non Res (2) \$0 <td>Assessment Year 2022 2021 2020 2019 Reason For Change AA AD<td>Reason For Change AA AA</td></td>	Assessment Year 2022 2021 2020 2019 Reason For Change AA AD <td>Reason For Change AA AA</td>	Reason For Change AA AA

		Lanu Dala (Stanuaru i	Jepuii. Re	5 120 , CI 120	Dase Lui	Kes u A u	, 610	~ U)		
	Pricing Soil Method ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %		Market Factor	Value
11	S	121	9922.00	2.08	\$1.26	\$2.62	\$25,996	0%	0%	1.0000	\$26,000

0-	 	:-1	

AA 05/05/2018 ndiana Cost Mod 1.0000	5/24/2016 VRFY: appl D.Washington 5/24/16 5/23/2016 VRFY: char added 10% obso and c D.Washington 5/23/16				
\$26,000 \$0	3/19/2015 MIS1: Misce CORRECTED LEGAL A 0.2290 EDDIE HARRIS 03/19/2				
\$0 \$26,000 \$9,500 \$0 \$0 \$9,500 \$35,500	2/23/2015 DBAS: THE ROOSEVELT LIBRARY FOLDER 1011A				
\$0	Land Co				
\$0 \$35,500	Calculated Acrea Actual Frontage Developer Discou				
	•				

Land Computation	ns
Calculated Acreage	0.23
Actual Frontage	121
Developer Discount	
Parcel Acreage	0.23
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	0.23
Farmland Value	\$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	\$0
Classified Total	\$0
Farm / Classifed Value	\$0
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$0
CAP 2 Value	\$0
CAP 3 Value	\$26,000
Total Value	\$26,000

Data Source N/A

Collector 10/16/2020

KENYA STINES

Appraiser 10/16/2020

MARY SHAW

12/22/2021 SINF: SALE DATE: 6/9/2021 SALE PRICE: \$500.00 INVALID SALE: TAX SALE

CORRECTIONS: LAND USE TYPE CORRECTED FROM PRIMARY TO UNDEVELOPED USEABLE. 10/16/2020 RYR3-21: VACANT LAND VERIFIED

DEMO KSTINES 10/16/20 11/23/2016 17CE: CHNG GRADE ON PAVING TO D, CHNG BLDG COND. TO VP.

D.WASHINGTON 11/23/16 F#1011A 9/29/2016 MIS1: PCC 447 NBHD 25907 9/29/2016

5/24/2016 VRFY: applied another 30% obso to bldg. hington 5/24/16

116 VRFY: changed cond. on bldg to vp, and 10% obso and chng paving cond. to pr.

15 MIS1: Miscellaneous 1 ECTED LEGAL ACRES FROM 0.2278 TO HARRIS 03/19/2015

015 DBAS: THE OLD THEODORE EVELT LIBRARY R 1011A