

45-09-07-201-021.000-004

General Information

Parcel Number
45-09-07-201-021.000-004

Local Parcel Number
001-25-45-0458-0021

Tax ID:

Routing Number
J45-458 198

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 2521-004
Neighborhood- 2521

Section/Plat

Location Address (1)
5856 E 10TH AVE
GARY, IN 46403

Zoning

Subdivision

Lot

Market Model
2521-004 - Residential

Characteristics

Topography
Level

Public Utilities
All

Streets or Roads
Paved, Sidewalk

Neighborhood Life Cycle Stage
Other

Flood Hazard

ERA

TIF

Printed Sunday, January 8, 2023

Review Group 2019

Williams, Asia A

Williams, Asia A
1015 Cleveland ST
Gary, IN 46404

Legal

LAKE ESTATES SUB. L.21 BL.8

5856 E 10TH AVE

Transfer of Ownership

Date

Owner

Doc ID

Code

Book/Page

Adj Sale Price

V/I

12/21/2020

Williams, Asia A

Ta

2021/

\$0

I

03/07/2014

Staley, Almerna

11415

AS

/

\$0

I

04/28/2010

Staley, Ricky Joe

WD

/

\$45,000

I

10/21/2009

DOUGLAS F HENNES

WD

/

\$8,000

I

10/08/2009

EQUITY TRUST CO.

WD

/

\$6,250

I

07/10/2009

DEUTSCHE BANK NA

WD

/

\$9,000

I

510, 1 Family Dwell - Platted Lot

Res

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

02/26/2022

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

1.0000

Equalization Factor

1.0000

1.0000

1.0000

1.0000

Notice Required

☒

☒

☒

☒

☒

\$8,400

Land

\$8,400

\$8,400

\$8,400

\$7,200

\$6,600

\$8,400

Land Res (1)

\$8,400

\$8,400

\$8,400

\$7,200

\$6,600

\$0

Land Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Land Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$29,900

Improvement

\$29,900

\$31,700

\$30,800

\$26,400

\$31,300

\$29,900

Imp Res (1)

\$29,900

\$31,700

\$30,800

\$26,400

\$31,300

\$0

Imp Non Res (2)

\$0

\$0

\$0

\$0

\$0

\$0

Imp Non Res (3)

\$0

\$0

\$0

\$0

\$0

\$38,300

Total

\$38,300

\$40,100

\$39,200

\$33,600

\$37,900

\$38,300

Total Res (1)

\$38,300

\$40,100

\$39,200

\$33,600

\$37,900

\$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

62

62x140

1.03

\$125

\$129

\$7,998

0%

100%

1.0500

\$8,400

Notes

1/15/2021 SINP: DATA ENTERED SALES DISCLOSURE
DATE OF SALE:12/21/20
SALE PRICE: \$4,600
VALID SALE: NO- TAX SALE
NO PHYSICAL CHARACTERISTIC CHANGES
MADE AS OF 1/15/21
CBATTLE

8/29/2018 RYR1-19: FLD #2521-79- DATA ENTERED: CORRECTED DWELLING AND DETGAR COND FROM FAIR TO POOR ON BOTH. C.RATTLER, 08/29/2018

12/14/2014 15CE: 2015 Cyclical Entered S.FORD 12/14/2014 (2521-4)

Land Computations

Calculated Acreage 0.20

Actual Frontage 62

Developer Discount ☐

Parcel Acreage 0.20

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 0.20

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 \$8,400

CAP 2 Value \$0

CAP 3 Value \$0

Total Value \$8,400

General Information

Occupancy

Single-Family

Description

Single-Family R 01

Story Height

1

Style

135 - Ranch

Finished Area

1080 sqft

Make

Floor Finish

☐ Earth

☒ Slab

☐ Sub & Joist

☒ Wood

☐ Parquet

☐ Tile

☒ Carpet

☐ Unfinished

☐ Other

Wall Finish

☒ Plaster/Drywall

☐ Paneling

☐ Fiberboard

☐ Unfinished

☐ Other

Roofing

☐ Built-Up

☐ Metal

☒ Asphalt

☐ Slate

☐ Tile

☐ Wood Shingle

☐ Other

Exterior Features

Description

Area

Value

Patio, Concrete

180

\$1,000

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

Living Rooms

Dining Rooms

Family Rooms

Total Rooms

3

0

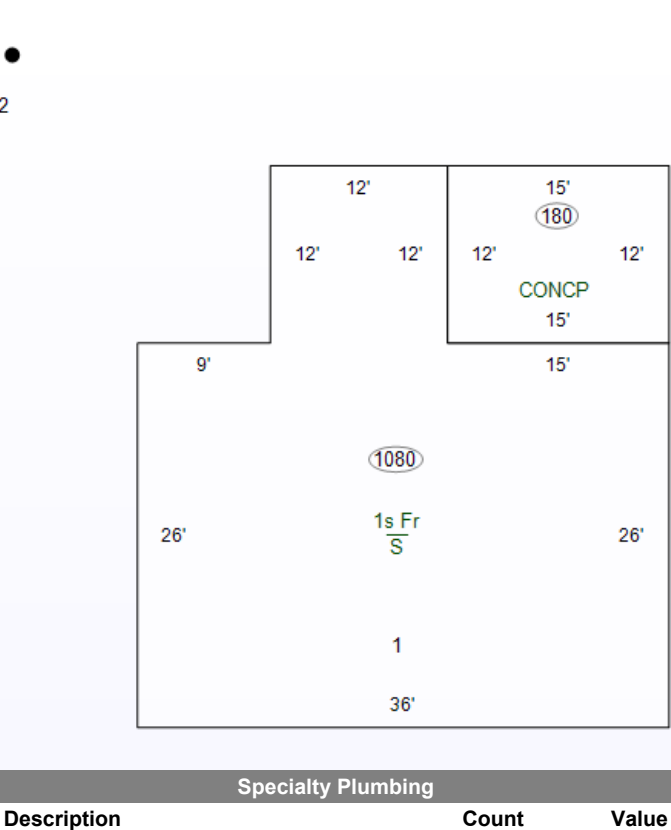
0

0

3

Heat Type

Central Warm Air



Cost Ladder					
Floor	Constr	Base	Finish	Value	Totals
1	1Fr	1080	1080	\$84,000	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt					
Crawl					
Slab		1080	0	\$0	
				Total Base	\$84,000
Adjustments				1 Row Type Adj. x 1.00	\$84,000
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	\$84,000
				Sub-Total, 1 Units	
Exterior Features (+)				\$1,000	\$85,000
Garages (+) 0 sqft				\$0	\$85,000
Quality and Design Factor (Grade)				0.85	
Location Multiplier				1.04	
				Replacement Cost	\$75,140

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	1960	1961	61	P		1.04		1,080 sqft	\$75,140	70%	\$22,540	0%	100%	1.000	1.0500	\$23,700
2: Detached Garage R 01	100%	1	Wood Frame	D	1965	1965	57	P	\$30.86	1.04	\$25.68	660 sqft	\$16,946	65%	\$5,930	0%	100%	1.000	1.0500	\$6,200