

45-08-28-277-006.000-004

General Information

Parcel Number
45-08-28-277-006.000-004

Local Parcel Number
001-25-42-0237-0031

Tax ID:

Routing Number
J42-237 6

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 12516-004
Neighborhood- 12516

Section/Plat

Location Address (1)
3927 JEFFERSON ST
GARY, IN 46408

Zoning

Subdivision

Lot

Market Model
12516-004 - Residential

Characteristics

Topography
Level

Flood Hazard
ERA

Public Utilities
All

Streets or Roads
Paved, Sidewalk

Neighborhood Life Cycle Stage
Declining

Printed Sunday, January 8, 2023

Review Group 2021

Ownership

Endris, Brandon
67 Indian Trail
Merrillville, IN 46410

Legal

GEO. & WM. EARLES 2ND. GLEN PARK ADDITION
S2. L.31 BL.11 ALL L.32 BL.11

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

2022	Assessment Year	2022	2021	2020	2019	2018
WIP	Reason For Change	AA	AA	AA	AA	AA
01/09/2022	As Of Date	05/27/2022	05/15/2021	05/23/2020	05/24/2019	05/05/2018
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
\$2,200	Land	\$2,200	\$2,200	\$2,200	\$2,600	\$2,700
\$2,200	Land Res (1)	\$2,200	\$2,200	\$2,200	\$2,600	\$2,700
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$4,100	Improvement	\$4,100	\$19,000	\$17,600	\$20,100	\$21,500
\$4,100	Imp Res (1)	\$4,100	\$19,000	\$17,600	\$20,100	\$21,500
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$6,300	Total	\$6,300	\$21,200	\$19,800	\$22,700	\$24,200
\$6,300	Total Res (1)	\$6,300	\$21,200	\$19,800	\$22,700	\$24,200
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

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

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
F	F		38	38x124	0.97	\$95	\$92	\$3,496	0%	100%	0.6400	\$2,240

Endris, Brandon

3927 JEFFERSON ST

510, 1 Family Dwell - Platted Lot

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
05/13/2021	Endris, Brandon		Ta	2021/	\$500	I
03/01/2018	Blackhall Partners XII	300523	Ta	/	\$0	I
07/13/1988	American Housg Trust		WD	/	\$0	I
01/01/1900	AMERICAN HOUSG T		WD	/	\$0	I

Res

Notes

8/17/2021 SINF: Data entered sale disclosure sale date 5/13/21 sale price \$ 500.00 sold on tax sale. TCaldwell 8/17/21

8/2/2021 SINF: Dwelling condition corrected from poor to very poor. per field inspection.

8/7/2020 RYR3-21: 12516-2.3 NO PHYSICAL CHARACTERISTIC CHANGES HAVE BEEN MADE TO THIS PARCEL AS OF 8/7/20 C.BATTLE

10/28/2016 17CE: (12516-2)DATA ENTERED. CORRECTED GRADE FROM C-1 TO D+2 AND COND FROM FAIR TO POOR. C.RATTLER, 10/28/2016.

11/23/2011 FDAT: QS 1015 FLDR#298 9/30/95 F HARRIS

Land Computations

Calculated Acreage	0.11
Actual Frontage	38
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.11
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	0.11
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	\$2,200
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$2,200

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General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1
Style 108 - Bungalow
Finished Area 1222 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 Frame	80	\$4,100
Stoop, Masonry	24	\$1,500

Endris, Brandon

Plumbing

	#	TF
Full Bath	1	3
Half Bath	1	2
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	7

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	7

Heat Type

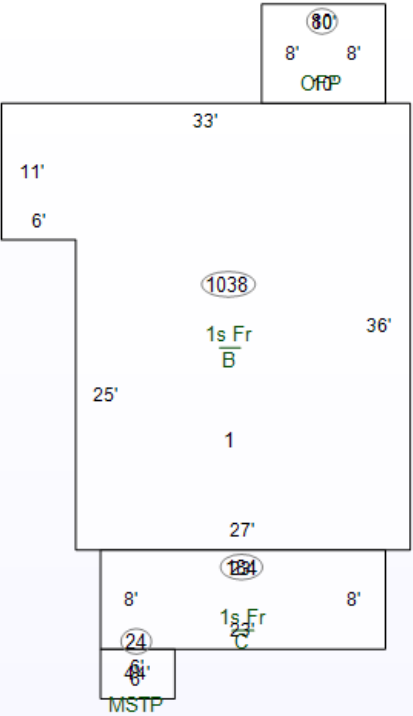
Hot Water or Steam

3927 JEFFERSON ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 12516

2/2



Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1222	1222	\$90,900	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1038	0	\$27,400	
Crawl		184	0	\$3,000	
Slab					

	Total Base	\$121,300
Adjustments	1 Row Type Adj. x 1.00	\$121,300
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	7 - 5 = 2 x \$800	\$1,600
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit	\$122,900
Sub-Total, 1 Units	
Exterior Features (+)	\$5,600
Garages (+) 0 sqft	\$0
Quality and Design Factor (Grade)	0.90
Location Multiplier	1.04
Replacement Cost	\$120,276

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	1919	1919	103 VP		1.04		2,260 sqft	\$120,276	95%	\$6,010	0%	100%	1.000	0.6900	\$4,100