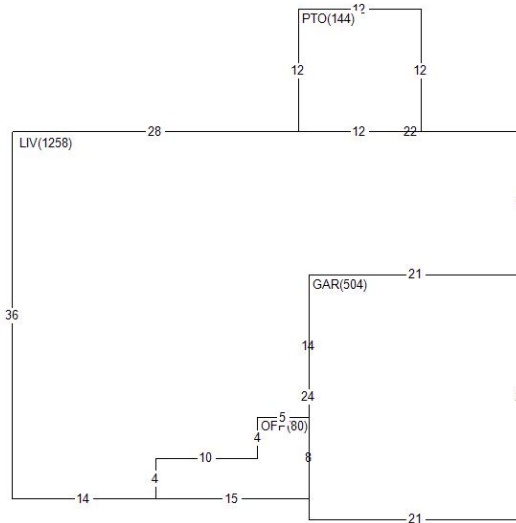


LOT 126 NEW VALMEYER PHASE 2

VALMEYER IL 62295  
Site Address: 000305 NELLIES RIDGE

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  
 Slab Adjustment  
 Basement RC C-Rec Room  
 Combination  
 Attic Area  
 Heat/AC Adj AC Central Air  
 Comb Ht/AC Adj  
 Fireplace 00 N/A  
 Extra Fireplace 00 N/A  
 Res Fixtures 0010 10 Fixtures  
 Garage F Frame Garag  
 Integral Garage  
 Remodeling Adj 01 No Remodeli  
 Actual Year Blt 2007  
 Effect Year Blt 2007  
 Cond/Desir/Util A Res CDU - A  
 Township Multpl 09 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.Grd Area 1258



Land Value 26,760  
 Misc Value 11,050  
 Bldg Value 128,070  
 Total Value 165,880  
 Value By CAMA

RCN 137,711  
 Pct Good 0.9300  
 Obsol/Observed 0.0000  
 Building Value 128,070

DOCUMENT #	DATE	QS	SALE PRICE
395781	0518	Q	155,000
314164	0407	Q	150,000
309266	0906	Q	27,000

PERMIT NO	TYPE	DATE	AMOUNT
R1-06-29	01	0906	
07-24	08	0807	

Appraiser KS K. Sondag  
 Appr Date 07/21/22  
 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
CONDR	561	1.00	561	1.00	561
OFP	80	1.00	80	1.00	80
LIV	1258	1.00	1258	1.00	1258
GAR	504	1.00	504	1.00	504
PTO	144	1.00	144	1.00	144
BSMR	670	1.00	670	1.00	670

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1	1 OFP	Open Frame Porch	.00	.00	80.00	29.38 2007 A 7.00	1.00	2,190
2	1 PTO	Concrete Patio	12.00	12.00	144.00	3.65 2007 A 7.00	1.00	490
3	1 CONDR	Concrete Drivewa	33.00	17.00	561.00	3.65 2007 A 7.00	1.00	1,910
4	1 BRVEN	Brick Veneer	.00	.00	6.00	14.65 2007 A 7.00	1.00	80
5	1 BRVEN	Brick Veneer	.00	.00	288.00	14.65 2007 A 7.00	1.00	3,920
6	1 SHED	Frame Shed	12.00	8.00	96.00	26.69 2011 A 4.00	1.00	2,460

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 .00	26,760