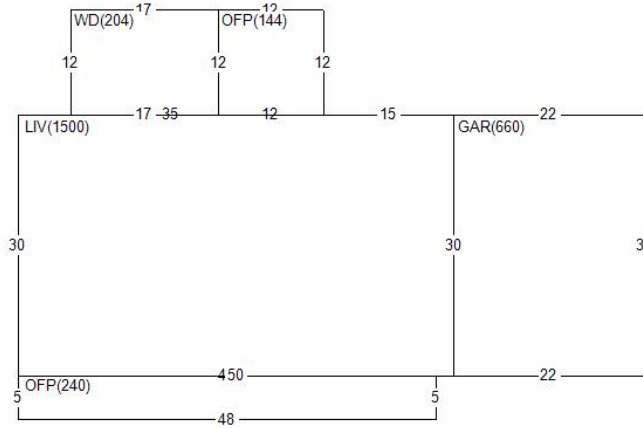


LOT 329 NEW VALMEYER PHASE 5

VALMEYER IL 62295
Site Address: 000300 FALCON POINTE

BLDG # 1
 Style/Stories 1.0 One Story
 Quality/Design C C-Average
 Building Use 0100 Single Fami
 Exterior Wall F Frame
 WALL % 060 060%
 Exterior Wall 1 M Masonry
 WALL 1% 040 040%
 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 F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2003
 Effect Year Blt 2003
 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 1500



Land Value 26,760
 Misc Value 21,580
 Bldg Value 143,580
 Total Value 191,920
 Value By CAMA

RCN 159,534
 Pct Good 0.9000
 Obsol/Observed 0.0000
 Building Value 143,580

DOCUMENT #	DATE	QS	SALE PRICE
407126	0420	Q	205,000
340807	0610	U	153,000
338471	0210	U	209,000
PERMIT NO	TYPE	DATE	AMOUNT
R1-20-09	04	0620	
R1-03-46	01	0903	

Appraiser KS K. Sondag
 Appr Date 07/07/22
 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
OFFP	384	1.00	384	1.00	384	384	
GAR	660	1.00	660	1.00	660	660	
LIV	1500	1.00	1500	1.00	1500	1500	1500
CONDR	1170	1.00	1170	1.00	1170	1170	
PTO	169	1.00	169	1.00	169	169	
WD	204	1.00	204	1.00	204	204	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1 BRVEN	Brick Veneer	.00	.00	196.00	14.65	2003 A 10.00	1.00	2,580
2 1 OFFP	Open Frame Porch	5.00	48.00	240.00	23.59	2003 A 10.00	1.00	5,100
3 1 OFFP	Open Frame Porch	12.00	12.00	144.00	24.29	2003 A 10.00	1.00	3,150
4 1 PTO	Concrete Patio	13.00	13.00	169.00	3.65	2003 A 10.00	1.00	560
5 1 CONDR	Concrete Drivewa	.00	.00	1170.00	3.65	2003 A 10.00	1.00	3,840
6 1 PTO	Concrete Patio	42.00	16.00	672.00	3.65	2015 A 2.00	1.00	2,400
LAND LUSE DESC	ZONING	UNITS	TP	PRICE	ADJUSTMENT	CODE/FACTOR	ADJUSTMENT	VALUE
1 6200 VALMEYER	VR1	1.00	ST	26760.00	TW	1.00	.00 .00 .00	26,760

MISC BLDG CODE	DESC	Site Address:	VALMEYER	IL 62295	FALCON POINTE	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
7 1 WD	Wood Deck	000300	LENGTH	WIDTH	204.00	19.35	2021 A	0.00	1.00	3,950
			17.00	12.00						