



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (RS / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20750
Allocation Area Name Elkhart Downtown

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total values are \$145,691,492 and 1.02358.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County: Elkhart
Jurisdiction: Elkhart County
Allocation Code: T20770
Allocation Area Name: Northeast Corridor

Form Prepared By:
Name: Jason G. Semler
Unit/Company: Baker Tilly Municipal Advisors, LLC
Telephone Number: (317) 465-1500
E-mail Address: Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, growth, and tax rates. Total 2021 Pay 2022 Base Neutralization Factor is 1.02469.

I, Patricia A. Pickens, Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Nappanee
Allocation Code T20790
Allocation Area Name Nappanee Westside

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factor.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Nappanee
Allocation Code T20800
Allocation Area Name Nappanee Downtown

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Amount, Total. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (11,668,948), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (6,628,257), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$18,297,205), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (20,584,974), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (1,575,074), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (156,860), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (200,000), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$18,653,040), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) (1.01945), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$11,895,909), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$8,689,065), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (3.1144), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$270,612), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (3.1144). 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.01945)

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20860
Allocation Area Name Middlebury East

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, and neutralization factors. Total for 2021 Pay 2022 Base Neutralization Factor is 1.00849.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Edmund Bryant
Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Nappanee
Allocation Code T20100
Allocation Area Name Nappanee Senior Housing

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total for 2021 Pay 2022 Base Neutralization Factor is 1.03558.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20950
Allocation Area Name Middlebury Southeast

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, neutralization factor, and tax rate calculations.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

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Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20970
Allocation Area Name Goshen River Race

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, and neutralization factors. Total 2021 Pay 2022 Base Neutralization Factor is 1.02488.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20980
Allocation Area Name Elkhart Southwest Industrial

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, and neutralization factors. Total for 2021 Pay 2022 Base Neutralization Factor is 1.00079.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

8/17/2021

Signature of Patricia A. Pickens

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

Signature of Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20102
Allocation Area Name Elkhart Aeroplex

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, neutralization factor, and tax rates.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20104
Allocation Area Name Keystone I

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total for Line 10 is 1.00286.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/12/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name _____

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20105
Allocation Area Name Keystone II

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, neutralization factor, and tax rates. Total 2021 Pay 2022 Adjusted Base Assessed Value is \$4,420,350.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Signature of Commissioner

08/19/2021

Commissioner, Department of Local Government Finance

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20106
Allocation Area Name Century Drive

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include 2020 Pay 2021 Base Assessed Value, 2021 Pay 2022 Net Assessed Value, and 2021 Pay 2022 Adjusted Net Assessed Value. Total: \$51,160,694.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20111
Allocation Area Name Sterling East

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total for Line 10 is 1.01376.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

[Signature]
Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20112
Allocation Area Name Western Gateway

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total 2021 Pay 2022 Base Neutralization Factor is 1.01124.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

Handwritten signature and date 8/19/2021

County Auditor (Signature)

Patricia A. Pickens

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Handwritten signature of Commissioner and printed name: Commissioner, Department of Local Government Finance

08/19/2021

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20114
Allocation Area Name North Baugo

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include 2020 Pay 2021 Base Assessed Value, 2020 Pay 2021 Incremental Assessed Value, 2021 Pay 2022 Net Assessed Value, etc.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name _____

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

[Signature]
Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20115
Allocation Area Name North US 33

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (43,345,258), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (43,215,942), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$86,561,200), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (86,436,000), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (0), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (1,104,853), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$85,331,147), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (0.98579), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$42,729,322), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$43,706,678), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (3.3924), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$1,482,705), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (3.3924), and 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (0.98579).

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20117
Allocation Area Name Pierre Moran

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 2020 Pay 2021 Base Assessed Value, 2020 Pay 2021 Incremental Assessed Value, 2020 Pay 2021 Total (Real) Assessed Value, 2021 Pay 2022 Net Assessed Value, 2021 Pay 2022 Net Assessed Value Growth, 2021 Pay 2022 Net Assessed Value Decrease, 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off, 2021 Pay 2022 Adjusted Net Assessed Value, 2021 Pay 2022 Neutralization Factor, 2021 Pay 2022 Adjusted Base Assessed Value, 2021 Pay 2022 Incremental Assessed Value, Estimated 2021 Pay 2022 Tax Rate, Estimated 2021 Pay 2022 Incremental Tax Revenue, and Actual 2020 Pay 2021 Tax Rate. Total for 2021 Pay 2022 Base Neutralization Factor is 0.99232.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20118
Allocation Area Name Cassopolis

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, growth, and neutralization factor.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20121
Allocation Area Name South Benton

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (738,027), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (8,391,133), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$9,129,160), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (9,659,265), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (0), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (200,000), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$9,459,265), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) (1.03616), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$764,714), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$8,894,551), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (1.5348), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$136,514), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (1.5348). 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.03616)

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20122
Allocation Area Name Northwest Gateway

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, and various adjustments. Total 2021 Pay 2022 Base Neutralization Factor is 1.01343.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

Handwritten signature and date 8/17/2021

County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Handwritten signature of Commissioner

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20126
Allocation Area Name Technology Park

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include 2020 Pay 2021 Base Assessed Value, 2021 Pay 2022 Net Assessed Value, Neutralization Factor, etc.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20128
Allocation Area Name Goshen Downtown

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, and neutralization factors. Total 2021 Pay 2022 Base Neutralization Factor is 1.02565.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/19/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Bristol
Allocation Code T20130
Allocation Area Name South State Road 15

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 2020 Pay 2021 Base Assessed Value, 2021 Pay 2022 Net Assessed Value, and 2021 Pay 2022 Adjusted Net Assessed Value. Total: \$84,367,375.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

8/17/2021

County Auditor (Signature)

Patricia A. Pickens

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (RS / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Bristol
Allocation Code T20132
Allocation Area Name North State Road 15

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, growth, decrease, and neutralization factor. Total 2021 Adjusted Net Assessed Value is \$10,326,824. Neutralization Factor is 1.05554.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

Handwritten signature and date 8/17/2021

County Auditor (Signature)

Patricia A. Pickens

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Handwritten signature of Commissioner

Commissioner, Department of Local Government Finance

08/19/2021

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Middlebury
Allocation Code T20134
Allocation Area Name Elroy Drive Industrial Park

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (19,076,550), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (39,260,250), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$58,336,800), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (58,735,700), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (1,377,200), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (1,963,900), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (0), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$59,322,400), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) (1.01689), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$19,398,753), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$39,336,947), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (2.8372), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$1,116,068), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (2.8372), 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.01689)

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

8/17/2021

Signature of Patricia A. Pickens

Patricia A. Pickens

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Signature of Commissioner

Commissioner, Department of Local Government Finance

08/19/2021

Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20136
Allocation Area Name South Main Street Gateway

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, growth, and neutralization factors. Total 2021 Pay 2022 Adjusted Base Assessed Value is \$53,097,431.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name _____

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20138
Allocation Area Name Southeast EDA

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Final total for 2021 Pay 2022 Base Neutralization Factor is 0.98693.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Goshen
Allocation Code T20139
Allocation Area Name Consolidated River Race/US 33

Form Prepared By:
Name Jason G, Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, growth, and neutralization factors. Total for 2021 Pay 2022 Base Neutralization Factor is 1.02498.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Elkhart
Allocation Code T20141
Allocation Area Name Consolidated South Elkhart EDA

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, and tax rate calculations. Total for 2021 Pay 2022 Base Neutralization Factor is 0.97422.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Wakarusa
Allocation Code T20145
Allocation Area Name SR 19 Corridor

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total 2021 Pay 2022 Adjusted Net Assessed Value is \$79,607,589.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20147
Allocation Area Name State Road 13 Interchange

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include assessed values for 2020 and 2021, growth, and neutralization factor.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Bristol
Allocation Code T20148
Allocation Area Name Bristol East EDA

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, decrease, abatement, and neutralization factor.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Nappanee
Allocation Code T20153
Allocation Area Name Consolidated Nappanee Union

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, growth, and tax rate calculations. Total for 2021 Pay 2022 Base Neutralization Factor is 1.00491.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

[Signature]
Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Nappanee
Allocation Code T20154
Allocation Area Name Consolidated Nappanee Locke

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (3,450,875), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (971,925), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$4,422,800), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (4,544,000), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (0), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (0), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$4,544,000), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (1.02740), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$3,545,429), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$998,571), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (3.1457), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$31,412), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (3.1457), and 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.02740).

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name _____

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Millersburg
Allocation Code T20161
Allocation Area Name Millersburg Forest River

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include 1) 2020 Pay 2021 Base Assessed Value of Allocation Area (5,389,581), 2) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (3,809,389), 3) 2020 Pay 2021 Total (Real) Assessed Value of Allocation Area (\$9,198,970), 4) 2021 Pay 2022 Net Assessed Value of Allocation Area (9,918,300), 5) 2021 Pay 2022 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (660,130), 6) 2021 Pay 2022 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2021 Pay 2022 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2021 Pay 2022 Appeals Settlements in Allocation Area (162,461), 9) 2021 Pay 2022 Adjusted Net Assessed Value of Allocation Area (\$9,095,709), 10) 2021 Pay 2022 Neutralization Factor (Line 9 / Line 3) (0.98877), 11) 2021 Pay 2022 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$5,329,056), 12) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$4,589,244), 13) Estimated 2021 Pay 2022 Tax Rate for the Allocation Area (Round to Four Decimal Places) (2.438), 14) Estimated 2021 Pay 2022 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$111,886), 15) Actual 2020 Pay 2021 Tax Rate for the Allocation Area (2.438), 2021 PAY 2022 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (0.98877)

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (RS / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Syracuse
Allocation Code T20162
Allocation Area Name Syracuse Technology Park

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total neutralization factor is 1.04436.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Middlebury
Allocation Code T20163
Allocation Area Name Downtown Middlebury

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total value is \$18,616,635.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

8/17/2021

Signature of Patricia A. Pickens

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Signature of Commissioner

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Elkhart County
Allocation Code T20164
Allocation Area Name Loves Elkhart Northeast Corridor

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total 2021 Pay 2022 Adjusted Net Assessed Value is \$3,360,800. Neutralization Factor is 1.00873.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name _____

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County: Elkhart
Jurisdiction: City of Elkhart
Allocation Code: T20751
Allocation Area Name: Easy Shoppe Plaza

Form Prepared By: Jason G. Semler
Unit/Company: Baker Tilly Municipal Advisors, LLC
Telephone Number: (317) 465-1500
E-mail Address: Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total 2021 Pay 2022 Adjusted Net Assessed Value is \$2,270,200.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction City of Goshen
Allocation Code T20170
Allocation Area Name Lippert/Dierdorff

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include assessed values for 2021 and 2022, growth, and neutralization factor.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

[Signature]
Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2021 PAY 2022

State Form 56059 (R5 / 2-21)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Elkhart
Jurisdiction Town of Bristol
Allocation Code T20177
Allocation Area Name GGT Economic Development Area

Form Prepared By:
Name Jason G. Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number (317) 465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, Total. Rows include assessed values for 2020 and 2021, net assessed values, growth, and neutralization factors. Total 2021 Pay 2022 Base Neutralization Factor is 1.02622.

I, Patricia A. Pickens Auditor, of Elkhart County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 8/17/2021
Patricia A. Pickens
County Auditor (Signature)

Patricia A. Pickens
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

08/19/2021
Date (month, day, year)