



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 56059 (R.2. 5-18)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 85 - Wabash
Jurisdiction Wabash Redevelopment Commission
Allocation Code TR5101
Allocation Area Name Cinergy MetroNet Allocation Area

Form Prepared By:
Name James P. Higgins
Unit/Company LWG CPAs & Advisors
Telephone Number (317) 634-4747
E-mail Address jim.higgins@lwgcpa.com

Table with 3 columns: Description, Value, and Total. Rows include 2017 Pay 2018 Base Assessed Value, 2018 Pay 2019 Net Assessed Value, and 2018 Pay 2019 Adjusted Net Assessed Value.

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 1.02453

I, Marcie Shepherd Auditor, of Wabash 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) 8/2/18
Marcie Shepherd County Auditor (Signature)
Marcie Shepherd 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
Date (month, day, year) 8/2/18



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 50059 (R2) - 5-18

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 85 - Wabash
Jurisdiction Wabash Redevelopment Commission
Allocation Code T85102
Allocation Area Name Ford Meter Box Allocation Area

Form Prepared By:
Name James P. Higgins
Unit/Company LWG CPAs & Advisors
Telephone Number (317) 634-4747
E-mail Address jim.higgins@lwgcpa.com

Table with 3 columns: Description, Value, and Total. Rows include 2017 Pay 2018 Base Assessed Value, 2017 Pay 2018 Incremental Assessed Value, 2017 Pay 2018 Total (Real) Assessed Value, 2018 Pay 2019 Net Assessed Value, 2018 Pay 2019 Net Assessed Value Growth, 2018 Pay 2019 Net Assessed Value Decrease, 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off, Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements, 2018 Pay 2019 Adjusted Net Assessed Value, 2018 Pay 2019 Neutralization Factor, 2018 Pay 2019 Adjusted Base Assessed Value, 2018 Pay 2019 Incremental Assessed Value, Estimated 2018 Pay 2019 Tax Rate, Estimated 2018 Pay 2019 Incremental Tax Revenue, and Actual 2017 Pay 2018 Tax Rate.

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.96537

I, Marcie Shepherd Auditor, of Wabash 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) 8/2/18
Marcie Shepherd
County Auditor (Signature)

Marcie Shepherd
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF THE 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

8/2/18
Date (month, day, year)



**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019**  
 State Form 58059 (R2 - 3-18)  
 PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 85 - Wabash  
 Jurisdiction Wabash Redevelopment Commission  
 Allocation Code T85103  
 Allocation Area Name Miami and Market Streets Allocation Area

Form Prepared By:  
 Name James P. Higgins  
 Unit/Company LWG CPAs & Advisors  
 Telephone Number (317) 634-4747  
 E-mail Address jim.higgins@lwgcpa.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	0	
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	1,092,000	
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$1,092,000
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	1,108,300	
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0	
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0	
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	0	
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area		\$1,108,300
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		1.01493
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		50
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$1,108,300
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.0000
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$33,249
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area		3.0000

**2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)**

1.01493

I, Marcie Shepherd Auditor of Wabash 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 8/2/18

Marcie Shepherd  
 County Auditor (Signature)

Marcie Shepherd  
 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

8/2/18  
 Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 36059 (R2 4-18)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 85 - Wabash
Jurisdiction Wabash County Redevelopment Commission
Allocation Code T85201
Allocation Area Name POET Allocation Area

Form Prepared By:
Name James P. Higgins
Unit/Company LWG CPAs & Advisors
Telephone Number (317) 634-4747
E-mail Address jim.higgins@lwgcpa.com

Table with 15 rows and 2 columns. Rows include assessed values for 2017 and 2018, growth, and neutralization factor. Total values are \$7,342,300 and \$6,739,000. Neutralization factor is 0.91783.

I, MARCIE SHEPHERD Auditor of WABASH 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 8/1/18
Marcie Shepherd
County Auditor (Signature)

MARCIE SHEPHERD
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

8/2/18
Date month, day, year



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 56059 (R2 - 5-18)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 85 - Wabash
Jurisdiction Wabash County Redevelopment Commission
Allocation Code T85202
Allocation Area Name Wabash AgriProducts Allocation Area

Form Prepared By:
Name James P. Higgins
Unit/Company LWG-CPAs & Advisors
Telephone Number (317) 634-4747
E-mail Address jim.higgins@lwgepa.com

Table with 3 columns: Description, Amount, and Total. Rows include 2017 Pay 2018 Base Assessed Value, 2018 Pay 2019 Net Assessed Value, and various adjustments.

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.87026

I, MARCIE SHEPHERD Auditor, of WABASH 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 8/1/18
Marcie Shepherd
County Auditor (Signature)

MARCIE SHEPHERD
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

8/2/18
Date (month, day, year)