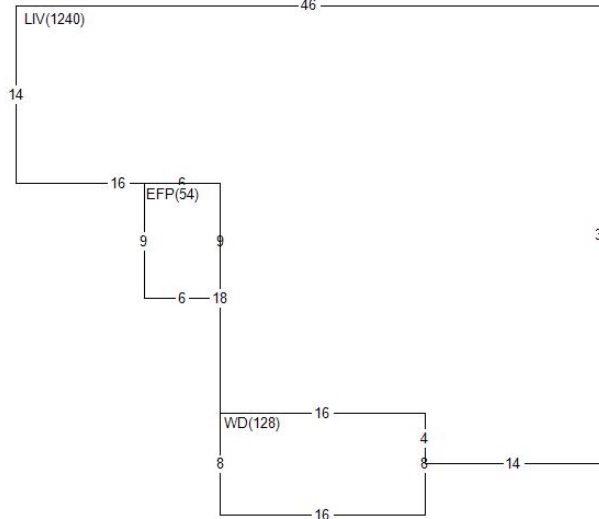


TAX LOT 21 SUR 402

WATERLOO IL 62298
Site Address: 001900 FOUNTAIN RD

BLDG # 1
Style/Stories 1.0 One Story
Quality/Design C C-Average
Building Use 0100 Single Fami
Exterior Wall F Frame
WALL % 100 100%
Exterior Wall 1
WALL 1% 000 N/A
Crawl Sp. Adj C Crawl
Slab Adjustment
Basement
Combination
Attic Area
Heat/AC Adj AC Central Air
Comb Ht/AC Adj
Fireplace
Extra Fireplace 00 N/A
Res Fixtures 0005 05 Fixtures
Garage
Integral Garage
Remodeling Adj 03 Partial Upd
Actual Year Blt 1930
Effect Year Blt 1930
Cond/Desir/Util F Res CDU - F
Township Multpl 06 TOWNSHIP #0
Funct. Obs. % 000000
Economic Obs. % 000000
Observed Cond % 000000
Obs. Cond. Code
Combination A
Comb A Ht/AC
Unfin Low/Level
Full Basement
Of Bedrooms 03 Three Bedro
Sq.Ft.Grnd Area 1240



Land Value 1,860
Misc Value 4,080
Bldg Value 58,290
Total Value 64,230
Value By CAMA

RCN 124,017
Pct Good 0.4700
Obsol/Observed 0.0000
Building Value 58,290

DOCUMENT #	DATE	QS	SALE PRICE
424540	0622	U	100,000
310300	1006	U	4,617
300536	0905	32	65,000
PERMIT NO	TYPE	DATE	AMOUNT

Appraiser JB J. Brown
Appr Date 08/02/22
Use Code 0040 Imp Res
NBHD 1900.30 FLD PLN PRIOR/40
L100 M100 B144

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
WD	128	1.00	128	1.00	128	128	
EFP	54	1.00	54	1.00	54	54	
LIV	1240	1.00	1240	1.00	1240	1240	1240
CRWL	790	1.00	790	1.00	790	790	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1 EFP	Enclosed Fr. Por	6.00	9.00	54.00	28.23	1930 P 60.00	.50	610
3 1 PTO	Concrete Patio	20.00	10.00	200.00	3.65	1930 P 60.00	1.00	290
5 1 SHED	Frame Shed	20.00	11.00	220.00	26.27	1930 A 45.00	1.00	3,180

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	VALUE
1 CK County Road Cat.	MR4	.62 R	3000.00	.00	.00 TW 1.00	1,860