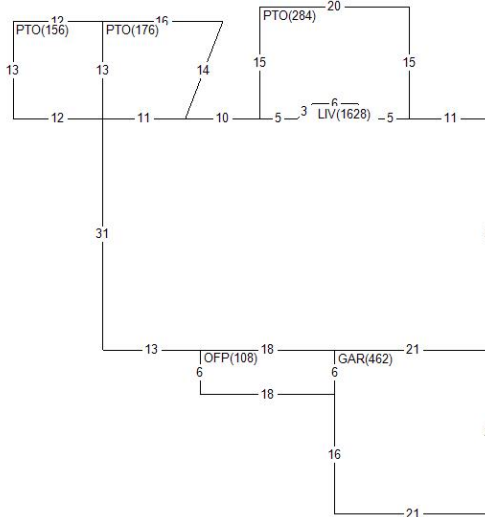


LOT 305 NEW VALMEYER PHASE 5

VALMEYER IL 62295

Site Address: 000120 N CEDAR BLUFF 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 C Crawl
 Slab Adjustment
 Basement
 Combination
 Attic Area
 Heat/AC Adj AC Central Air
 Comb Ht/AC Adj
 Fireplace 31 DirectVent
 Extra Fireplace 00 N/A
 Res Fixtures 0008 08 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 1628



Land Value 26,760
 Misc Value 11,150
 Bldg Value 139,640
 Total Value 177,550
 Value By CAMA

RCN 155,158
 Pct Good 0.9000
 Obsol/Observed 0.0000
 Building Value 139,640

DOCUMENT #	DATE	QS	SALE PRICE
337244	1209	04	
280469	0903	Q	159,388

PERMIT NO	TYPE	DATE	AMOUNT
R1-12-07	02	0712	
R1-03-17	01	0503	

Appraiser JB J. Brown
 Appr Date 07/08/22
 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	108	1.00	108	1.00	108	108	
GAR	462	1.00	462	1.00	462	462	
PTO	616	1.00	616	1.00	616	616	
LIV	1628	1.00	1628	1.00	1628	1628	1628
CRWL	16	1.00	16	1.00	16	16	
CONDR	558	1.00	558	1.00	558	558	

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE
1 1 PTO	Concrete Patio	.00	.00	176.00	3.65	2003 A	10.00	1.00	580
2 1 OFFP	Open Frame Porch	6.00	18.00	108.00	26.42	2003 A	10.00	1.00	2,570
3 1 CONDR	Concrete Drivewa	31.00	18.00	558.00	3.65	2003 A	10.00	1.00	1,830
4 1 BRVEN	Brick Veneer	.00	.00	122.00	14.65	2003 A	10.00	1.00	1,610
5 1 PTO	Concrete Patio	13.00	12.00	156.00	3.65	2004 A	9.00	1.00	520
6 1 PTO	Concrete Patio	.00	.00	284.00	3.65	2004 A	9.00	1.00	940
LAND LUSE DESC	ZONING	UNITS	TP	PRICE	ADJUSTMENT	CODE/FACTOR			VALUE
1 6200 VALMEYER	VR1	1.00	ST	26760.00	TW	1.00	.00	.00	26,760

MISC BLDG CODE	DESC	Site Address:	VALMEYER	IL 62295									
		LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT	PCT	ADJUSTMENT	VALUE				
7 1 SHED	Frame Shed	000120 N CEDAR BLUFF DR	12.00	10.00	120.00	26.61	2012 A	3.00	1.00	3,100			