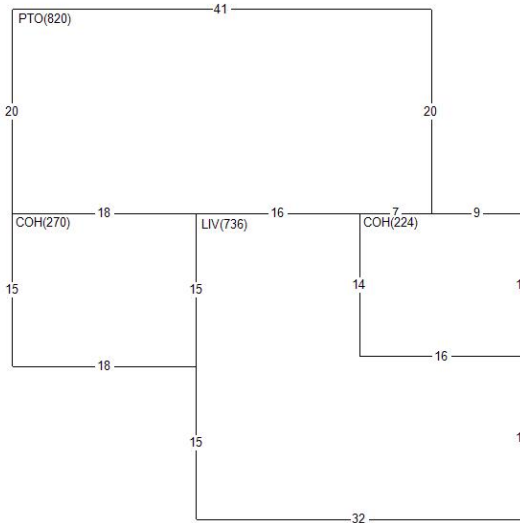


PART LOT 2 JOS MEYERS DIV

WATERLOO IL 62298  
Site Address: 001608 GARLEB RD

BLDG # 1  
 Style/Stories 1.5 1 1/2 Story  
 Quality/Design C C-Average  
 Building Use 0100 Single Fami  
 Exterior Wall F Frame 1.5  
 WALL % 100 100%  
 Exterior Wall 1  
 WALL 1% 000 N/A  
 Crawl Sp. Adj C Crawl  
 Slab Adjustment  
 Basement  
 Combination F1 Frame/1.0  
 Attic Area  
 Heat/AC Adj AC Central Air  
 Comb Ht/AC Adj AC1 Cent AC Cmb  
 Fireplace 03 C-Fireplace  
 Extra Fireplace 00 N/A  
 Res Fixtures 0007 07 Fixtures  
 Garage  
 Integral Garage  
 Remodeling Adj 04 1/2 - 3/4 U  
 Actual Year Blt 1885  
 Effect Year Blt 1885  
 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.Grd Area 1230



Land Value 7,500  
 Misc Value 11,200  
 Bldg Value 84,490  
 Total Value 103,190  
 Value By CAMA

RCN 179,772  
 Pct Good 0.4700  
 Obsol/Observed 0.0000  
 Building Value 84,490

DOCUMENT #	DATE	QS	SALE PRICE
423284	0322	U	134,000
412395	1120	U	140,000
376300	0415	U	

PERMIT NO	TYPE	DATE	AMOUNT
14826	00	0219	
14826		0119	
6719	05	1291	

Appraiser JB J. Brown  
 Appr Date 06/03/22  
 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
CRWL	1230	1.00	1230	1230
CONDR	576	1.00	576	576
PTO	820	1.00	820	820
COH	494	1.00	494	494
LIV	736	1.00	736	736

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
3 1 PTO	Concrete Patio	8.00	8.00	64.00	3.65	1999 A 14.00	1.00	200
5 1 CONDR	Concrete Drivewa	24.00	24.00	576.00	2.99	2003 F 18.00	.82	1,410
6 1 PTO	Concrete Patio	20.00	41.00	820.00	3.65	2007 A 7.00	1.00	2,780
7 1 SHED	Frame Shed	12.00	10.00	120.00	26.61	2015 A 2.00	1.00	3,130
8 1 PS4C10	Pole Shd 4 Sde C	50.00	30.00	1500.00	12.69	1991 20 85.00	1.00	2,860
9 1 PSCFL	Pole Shd Conc Fl	50.00	30.00	1500.00	3.65	1991 20 85.00	1.00	820

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	VALUE
1 CK County Road Cat.	MAL	2.50 R	3000.00	.00	.00 TW 1.00	7,500