

State Form 56059 (R6 / 5-22)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Sullivan County - 77	
Jurisdiction	Sullivan Civil City	
Allocation Code	T77601	
Allocation Area Name	Sullivan Downtown Redevelopment Area	
Form Prepared By:	AL 4 = P	
Name	Nathan Fox	
Unit/Company	Sullivan/O.W. Krohn & Associates, LLP	
Telephone Number	317-867-5888	
E-mail Address	nfox@owkcpa.com	
1) 2021 Pay 2022 Base Asse	essed Value of Allocation Area	17,921,439
,	al Assessed Value of Allocation Area	1,387,223
•	al) Assessed Value of Allocation Area (Line 1 + Line 2)	\$19,308,662
4) 2022 Pay 2023 Net Assess		20,894,648
	sed Value Growth in Allocation Area Due	
	a Change in Tax Status	303,800
to Demolition or a Char	sed Value Decrease in Allocation Area Due	84,200
	sed Value Growth as a Result of	84,200
Abatement Roll-Off in		0
	Decrease Due to 2022 Pay 2023	
Appeals Settlements in		
9) 2022 Pay 2023 Adjusted 1	Net Assessed Value of Allocation Area	
		\$20,675,048
40) 4044 7 4044 7 4 1		1.05055
10) 2022 Pay 2023 Neutrali	zation Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.07077
11) 2022 Pay 2023 Adjusted	Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$19,189,739
	ntal Assessed Value of Allocation Area (Line 4 - Line 11)	\$1,704,909
1-, -0 1 - , -0 1	(
13) Estimated 2022 Pay 2023	Tax Rate for the Allocation Area (Round to Four Decimal Places)	4.3256
14) Estimated 2022 Pay 2023	Incremental Tax Revenue ((Line 12/100) * Line 13)	\$73,748
15) Actual 2021 Pay 2022 Ta	x Rate for the Allocation Area	4.3256
2022 DAN 2022 DAGD NEW	TO A LIZA TO AN EACTOR FOR AN A COLONIA DE A ZI INE 40)	1.05055
2022 PAY 2023 BASE NEU	TRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	1.07077
Shalle 11 . A	+ Parris Auditor, of Syllivan	County, certify to the best of my
knowledge that the above has	e assessed value calculation is full, true and complete for the tax increme	
identified above.	c assessed value calculation is full, true and complete for the tax merenic	in intance anocation area
identified doore.	40	
Dated (month, day, year)	8-23-22	
8. 011-		11 11.1, 0
Dhieax Frut	Carin Une	elly Hialt larris
County Auditor (Signature)	County Au	ditof (Printed)
-		- N
	DEPARTMENT OF LOCAL GOVERNMENT FINA	1 2007
	CERTIFICATION OF TIF BASE NEUTRALIZAT	ON
Allocation Area Name		
A MODELION AND INDING		
The base sees sed value que	statent, as certified above, is approved by the Department of Local Gover	nment Finance.
Todd IX		
Ussupe / B	(124/	2022
Commissioner, Department of	f Local Government Finance Date (month)	day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

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Commissioner, Department of Local Government Finance

County	Sullivan County - 77	
Jurisdiction	Sullivan Civil City	
Allocation Code	T77601	
Allocation Area Name	Sullivan Downtown Redevelopment Area	
	·	
Form Prepared By:		
Name	Nathan Fox	
Unit/Company	Sullivan/O.W. Krohn & Associates, LLP	
Telephone Number	317-867-5888	
E-mail Address	nfox@owkcpa.com	
1) 2021 D 2022 D	10000	-
	essed Value of Allocation Area 18,206,3:	
· ·	ral Assessed Value of Allocation Area 1,102,30	
3) 2021 Pay 2022 Total (Res	al) Assessed Value of Allocation Area (Line 1 + Line 2)	\$19,308,662
4) 2022 Pay 2023 Net Asses	sed Value of Allocation Area 20,894,64	48
	sed Value Growth in Allocation Area Due	
to New Construction of	r a Change in Tax Status 303,80	00
6) 2022 Pay 2023 Net Asses	sed Value Decrease in Allocation Area Due	
to Demolition or a Cha		00_
	sed Value Growth as a Result of	
Abatement Roll-Off in		0
•	e Decrease Due to 2022 Pay 2023	
Appeals Settlements in		
9) 2022 Pay 2023 Adjusted	Net Assessed Value of Allocation Area	\$20,675,048
		\$20,075,048
10) 2022 Pay 2023 Neutral	ization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.07077
	d Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$19,494,820
12) 2022 Pay 2023 Increme	ntal Assessed Value of Allocation Area (Line 4 - Line 11)	\$1,399,828
13) Estimated 2022 Pay 2023	3 Tax Rate for the Allocation Area (Round to Four Decimal Places)	4.3256
·	B Incremental Tax Revenue ((Line 12/100) * Line 13)	\$60,551
	ax Rate for the Allocation Area	4.3256
10) 1101001 2021 1 49 2022 11	A THIE TOT WO THOUSANT HOU	
2022 PAY 2023 BASE NEU	TRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	1.07077
Sh. 111 11. 11	Parris Auditor, of Sullivan County, certify to	
I, Shelly Hight		the best of my
•	se assessed value calculation is full, true and complete for the tax increment finance allocation area	
identified above.		
Dated (month, day, year)	AUGUST 19,2022 CParsii Shelly Hiatt Pars	
Dated (month, day, year)	746457	
Shellet His	Paris Shelly Hiatt Pari	~' S
County Auditor (Signature)	County Auditor (Printed)	1-
(Signature)	County reduction (a rimea)	4.3256
	DEPARTMENT OF LOCAL GOVERNMENT FINANCE	S(n),351
	CERTIFICATION OF TIF BASE NEUTRALIZATION	To be the same of
Allocation Area Name		

timent, as certified above, is approved by the Department of Local Government Finance.

08/22/2022

Date (month, day, year)



State Form 56059 (R6 / 5-22)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Sullivan		<u> </u>
Jurisdiction	Sullivan County		
Allocation Code	T77111		
Allocation Area Name	300 North		
Form Prepared By:			
Name	Jason G. Semler		
Unit/Company	Baker Tilly Municipal Advisors, Ll	C	6
Telephone Number	(317) 465-1540		•
E-mail Address	Jason.Semler@bakertilly.com		e .
D man radioss	subomounts, wound the property of the subomounts		ž
1) 2021 Pay 2022 Base Asse	essed Value of Allocation Area		7,141,428
2) 2021 Pay 2022 Increment	tal Assessed Value of Allocation Area		5,729,341
3) 2021 Pay 2022 Total (Res	al) Assessed Value of Allocation Area (Line 1 + Line 2)	\$12,870,769
4) 0000 P			12.047.002
	sed Value of Allocation Area	***	13,847,882
-	sed Value Growth in Allocation Area D r a Change in Tax Status	ue	220,691
	sed Value Decrease in Allocation Area	Due	220,091
to Demolition or a Cha			122,700
	sed Value Growth as a Result of		
Abatement Roll-Off in			0
8) Estimated Assessed Value	e Decrease Due to 2022 Pay 2023		
Appeals Settlements in			100,000
9) 2022 Pay 2023 Adjusted	Net Assessed Value of Allocation Area		#12.740.001
			\$13,649,891
10) 2022 Pay 2023 Neutral	ization Factor (Line 9 / Line 3) (Roun	d to Five Decimal Places)	1.06053
	d Base Assessed Value of Allocation A ntal Assessed Value of Allocation Are		\$7,573,699 \$6,274,183
	3 Tax Rate for the Allocation Area (Rou		2.1855
•	3 Incremental Tax Revenue ((Line 12/10	00) * Line 13)	\$137,122
15) Actual 2021 Pay 2022 18	ax Rate for the Allocation Area		2.1855
2022 PAY 2023 BASE NEU	TRALIZATION FACTOR FOR AL	LOCATION AREA (LINE 10)	1.06053
I, Shelly Hiatt Parris	Auditor, of	Sullivan	County, certify to the best of my
		and complete for the tax increment finan	
identified above.	,	•	
	1		
Dated (month, day, year)	August 19, 20,22		
1 1 10 M	(3)	a	
freely par	Parrie	Shelly Hiatt Parris	
County Auditor (Signature)		County Auditor (Pr	inted)
	DEPARTMENT OF L	OCAL GOVERNMENT FINANCE	
		F TIF BASE NEUTRALIZATION	
Allocation Area Name			
TY1. KA	Sant Carlotte de Laure la communitation	by the Department of Local Government I	Zinanga
The pare issessed value adju	swift, is certified above, is approved to	by the Department of Local Government i	mance.
Come / Dr	all J	08/22/2022	
Commissioner. Department of	of Local Government Finance	Date (month, day, year)	•
,		- (



PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Sullivan		
Jurisdiction	Sullivan County		
Allocation Code	T77121		
Allocation Area Name	Stewart Street		
Form Prepared By: Name	Jason G. Semler		
Unit/Company	Baker Tilly Municipal Advisors, LLC		
Telephone Number	(317) 465-1540		put the high way
E-mail Address	Jason.Semler@bakertilly.com		
2) 2021 Pay 2022 Increment	essed Value of Allocation Area al Assessed Value of Allocation Area al) Assessed Value of Allocation Area (Line 1 + Line 2	2,052,; 2,196,(
4) 2022 Pay 2023 Net Asses	sed Value of Allocation Area	4,585,2	246
	sed Value Growth in Allocation Area Due		
	r a Change in Tax Status	43,	802
	sed Value Decrease in Allocation Area Due		0
to Demolition or a Cha	inge in 1 ax Status used Value Growth as a Result of		0
Abatement Roll-Off in			0
8) Estimated Assessed Value	e Decrease Due to 2022 Pay 2023		W 4 W 4 W 4 W 4 W 4 W 4 W 4 W 4 W 4 W 4
Appeals Settlements in		50,0	000
9) 2022 Pay 2023 Adjusted 1	Net Assessed Value of Allocation Area		\$4,491,444
			φ -
10) 2022 Pay 2023 Neutrali	ization Factor (Line 9 / Line 3) (Round to Five Deci	imal Places)	1.05701
	l Base Assessed Value of Allocation Area (Line 1 *) ntal Assessed Value of Allocation Area (Line 4 - Lin		\$2,169,544 \$2,415,702
	3 Tax Rate for the Allocation Area (Round to Four Dec	cimal Places)	4.3256
	3 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$104,494 4.3256
15) Actual 2021 Pay 2022 Ta	ax Rate for the Allocation Area		4.3230
2022 PAY 2023 BASE NEU	TRALIZATION FACTOR FOR ALLOCATION A	AREA (LINE 10)	1.05701
I, Shelly Hiatt Parris	Auditor, of Sullivan	County, certify t	to the best of my
	se assessed value calculation is full, true and complete		•
acitifica above.			
Dated (month, day, year)	AUGUST 19, 22		
Mally There	Faires	Shelly Hiatt Parris	
County Auditor (Signature)	-	County Auditor (Printed)	
	DEPARTMENT OF LOCAL GOVE CERTIFICATION OF TIF BASE I		
Allocation Area Name			
The base assissed value adju	ment, as certified above, is approved by the Departm	nent of Local Government Finance.	of my
all shope / Nel	rau	08/22/2022	
Commissioner, Department o	of Local Government Finance	Date (month, day, year)	



State Form 56059 (R6 / 5-22)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Sullivan		
Jurisdiction	Shelburn Town		
Allocation Code	T77501		
Allocation Area Name	Shelburn Housing		9 (et xo)
n n in		· · · · · · · · · · · · · · · · · · ·	
Form Prepared By:	I C. Q		
Name	Jason G. Semler	IC	
Unit/Company	Baker Tilly Municipal Advisors, L	LC	
Telephone Number	(317) 465-1540		
E-mail Address	Jason.Semler@bakertilly.com		
1) 2021 Pay 2022 Base Asse	essed Value of Allocation Area	<u> </u>	240,734
	tal Assessed Value of Allocation Area	<u> </u>	290,750
3) 2021 Pay 2022 Total (Re	al) Assessed Value of Allocation Area	(Line 1 + Line 2)	\$531,484
4) 2022 Pay 2023 Not Acces	ssed Value of Allocation Area		557,156
-	ssed Value of Anocation Area ssed Value Growth in Allocation Area l)ue	337,130
- ·	or a Change in Tax Status	Juc	0
	ssed Value Decrease in Allocation Area	Due	
to Demolition or a Cha			0
	ssed Value Growth as a Result of		
Abatement Roll-Off in			0
8) Estimated Assessed Value	e Decrease Due to 2022 Pay 2023	_	
Appeals Settlements in	Allocation Area	<u></u>	0
9) 2022 Pay 2023 Adjusted	Net Assessed Value of Allocation Area		0557 157
			\$557,156
10) 2022 Pay 2023 Neutral	ization Factor (Line 9 / Line 3) (Rou	nd to Five Decimal Places)	1.04830
11) 2022 Pay 2023 Adjusted	d Base Assessed Value of Allocation A	Area (Line 1 * Line 10)	\$252,361
	ntal Assessed Value of Allocation Ar		\$304,795
12) E-tit-12022 B 202	2 T D-t- fth Allti A (D	and to From Designal Blooms)	2.7035
	3 Tax Rate for the Allocation Area (Ro 3 Incremental Tax Revenue ((Line 12/1		\$8,240
	ax Rate for the Allocation Area	00) · Line 13)	2.7035
13) Actual 2021 Lay 2022 To	ax Rate for the Allocation Area		2.1033
2022 PAY 2023 BASE NEU	JTRALIZATION FACTOR FOR AI	LOCATION AREA (LINE 10)	1.04830
I, Shelly Hiatt Parris	Auditor, of	Sullivan Co.	unty, certify to the best of my
		e and complete for the tax increment finance a	*
identified above.	,	1	
	1		
Dated (month, day, year)	A4645T 19, 21		
81 001 0			
Doelle Hrate	James	Shelly Hiatt Parris	
County Auditor (Signature)		County Auditor (Printe	
	DEDADTMENT OF I	LOCAL GOVERNMENT FINANCE	7.7(-15
		OF TIF BASE NEUTRALIZATION	
Allocation Area Name	·		
The base ssessed whe are	stment, as certified above, is approved	by the Department of Local Government Final	nce.
(Odsler (X))		08/22/2022	
Commissioner Department	of Local Government Finance	Date (month, day, year)	
		2- 4-6 (110.11.11, 44), 7-641)	



State Form 56059 (R6 / 5-22)

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County	Sullivan			
Jurisdiction	Shelburn Town			
Allocation Code	T77502			
Allocation Area Name	Shelburn TIF			
Form Prepared By:				
Name	Jason G. Semler			
Unit/Company	Baker Tilly Municipal	Advisors, LLC		
Telephone Number	(317) 465-1540	· · · · · · · · · · · · · · · · · · ·	-	
E-mail Address	Jason.Semler@bakertill	y.com		
1) 2021 Boy 2022 Dags A	agagged Volve of Allocation A	****		28,707
	ssessed Value of Allocation A ental Assessed Value of Alloc		·	8,393
•	Real) Assessed Value of Alloc		ne 2)	\$37,100
4) 2022 Pay 2023 Net As	sessed Value of Allocation Ar	ea		0
	sessed Value Growth in Alloc			
,	or a Change in Tax Status			0
	sessed Value Decrease in Allo	cation Area Due	-	
to Demolition or a C				37,100
7) 2022 Pay 2023 Net Ass	sessed Value Growth as a Res	ult of		
Abatement Roll-Off	in Allocation Area		<u></u>	0
8) Estimated Assessed Va	lue Decrease Due to 2022 Pay	/ 2023		
Appeals Settlements	in Allocation Area		<u> </u>	0
9) 2022 Pay 2023 Adjuste	ed Net Assessed Value of Allo	cation Area		\$37,100
				:
10) 2022 Pay 2023 Neuti	alization Factor (Line 9 / Li	ne 3) (Round to Five De	Pecimal Places)	1,00000
11) 2022 Pay 2023 Adjus	ted Base Assessed Value of A	Allocation Area (Line 1	* Line 10)	\$28,707
	nental Assessed Value of All			(\$28,707)
12) Estimated 2022 Pay 20	023 Tax Rate for the Allocation	on Area (Pound to Four I	Decimal Places)	2.7035
,	023 Incremental Tax Revenue	·		(\$776)
	Tax Rate for the Allocation A		3)	2.7035
2022 PAY 2023 BASE N	EUTRALIZATION FACTO	R FOR ALLOCATION	N AREA (LINE 10)	1.00000
I, Shelly Hiatt Parris		uditor, of Sullivan		nty, certify to the best of my
	base assessed value calculatio	n is full, true and comple	ete for the tax increment finance al	location area
identified above.				100000000000000000000000000000000000000
Dated (month, day, year)	AUGUST 19,22			: 00000
Shind'y	0			
Mylle Charle	Samo		Shelly Hiatt Parris	
County Aud tor (Signature	2)		County Auditor (Printed	1)
			VERNMENT FINANCE E NEUTRALIZATION	
Allocation Area Name				
Ine base spessed value at	iju ment, as certified above,	s approved by the Depar	rtment of Local Government Finan	ce.
Claster /	Grant		08/22/2022	
Commissioner, Departmen	t of Local Government Finan	ce	Date (month, day, year)	1,07000



State Form 56059 (R6 / 5-22)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Sullivan		
Jurisdiction	Shelburn Town		
Allocation Code	T77503		
Allocation Area Name	Shelburn Northside		
F D 1 D			
Form Prepared By: Name	Jason G. Semler		
Unit/Company	Baker Tilly Municipal Advisors, LLC		
Telephone Number	(317) 465-1540		2977
E-mail Address	Jason.Semler@bakertilly.com		
2	- Laborator Germany to the		⊒ 21
	essed Value of Allocation Area	742,900	
	al Assessed Value of Allocation Area	411,747	
3) 2021 Pay 2022 Total (Rea	al) Assessed Value of Allocation Area (Line 1 + Line 2)		\$1,154,647
4) 2022 Pay 2023 Net Asses	sed Value of Allocation Area	1,212,017	
, -	sed Value Growth in Allocation Area Due		=0
	r a Change in Tax Status	18,200	<u>. </u>
•	sed Value Decrease in Allocation Area Due		
to Demolition or a Cha		0	<u></u>
, ·	sed Value Growth as a Result of		-
Abatement Roll-Off in		0	-
Appeals Settlements in	e Decrease Due to 2022 Pay 2023	0	2463.0
	Net Assessed Value of Allocation Area		<u> </u>
), 2022 ray 2023 rayastoo.	, 4,40		\$1,193,817
10) 2022 Pay 2023 Neutral	ization Factor (Line 9 / Line 3) (Round to Five Decin	nal Places)	1.03392
11) 2022 Pay 2023 Adjusted	l Base Assessed Value of Allocation Area (Line 1 * L	ine 10)	\$768,099
	ntal Assessed Value of Allocation Area (Line 4 - Line		\$443,918
			0.1555
	3 Tax Rate for the Allocation Area (Round to Four Deci	mal Places)	2.1555
	B Incremental Tax Revenue ((Line 12/100) * Line 13)		\$9,569 2.1555
15) Actual 2021 Pay 2022 18	ax Rate for the Allocation Area		2.1333
2022 PAY 2023 BASE NEU	TRALIZATION FACTOR FOR ALLOCATION A	REA (LINE 10)	1.03392
I, Shelly Hiatt Parris	Auditor, of Sullivan	County, certify to the	he best of my
	se assessed value calculation is full, true and complete f		
identified above.	, which is a series of the ser		
	1		
Dated (month, day, year)	MSUST 19.22		
Manal			
Welle Houth	Scenis	Shelly Hiatt Parris	
County Auditor (Signature)	C .	County Auditor (Printed)	
	DEPARTMENT OF LOCAL GOVER	RNMENT FINANCE	
	CERTIFICATION OF TIF BASE N		
			hands in the second of the second
Allocation Area Name			1,03392
The base assissed value adju	Ment, as certified above, is approved by the Departme	ent of Local Government Finance.	
101.1X	7	08/22/2022	
Usury / W	rally	08/22/2022	
Commissioner, Department of	of Local Government Finance	Date (month, day, year)	

TIF NEUTRALIZATION SUMMARY

Sullivan County

Allocation Area	Allocation Code/ State TIF Code	2023 Neutral Factor	Pay 2023 Pass-through AV
300 North	T77111	1.06053	\$0
Stewart Street	T77121	1.05701	\$0
Shelburn Housing	T77501	1.04830	\$0
Shelburn TIF	T77502	1.00000	\$0
Shelburn Northside	T77503	1.03392	\$0

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