Business Name: SHELL FOOD MART
Property Address: 701 GRAND LAKE RD, DTE Code: 740

REDIR: TIF

27-314600.000K

JEFFERSON TWP-CELINA CORP
CELINA SD
06-31-430-004

LEGAL INFORMATION

Created in 2012

EASTOWN SUBD

Acres:1.0000 M:0.0000

Neighborhood
CSTR50-50

Map:
Block:
Card:
Bk: Pg:

LOT#: 1
JAY PETROLEUM, INC
JAY PETROLEUM, INC
533 SOUTH 200 WEST PO BOX 1285
PORTLAND, IN 47371

COMMENT
Tax Incentive Base Parcel: 27-314600.0000 (TY2021 L=80,000; B=149,690; T=229,690)
(OTH)True, (TIFF)True
TY2020:Net Gen=$0.00, Other Assessment=$0.00
2004 BASE VALUE: L:$80,000 B:$149,690 T:$229,690
2020 DUPL VALUE: L:$50,000 B:$382,000 T:$432,000
DE17 RECLASS /DSKTP REV
TAX INCENTIVE: ...

Sales Data

Date	Amount	Deed:Conv#	Use	Valid		Date
					Lister: DA	11/03/04
12/07/2020	1,634,015	WDC : 910	452	■	Pricer:	
06/02/2003	475,000	: A : 0	420	☐	Reviewer:	
				☐	Final:	
				☐	Call Back:	
				☐	Visit:	

VALUATION SUMMARY					
VALUE YEAR		* 2020	* 2017	* 2014	* 2012
REASON FOR CHANGE		RAPP	RAPP	RAPP	MISC
ESTIMATED MARKET VALUE	LAND	0	0	0	0
	IMPR	202,310	0	0	0
	TOTAL	202,310	0	0	0
ASSESSED VALUE	LAND	0	0	0	0
	IMPR	70,810	0	0	0
	TOTAL	70,810	0	0	0

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR		ZONING
☐ PAVED	☐ LEVEL	☐ WATER	☐	☐ AG-RES
☐ GRAVEL	☐ HIGH	☐ SEWER	☐	■ COMMERCIAL
☐ DIRT	☐ LOW	☐ GAS	☐	☐ INDUSTRIAL
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC	☐	
☐ CURBS	☐ STANDARD	■ STANDARD		

INFLUENCE FACTORS		
A. NO ROAD	E. SZ/SHAPE	I. WATER FRONT
B. TOPGRHY	F. RESTRICT	J. OTHER/CDU
C. Ex Front	G. WOOD LT	
D. QUANTITY	H. VACANCY	

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C	
Totals:							0	0	0

CLASS/QUALITY RANK	
A) FP STRUCT. STEEL FRAME	1. BASIC
B) R.C. FRAME	2. FAIR
C) MASONRY BEARING WALLS	3. AVE
D) WD OR STEEL FR EX. WALLS	4. GOOD
S) METAL M) MILL P) POLE	5. EXCEL

TOTAL AREA	**PERIMETER**
# STORIES	**STORY HT**
AGE	**SPRINKLER**

EX WALL		ROOFING		WINDOW		DOORS		FOUNDATION		FRAMING	
STONE		GABLE/HIP		STORE FRT		OVERHEAD		SLAB		PRE ENG	
BRICK		SHED/FLAT		CASEMENT				CRAWL		STEEL	
CON BLK		CON DECK		DBLH				PILE/COL		REINF CONC	
WD/MTL		MTL DECK		SLIDE BY				REINFOR		CB/MASON	
ENAM STL		WD DECK		**CANOPY**				STEEL		FRAME	
ALUM/VYL		METAL		LIGHTED		STEEL INS		BRICK		POLE	
CON PANEL		ASPH		SOFFITS		WOOD		STONE		TILT UP	
PLATE GLS		RUBBER		C S W		MTL		CON BLK		SANDWICH	
STUCCO		BUILT UP		**FACADE**		GLASS		FRAME		STANDARD	
INSULATED		INSULATED				STANDARD		STANDARD			

H.V.A.C.			
Electric	☐	Electric Wall	☐
Forced Air Unit	☐	Hot Water	☐
Hot Water, Rad	☐	Space/ Wall Furnace	☐
Steam	☐	Warm & Cld Air	☐
Ventilation	☐	Heat Pump	☐
Package Unit	☐	Ind TW Heat Pump	☐
Hot & Cld Water	☐	Evaporated Cool	☐
Floor Furnace	☐	Co-Ray-Vac	☐
Complete HVAC	☐	No Heat	☐
Refrig. Cooling	☐	Standard	☐

FLOORS	B	1	2	3	U
CONCRETE					
WOOD					
TILE A Q V T					
CARPET					
ASPHALT					
GRAVEL					
DIRT					
STANDARD					

PARTITIONS	B	1	2	3	U
MASONRY					
WD STUD					
MTL STUD					
CEILINGS	**B**	**1**	**2**	**3**	**U**
ACCUT/PANEL					
PLASTER/DW					
SUSP/OPEN					
STANDARD					

INTERIOR FINISH	B	1	2	3	U
UNFINISHED					
FINISH OPEN					
FINISH DIV					
PANEL					
PLASTER / DW					
BLOCK					
GLAZED TILE					
STANDARD					

PLUMBING			
NO PLUMBING		EXTRA FIXTURES	
2 FIXTURE BATH		STANDARD	
3 FIXTURE BATH			

LIGHTING			
FLUORESCENT		METAL HALIDE	
SODIUM VAP		STANDARD	
MERCURY VAP			

YARD ITEMS

ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	$/UNIT	UNADJUSTED $	PHY	FC	EC	MARKET VALUE

ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	$/UNIT	UNADJUSTED $	PHY	FC	EC	MARKET VALUE

AMENITY TOTAL	0
TOTAL IMPR	*202,310

COMMENTS