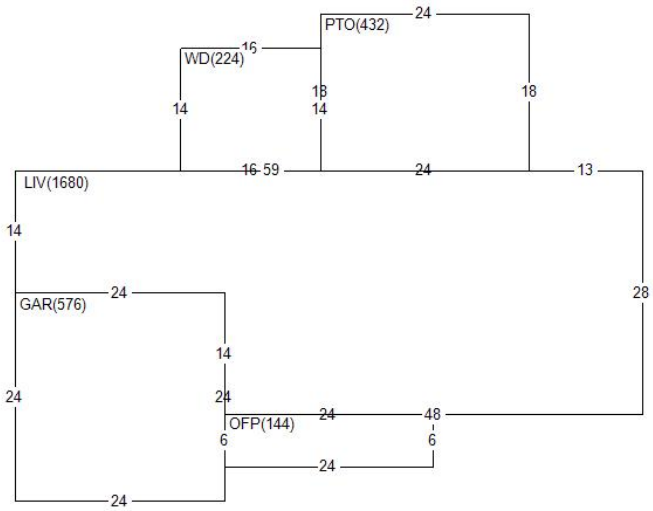
LOT 271 NEW VALMEYER PHASE 5

JEFFREY T & BRANDI L SNYDER
104 FOX POINTE
VALMEYER IL 62295
Site Address: 000104 FOX POINTE

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	RC	C-Rec Room
Combination		
Attic Area		
Heat/AC Adj	AC	Central Air
Comb Ht/AC Adj		
Fireplace	31	DirectVent
Extra Fireplace	00	N/A
Res Fixtures	0011	11 Fixtures
Garage	F	Frame Garag
Integral Garage		
Remodeling Adj	01	No Remodeli
Actual Year Blt	2002	
Effect Year Blt	2002	
Cond/Desir/Util	A	Res CDU - A
Township Multpl	06	TOWNSHIP #0
Funct. Obs. %		
Economic Obs. %		
Observed Cond %		
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	1680	



Land Value	26,760
Misc Value	16,310
Bldg Value	151,170
Total Value	194,240
Value By CAMA	
RCN	169,848
Pct Good	0.8900
Obsol/Observed	0.0000
Building Value	151,170

DOCUMENT #	DATE	QS	SALE PRICE
	0702	Q	22,000
	0994	U	7,578

PERMIT NO	TYPE	DATE	AMOUNT
R1-15-06	02	0815	
R1-02-24	00	0103	
R1-02-24	01	0702	

Appraiser KS K. Sondag
Appr Date 07/06/22
Use Code 0040 Imp Res
NBHD 62000.10 VLMYR 1.0 STORY
L100 M100 B118

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
CONDR	972	1.00	972	1.00	972	972	
BSMR	600	1.00	600	1.00	600	600	
PTO	592	1.00	592	1.00	592	592	
WD	224	1.00	224	1.00	224	224	
GAR	576	1.00	576	1.00	576	576	
OFP	144	1.00	144	1.00	144	144	
LIV	1680	1.00	1680	1.00	1680	1680	1680

MISC	BLDG	CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB	DT	PCT	ADJUSTMENT	VALUE
1	1	WD	Wood Deck	14.00	16.00	224.00	19.35	2002	A	11.00	1.00	3,860
2	1	OFP	Open Frame Porch	6.00	24.00	144.00	24.29	2002	A	11.00	1.00	3,110
3	1	CONDR	Concrete Drivewa	.00	.00	972.00	3.65	2002	A	11.00	1.00	3,160
4	1	PTO	Concrete Patio	18.00	24.00	432.00	3.65	2007	A	7.00	1.00	1,470
5	1	PTO	Concrete Patio	16.00	10.00	160.00	3.65	2011	A	4.00	1.00	560
6	1	SHED	Frame Shed	16.00	10.00	160.00	26.47	2015	A	2.00	1.00	4,150

LAND	LUSE	DESC	ZONING	UNITS	TP	PRICE	ADJUSTMENT CODE/FACTOR					VALUE
1	6200	VALMEYER	VR1	1.00	ST	26760.00	.00	.00	.00	TW	1.00	26,760