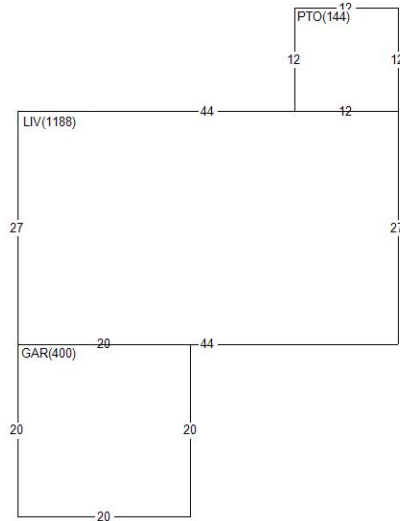


LOT 317 NEW VALMEYER PHASE 5

VALMEYER IL 62295
Site Address: 000227 WILLOW RIDGE

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
 Extra Fireplace 00 N/A
 Res Fixtures 0006 06 Fixtures
 Garage F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2003
 Effect Year Blt 2003
 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 02 Two Bedroom
 Sq.Ft.Grd Area 1188



Land Value 26,760
 Misc Value 5,150
 Bldg Value 128,100
 Total Value 160,010
 Value By CAMA

RCN 143,932
 Pct Good 0.8900
 Obsol/Observed 0.0000
 Building Value 128,100

DOCUMENT #	DATE	QS	SALE PRICE
431520	1223	Q	220,000
400651	0419	Q	137,000
378105	0715	Q	120,000

PERMIT NO	TYPE	DATE	AMOUNT
R1-03-18	01	0503	

Appraiser AS A. Schwar
 Appr Date 01/10/23
 Use Code 0040 Imp Res
 NBHD 62000.10 VLMYR 1.0 STORY
 L100 M100 B144

AREA	FLAT	EFF% E/AREA	ACT% A/AREA	EA/AA HEATED
CONDR	540	1.00	540	1.00
SHED	104	1.00	104	1.00
PTO	248	1.00	248	1.00
GAR	400	1.00	400	1.00
LIV	1188	1.00	1188	1.00

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1 CONDR	Concrete Drivewa	30.00	18.00	540.00	3.65	2003 A 11.00	1.00	1,750
2 1 PTO	Concrete Patio	12.00	12.00	144.00	3.65	2003 A 11.00	1.00	470
3 1 PTO	Concrete Patio	13.00	8.00	104.00	3.65	2006 A 8.00	1.00	350
4 1 SHED	Frame Shed	13.00	8.00	104.00	26.66	2007 A 7.00	1.00	2,580

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