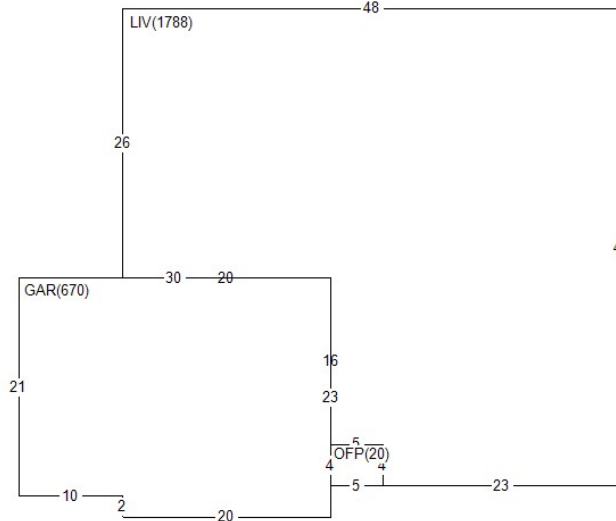


LOT 3 FOX RUN ESTATES PHASE 1

COLUMBIA IL 62236

Site Address: 002386 LAKE SHORE DR

BLDG # 1
 Style/Stories 1.0 One Story
 Quality/Design C C-Average
 Building Use 0100 Single Fami
 Exterior Wall F Frame
 WALL % 080 080%
 Exterior Wall 1 M Masonry
 WALL 1% 020 020%
 Crawl Sp. Adj
 Slab Adjustment
 Basement LC C-Living Qt
 Combination
 Attic Area
 Heat/AC Adj AC Central Air
 Comb Ht/AC Adj
 Fireplace 03 C-Fireplace
 Extra Fireplace 00 N/A
 Res Fixtures 0013 13 Fixtures
 Garage F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2018
 Effect Year Blt 2018
 Cond/Desir/Util A Res CDU - A
 Township Multpl 04 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 03 Three Bedro
 Sq.Ft.Grđ Area 1788



Land Value 60,310
 Misc Value 6,570
 Bldg Value 365,040
 Total Value 431,920
 Value By CAMA

RCN 372,485
 Pct Good 0.9800
 Obsol/Observed 0.0000
 Building Value 365,040

DOCUMENT #	DATE	QS	SALE PRICE
416291	0421	Q	365,700
399372	1218	Q	321,774
377969	0615	Q	500,000

PERMIT NO	TYPE	DATE	AMOUNT
BP-18-078	00	0119	
BP-18-078	01	0518	

Appraiser AS A. Schwar
 Appr Date 05/03/21
 Use Code 0040 Imp Res
 NBHD 411.39 FOX RUN EST 1.0
 L100 M100 B240

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
LIV	1788	1.00	1788	1.00	1788	1788	1788
GAR	670	1.00	670	1.00	670	670	
OFFP	20	1.00	20	1.00	20	20	
CONDR	1290	1.00	1290	1.00	1290	1290	
BSML	196	1.00	196	1.00	196	196	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
1 1 CONDR	Concrete Drivewa	.00	.00	1290.00	3.65	2018 A	2.00	1.00	4,620
2 1 BRVEN	Brick Veneer	.00	.00	136.00	14.65	2018 A	2.00	1.00	1,950

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT CODE/FACTOR	VALUE
1 0401 COLUMBIA LAND #1	CR5	16988.40 S	3.55	TW 1.00 .00 .00	60,310