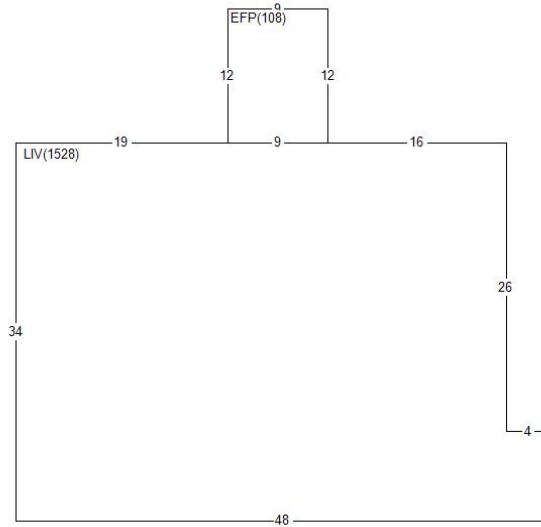


LOTS 6 AND 8

WATERLOO IL 62298  
Site Address: 001704 HERBST 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  
 Slab Adjustment  
 Basement  
 Combination  
 Attic Area  
 Heat/AC Adj AC Central Air  
 Comb Ht/AC Adj  
 Fireplace 00 N/A  
 Extra Fireplace 00 N/A  
 Res Fixtures 0005 05 Fixtures  
 Garage  
 Integral Garage  
 Remodeling Adj 03 Partial Upd  
 Actual Year Blt 1880  
 Effect Year Blt 1880  
 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 F Full Baseme  
 # Of Bedrooms 03 Three Bedro  
 Sq.Ft.Grd Area 1528



Land Value 7,500  
 Misc Value 37,280  
 Bldg Value 72,490  
 Total Value 117,270  
 Value By CAMA

RCN 154,243  
 Pct Good 0.4700  
 Obsol/Observed 0.0000  
 Building Value 72,490

DOCUMENT # DATE QS SALE PRICE  
 0887 U

PERMIT NO TYPE DATE AMOUNT

Appraiser JB J. Brown  
 Appr Date 08/04/22  
 Use Code 0011 Imp. Farm  
 NBHD 1900.30 FLD PLN PRIOR/40  
 L100 M100 B144

AREA	FLAT	EFF% E/AREA	ACT% A/AREA	EA/AA HEATED
EFP	108	1.00	108	108
LIV	1528	1.00	1528	1528

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1	1 EFP Enclosed Fr. Por	12.00	9.00	108.00	44.76	1930 P 60.00	1.00	1,930
2	1 F-SB02718 Stl Gr Bin D27 H	.00	.00	1.00	14100.00	1968 F7 85.00	.75	2,120
3	2 F-SB02118 Stl Gr Bin D21 H	.00	.00	1.00	10050.00	1966 F7 85.00	.75	1,510
4	3 F-SB02118 Stl Gr Bin D21 H	.00	.00	1.00	10050.00	1962 F7 85.00	.75	1,510
5	4 F-PS4C16 Pole Shd 4 Sde C	75.00	50.00	3750.00	12.45	1962 F3 85.00	1.00	7,000
6	5 F-FRSHE08 Frame Shed 8'	40.00	32.00	1280.00	20.42	1913 F3 85.00	1.00	3,920
LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	ADJUSTMENT	VALUE	
1 CK County Road Cat.	MAL	2.50 R	3000.00	.00	.00	.00 TW 1.00	7,500	

			WATERLOO			IL 62298					
			Site Address: 001704			HERBST			RD		
MISC	BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE	
7	7 F-SALV	Salv Farm Buildi	.00	.00	1.00	300.00	00 FD	0.00	1.00	300	
8	8 F-FRSHED16	Frame Shed 16'	30.00	40.00	1200.00	23.39	1914 F3	85.00	1.00	4,210	
9	9 F-LTW	Lean-to Wood	56.00	34.00	1904.00	8.19	1957 F3	85.00	1.00	2,340	
10	10 F-LTW	Lean-to Wood	40.00	16.00	640.00	9.78	1942 F3	85.00	1.00	940	
11	11 F-CONC	Farm Concrete	46.00	24.00	1104.00	3.65	1957 F3	85.00	1.00	610	
12	12 F-HOGBLDG	Hog Building	80.00	24.00	1920.00	7.52	1958 F3	85.00	.25	2,170	
13	13 F-HOGBLDG	Hog Building	80.00	24.00	1920.00	7.52	1968 F3	85.00	.25	2,170	
14	14 F-FRSHED10	Frame Shed 10'	60.00	26.00	1560.00	19.49	1946 F3	85.00	1.00	4,560	
15	16 F-SALV	Salv Farm Buildi	.00	.00	1.00	300.00	00 FD	0.00	1.00	300	
16	17 F-SALV	Salv Farm Buildi	.00	.00	1.00	300.00	00 FD	0.00	1.00	300	
17	18 F-SALV	Salv Farm Buildi	.00	.00	1.00	300.00	00 FD	0.00	1.00	300	
18	20 F-SALV	Salv Farm Buildi	.00	.00	1.00	300.00	00 FD	0.00	1.00	300	
19	22 F-LTP	Lean-to Pole	65.00	12.00	780.00	6.78	1999 F3	85.00	1.00	790	