



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018

State Form 56059 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Madison
Jurisdiction Elwood Civil City
Allocation Code T48301
Allocation Area Name Elwood Tax Allocation Area

Form Prepared By:
Name Condell Bowen
Unit/Company Reedy Financial Group, PC
Telephone Number (317) 820-3440
E-mail Address cbowen@reedyfinancialgroup.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2016 and 2017, net assessed values, growth, and neutralization factors. Total 2017 Pay 2018 Adjusted Net Assessed Value is \$61,720,704. Neutralization Factor is 1.00946.

I, _____ Auditor, of Madison 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) 11/28/17
County Auditor (Signature)

Rick G. Gardner
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

11/28/17
Date (month, day, year)



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County Madison
 Jurisdiction Alexandria Civil City
 Allocation Code T48201
 Allocation Area Name Alexandria Allocation Area

Form Prepared By:
 Name Condel Bowen
 Unit/Company Reedy Financial Group, PC
 Telephone Number (317) 820-3440
 E-mail Address cbowen@reedyfinancialgroup.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>1,784,091</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>873,059</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$2,657,150</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>2,685,040</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>18,600</u>	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>8,690</u>	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		<u>\$2,657,750</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.00023</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$1,784,501</u>
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$900,539</u>
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>4.0686</u>
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$36,639</u>
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		<u>4.0686</u>
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>1.00023</u>

I, _____ Auditor, of Madison 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) 11/28/2017

 County Auditor (Signature)

Rick G. Gardner

 County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
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Allocation Area Name _____

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 Commissioner, Department of Local Government Finance

11/28/17

 Date (month, day, year)



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County Madison
Jurisdiction Anderson Redevelopment Commission
Allocation Code T48101
Allocation Area Name Anderson Consolidated Area

Form Prepared By:
Name Brian Colton
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address colton@umbaugh.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2016 and 2017, net assessed values, growth, and neutralization factor. Total 2017 Pay 2018 Base Neutralization Factor is 0.98974.

I, Rick Gardner Auditor, of Madison 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 11/20/2017
Rick Gardner
County Auditor (Signature)

Rick Gardner
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

11/20/17
Date (month, day, year)



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County Madison
Jurisdiction Anderson Redevelopment Commission
Allocation Code T48102
Allocation Area Name Kroger TIF Area

Form Prepared By:
Name Brian Colton
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address colton@umbaugh.com

Table with 15 rows of calculations for TIF base neutralization, including assessed values, growth, and neutralization factors.

I, Rick Gardner Auditor, of Madison 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 11/20/2017
Rick Gardner
County Auditor (Signature)

Rick Gardner
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

11/28/17
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Madison
Jurisdiction Anderson Redevelopment Commission
Allocation Code T48103
Allocation Area Name Nestle TIF Area

Form Prepared By:
Name Brian Colton
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address colton@umbaugh.com

Table with 3 columns: Description, Value, and Total. Rows include 2016 Pay 2017 Base Assessed Value, 2016 Pay 2017 Incremental Assessed Value, 2016 Pay 2017 Total (Real) Assessed Value, 2017 Pay 2018 Net Assessed Value, 2017 Pay 2018 Net Assessed Value Growth, 2017 Pay 2018 Net Assessed Value Decrease, 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off, Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements, 2017 Pay 2018 Adjusted Net Assessed Value, 2017 Pay 2018 Neutralization Factor, 2017 Pay 2018 Adjusted Base Assessed Value, 2017 Pay 2018 Incremental Assessed Value, Estimated 2017 Pay 2018 Tax Rate, Estimated 2017 Pay 2018 Incremental Tax Revenue, Actual 2016 Pay 2017 Tax Rate, and 2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10).

I, Rick Gardner Auditor, of Madison 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) 11/20/2017
Rick Gardner
County Auditor (Signature)

Rick Gardner
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

11/28/17
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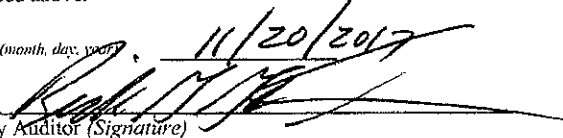
NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Madison
 Jurisdiction Anderson Redevelopment Commission
 Allocation Code T48104
 Allocation Area Name Farm Allocation Area

Form Prepared By:
 Name Brian Colton
 Unit/Company H. J. Umbaugh & Associates
 Telephone Number (317) 465-1500
 E-mail Address colton@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>107,930</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>6,570</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$114,500</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>108,100</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status		
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status		
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area		
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area		
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		<u>\$108,100</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.94410</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$101,897</u>
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$6,203</u>
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>5.0820</u>
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$315</u>
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		<u>5.0820</u>
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.94410</u>

I, Rick Gardner Auditor, of Madison 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) 11/20/2017

 County Auditor (Signature)

Rick Gardner
 County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
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Allocation Area Name _____

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County Madison
Jurisdiction Pendleton Redevelopment Commission
Allocation Code T48401
Allocation Area Name Pendleton TIF Area

Form Prepared By:
Name Brian Colton
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address colton@umbaugh.com

Table with 15 rows of calculations for TIF base neutralization. Includes values for assessed value, growth, and neutralization factor. Final factor is 0.99570.

I, Rick Gardner Auditor, of Madison 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 11/20/2017
County Auditor (Signature)

Rick Gardner
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
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Allocation Area Name

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Commissioner, Department of Local Government Finance

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