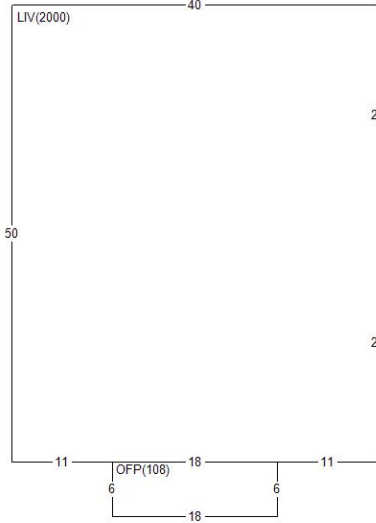


TAX LOTS 14 16 22 26 & 27  
SUR 402

VALMEYER IL 62295

Site Address: 001912 FOUNTAIN RD

BLDG # 1  
 Style/Stories 1.0 One Story  
 Quality/Design C C-Average  
 Building Use 0510 Tavern  
 Exterior Wall F Frame  
 WALL % 100 100%  
 Exterior Wall 1  
 WALL 1% 000 N/A  
 Crawl Sp. Adj  
 Slab Adjustment S Slab  
 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 0000 No Fixtures  
 Garage  
 Integral Garage  
 Remodeling Adj 05 Complete Re  
 Actual Year Blt 1920  
 Effect Year Blt 1920  
 Cond/Desir/Util A Res CDU - A  
 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 00 N/A  
 Sq.Ft.Grd Area 2624



Land Value 5,400  
 Misc Value 18,290  
 Bldg Value 110,730  
 Total Value 134,420  
 Value By CAMA

RCN 89,325  
 Pct Good 0.5500  
 Obsol/Observed 0.0000  
 Building Value 49,130

DOCUMENT #	DATE	QS	SALE PRICE
405634	0120	U	
405510	0120	U	50,000
391826	0917	Q	100,000
PERMIT NO	TYPE	DATE	AMOUNT
15207	00	0620	
15207	09	0420	
6867	38	0492	
Appraiser KS K. Sondag			
Appr Date 01/05/23			
Use Code 0060 Comm. Business			
NBHD	1900.80	FLD	PLN COMM/IND
		L100	M100 B100

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
LIV	2000	1.00	2000	1.00	2000	2000	2000
OPF	108	1.00	108	1.00	108	108	
SLAB	2000	1.00	2000	1.00	2000	2000	
PTO	2314	1.00	2314	1.00	2314	2314	

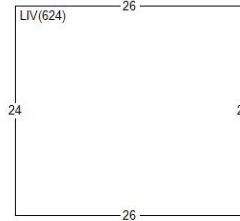
MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
3 1 OPF	Open Frame Porch	18.00	6.00	108.00	26.42	2020 A	1.00	1.00	2,820
4 1 PTO	Concrete Patio	.00	.00	2314.00	3.65	2020 A	1.00	1.00	8,360
5 1 WD	Wood Deck	24.00	12.00	288.00	19.35	2020 A	1.00	1.00	5,520
6 1 SHED	Frame Shed	15.00	10.00	150.00	26.51	1920 P	60.00	1.00	1,590

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	VALUE
1 CK County Road Cat.	MB1	1.80 R	3000.00	.00	.00 TW 1.00	5,400

VALMEYER IL 62295

Site Address: 001912 FOUNTAIN RD

BLDG # 2  
 Style/Stories 1.0 One Story  
 Quality/Design C C-Average  
 Building Use 0510 Tavern  
 Exterior Wall F Frame  
 WALL % 100 100%  
 Exterior Wall 1  
 WALL 1% 000 N/A  
 Crawl Sp. Adj  
 Slab Adjustment S Slab  
 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 0011 11 Fixtures  
 Garage  
 Integral Garage  
 Remodeling Adj 05 Complete Re  
 Actual Year Blt 2020  
 Effect Year Blt 2020  
 Cond/Desir/Util A Res CDU - A  
 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 00 N/A  
 Sq.Ft.Grđ Area 624



Land Value 5,400  
 Misc Value 18,290  
 Bldg Value 110,730  
 Total Value 134,420  
 Value By CAMA  
 RCN 62,217  
 Pct Good 0.9900  
 Obsol/Observed 0.0000  
 Building Value 61,600

DOCUMENT #	DATE	QS	SALE PRICE
	0693	Q	52,000
	1291	Q	31,500

PERMIT NO	TYPE	DATE	AMOUNT
6756	07	1291	

Appraiser KS K. Sondag  
 Appr Date 01/05/23  
 Use Code 0060 Comm. Business  
 NBHD 1900.80 L100 M100 B100

AREA	FLAT	EFF% E/AREA	ACT% A/AREA	EA/AA HEATED
LIV	624	1.00	624 1.00	624 624
SLAB	624	1.00	624 1.00	624 624