

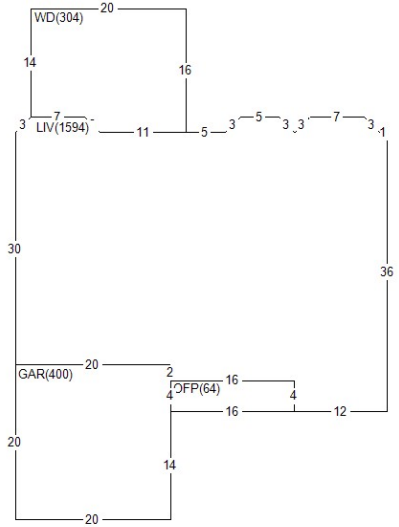
Req By: DAWN
NATALIE KOHLMEIER &
BRIAN BENDEL
2829 LAKE SIDE DRIVE

LOT 180 COLUMBIA LAKES III
PHASE 3

COLUMBIA IL 62236

Site Address: 002829 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 24 C-2 Fr.Ones
 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.Grđ Area 1594



Land Value 56,850
 Misc Value 11,440
 Bldg Value 277,210
 Total Value 345,500
 Value By CAMA

RCN 308,012
 Pct Good 0.9000
 Obsol/Observed 0.0000
 Building Value 277,210

DOCUMENT #	DATE	QS	SALE PRICE
433829	0724	U	
424971	0622	Q	340,000
354932	0312	U	
PERMIT NO	TYPE	DATE	AMOUNT
5777	04	0906	
5607	01	1205	

Appraiser AS A. Schwar
 Appr Date 08/14/24
 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
CONDR	774	1.00	774	1.00	774
CRWL	50	1.00	50	1.00	50
PTO	208	1.00	208	1.00	208
OPF	64	1.00	64	1.00	64
GAR	400	1.00	400	1.00	400
WD	304	1.00	304	1.00	304
LIV	1594	1.00	1594	1.00	1594

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
1	1 OPF	4.00	16.00	64.00	31.88	2006 A	10.00	1.00	1,840
2	1 CONDR	43.00	18.00	774.00	3.65	2006 A	10.00	1.00	2,540
3	1 BRVEN	.00	.00	96.00	14.65	2006 A	10.00	1.00	1,270
4	1 WD	.00	.00	304.00	19.35	2005 A	11.00	1.00	5,240
5	1 PTO	13.00	16.00	208.00	2.99	2005 A	11.00	.82	550

LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	VALUE
1 0401 COLUMBIA LAND #1	CR5	13068.00 S	4.35	TW 1.00	.00 .00 .00	56,850