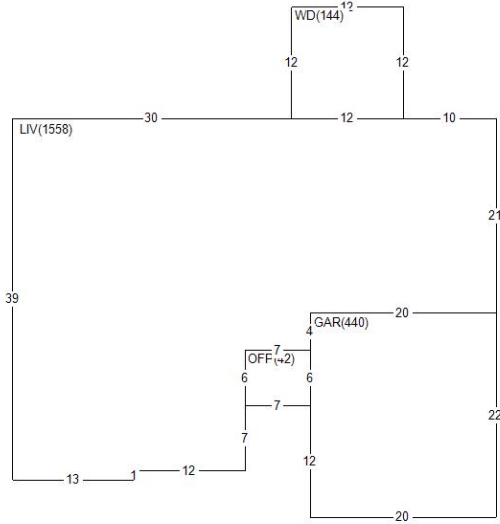


LOT 23 BLUFF MEADOWS

VALMEYER IL 62295

Site Address: 000427 BLUFF MEADOWS DR

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 31 DirectVent
 Extra Fireplace 00 N/A
 Res Fixtures 0008 08 Fixtures
 Garage F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2008
 Effect Year Blt 2008
 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.Grnd Area 1558 LIV



Land Value 26,760
 Misc Value 10,630
 Bldg Value 139,770
 Total Value 177,160
 Value By CAMA

RCN 148,694
 Pct Good 0.9400
 Obsol/Observed 0.0000
 Building Value 139,770

DOCUMENT #	DATE	QS	SALE PRICE
408494	0620	Q	180,000
353818	0212	Q	160,000
316909	0707	U	33,725

PERMIT NO	TYPE	DATE	AMOUNT
R1-07-26	01	0807	

Appraiser KS K. Sondag
 Appr Date 07/20/22
 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	630	1.00	630	1.00	630	630	
WD	144	1.00	144	1.00	144	144	
GAR	440	1.00	440	1.00	440	440	
OFFP	42	1.00	42	1.00	42	42	
LIV	1558	1.00	1558	1.00	1558	1558	1558

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
1 1 BRVEN	Brick Veneer	.00	.00	312.00	14.65	2008 A	6.00	1.00	4,300
2 1 WD	Wood Deck	12.00	12.00	144.00	19.35	2008 A	6.00	1.00	2,620
3 1 OFFP	Open Frame Porch	6.00	7.00	42.00	39.25	2008 A	6.00	1.00	1,550
4 1 CONDR	Concrete Drivewa	35.00	18.00	630.00	3.65	2008 A	6.00	1.00	2,160

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