

Req By: KRIS_K
ZACHARY J DHOM &
DANA K TRAHAN
116 W HUNTERS RIDGE

LOT 143 NEW VALMEYER PHASE 2

VALMEYER IL 62295

Site Address: 000116 W HUNTERS 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 RC C-Rec Room
 Combination
 Attic Area
 Heat/AC Adj AC Central Air
 Comb Ht/AC Adj
 Fireplace 00 N/A
 Extra Fireplace 00 N/A
 Res Fixtures 0013 13 Fixtures
 Garage
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 1994
 Effect Year Blt 1994
 Cond/Desir/Util A Res CDU - A
 Township Multpl 09 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 F Full Baseme
 # Of Bedrooms 02 Two Bedroom
 Sq.Ft.Grnd Area 1680



Land Value 26,760
 Misc Value 37,210
 Bldg Value 130,000
 Total Value 193,970
 Value By CAMA

RCN 158,538
 Pct Good 0.8200
 Obsol/Observed 0.0000
 Building Value 130,000

DOCUMENT #	DATE	QS	SALE PRICE
399959	0219	Q	170,500
	0994	U	5,400

PERMIT NO	TYPE	DATE	AMOUNT
R1-08-11	07	0808	
R1-94-15	01	0994	

Appraiser KS K. Sondag
 Appr Date 07/25/22
 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
GAR	768	1.00	768	1.00	768	768	
CONDR	1752	1.00	1752	1.00	1752	1752	
OFP	616	1.00	616	1.00	616	616	
EFP	216	1.00	216	1.00	216	216	
LIV	1680	1.00	1680	1.00	1680	1680	1680
BSMR	840	1.00	840	1.00	840	840	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
1 1 OFP	Open Frame Porch	8.00	60.00	480.00	21.24	1995 A	17.00	1.00	8,460
2 1 OFP	Open Frame Porch	8.00	17.00	136.00	24.67	1995 A	17.00	1.00	2,790
3 1 GARF	Garage Frame	32.00	24.00	768.00	19.22	1995 A	17.00	1.00	12,250
4 1 CONDR	Concrete Drivewa	.00	.00	1752.00	3.65	2003 A	10.00	1.00	5,760
5 1 EFP	Enclosed Fr. Por	27.00	8.00	216.00	39.15	2008 A	6.00	1.00	7,950

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