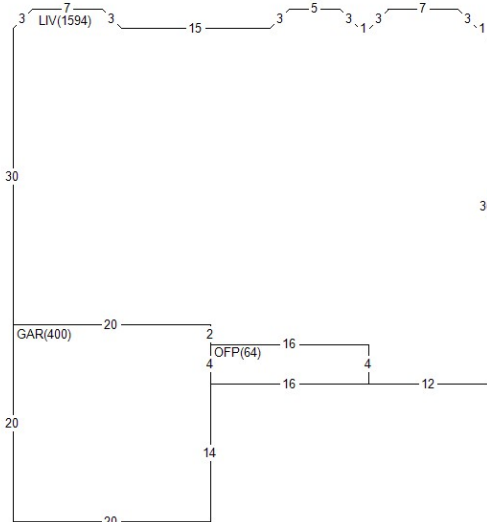


LOT 175 COLUMBIA LAKES III
PHASE 3

COLUMBIA IL 62236
Site Address: 002849 LAKE SIDE DR

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 C Crawl
 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 F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2006
 Effect Year Blt 2006
 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.Grd Area 1594



Land Value 55,000
 Misc Value 4,670
 Bldg Value 269,700
 Total Value 329,370
 Value By CAMA
 RCN 299,667
 Pct Good 0.9000
 Obsol/Observed 0.0000
 Building Value 269,700

DOCUMENT #	DATE	QS	SALE PRICE
307557	0606	U	
305092	0306	Q	205,894
297714	0605	U	240,000
PERMIT NO	TYPE	DATE	AMOUNT
5608	01	1205	

Appraiser DG D. Goff
 Appr Date 08/19/25
 Use Code 0040 Imp Res
 NBHD 401.10 COL 1.0 2000-2009
 L100 M100 B228

AREA	FLAT	EFF%	E/AREA	ACT%	A/AREA	EA/AA	HEATED
OFPP	64	1.00	64	1.00	64	64	
GAR	400	1.00	400	1.00	400	400	
LIV	1594	1.00	1594	1.00	1594	1594	1594
CONDR	860	1.00	860	1.00	860	860	
CRWL	50	1.00	50	1.00	50	50	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1 OFPP	Open Frame Porch	4.00	16.00	64.00	31.88	2006 A 10.00	1.00	1,840
2 1 CONDR	Concrete Drivewa	43.00	20.00	860.00	3.65	2006 A 10.00	1.00	2,830

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT CODE/FACTOR	VALUE
1 0401 COLUMBIA LAND #1	CR5	10890.00 S	5.05	TW 1.00 .00 .00 .00	55,000