

45-08-34-180-024.000-004

Elkins, Tommy D

4748 GEORGIA ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 12510

1/2

General Information

Parcel Number 45-08-34-180-024.000-004
Local Parcel Number 001-25-43-0422-0009

Tax ID:

Routing Number J43-422 28

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 12510-004 Neighborhood- 12510

Section/Plat

Location Address (1) 4748 GEORGIA ST GARY, IN 46409

Zoning

Subdivision

Lot

Market Model 12510-004 - Residential

Characteristics

Topography Level Flood Hazard

Public Utilities All ERA

Streets or Roads Paved, Sidewalk TIF

Neighborhood Life Cycle Stage Declining

Printed Sunday, January 8, 2023

Review Group 2021

Ownership

Elkins, Tommy D 5112 Jabara Ct Unit B Andrews Air Force Ba, MD 20762

Legal

GEORGETOWN ADD. L.9 BL.4



Transfer of Ownership

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

Notes

1/19/2021 SINP: Data Entered Sales Disclosure Invalid, Tax Sale Sale date 12/21/2020 Sale Price \$500 No Physical characteristic changes made.

8/17/2020 RYR3-21: Correct dwelling condition from poor to very poor Folder 12510-20

11/7/2016 17CE: Changed dwell from D+2 to D+1. j tillman 12510-17

5/4/2011 FDAT: Q S 1117 FOLDER 343 M BROWN OCTOBER 6,1995

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

Table with columns: Year (2022, 2021, 2020, 2019, 2018), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Includes various valuation amounts.

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 like 50, 50x115, 0.95, \$131, \$124, \$6,200, 0%, 100%, 0.7500, \$4,650.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.13), Actual Frontage (50), Developer Discount, Parcel Acreage (0.13), 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 (0.13), 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 (\$4,700), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$4,700).

Data Source N/A Collector 08/03/2020 TomikaMobile Appraiser 08/17/2020 MARY SHAW

45-08-34-180-024.000-004

Elkins, Tommy D

4748 GEORGIA ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 12510

2/2

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1
Style 135 - Ranch
Finished Area 940 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

Plumbing

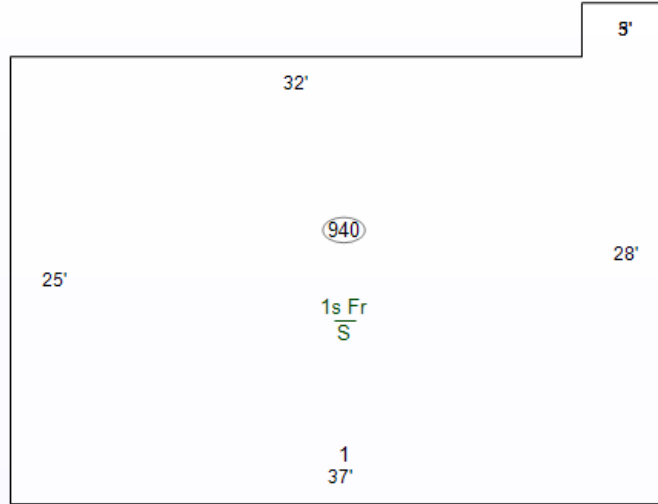
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	6

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value

Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	940	940	\$77,400	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab	940	0	\$0	
			Total Base	\$77,400

Adjustments

Adjustments	1 Row Type Adj. x 1.00	Value
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		\$77,400
Sub-Total, 1 Units		\$77,400

Exterior Features (+)	\$0	\$77,400
Garages (+) 0 sqft	\$0	\$77,400
Quality and Design Factor (Grade)		0.85
Location Multiplier		1.04
Replacement Cost		\$68,422

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+1	1957	1957	65 VP		1.04		940 sqft	\$68,422	95%	\$3,420	0%	100%	1.000	0.7500	\$2,600