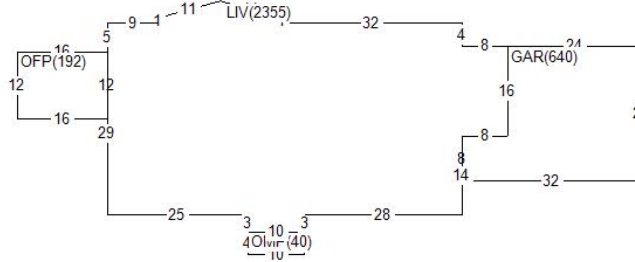


Req By: DAWN
CHRISTIAN SAUER &
MICHELLE C BAKER
2300 GOLDEN EAGLE LN

LOT 12 EAGLE CLIFF ESTATES

WATERLOO IL 62298
Site Address: 002300 GOLDEN EAGLE LN

BLDG # 1
 Style/Stories 1.0 One Story
 Quality/Design C C-Average
 Building Use 0100 Single Fami
 Exterior Wall M Masonry 1.0
 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 03 C-Fireplace
 Extra Fireplace 00 N/A
 Res Fixtures 0010 10 Fixtures
 Garage M Masonry Gar
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2002
 Effect Year Blt 2002
 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 2355



Land Value 49,740
 Misc Value 13,850
 Bldg Value 329,520
 Total Value 393,110
 Value By CAMA

RCN 374,455
 Pct Good 0.8800
 Obsol/Observed 0.0000
 Building Value 329,520

DOCUMENT # DATE QS SALE PRICE
 0497 Q 75,000

PERMIT NO TYPE DATE AMOUNT
 10243 00 1102
 10243 01 0601

Appraiser KK K. Kenned
 Appr Date 09/20/24
 Use Code 0011 Imp. Farm
 NBHD 709.12 6/7&8 1.0 00/2009
 L100 M100 B194

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
OFF	192	1.00	192	1.00	192	192	
OMP	40	1.00	40	1.00	40	40	
GAR	640	1.00	640	1.00	640	640	
LIV	2355	1.00	2355	1.00	2355	2355	2355

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1 OFP	Open Frame Porch	16.00	12.00	192.00	22.97	2002 A 12.00	1.00	3,880
2 1 OMP	Open Masonry Por	4.00	10.00	40.00	47.50	2002 A 12.00	1.00	1,670
3 1 BRVEN	Brick Veneer	.00	.00	644.00	14.65	2002 A 12.00	1.00	8,300

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	VALUE
1 CJ County Road Cat.	MA1	.83 R	59923.35	.00	.00 TW 1.00	49,740