

NOTICE TO FRANKLIN TOWNSHIP TAXPAYERS: ASSESSED VALUES FOR 2017

Valuation date (35 ILCS 200/9-95): January 1, 2017
Required level of assessment (35 ILCS 200/9-145): 33.333
Valuation based on sales from (35 ILCS 200/1-155): 2014-2016

Publication is hereby made for equalized assessed valuations for real property in this township in accordance with 35 ILCS 200/12-10 as completed by the assessor, and/or made, revised or corrected and equalized by the Supervisor of Assessments of DeKalb County for 2017. As required by 35 ILCS 200/9-210 and 35 ILCS 200/10-115, the following equalization factors have been applied to bring the assessments to the statutorily required three-year median level of 33.33%:

Farm Land and Farm Improvements:	1.0000
Farm Homesite and Dwelling:	1.0230
Residential:	1.0230
Commercial:	1.0230
Industrial	1.0230

Questions about these valuations should be directed to:

Pauline Rogers
221 E. Railroad St.
P.O. Box 153
Genoa, IL 60135
(815) 784-3400

Office hours are: BY APPT

Property in this Township, other than farmland and coal, is to be assessed at a 33.33% median level of assessment, based on the fair cash value of the property. You may check the accuracy of your assessment by dividing your assessment by the median level of assessment. The resulting value should equal the estimated fair cash value of your property. If the resulting value is greater than the estimated fair cash value of your property, you may be over-assessed. If the resulting value is less than the fair cash value of your property, you may be under-assessed. You may appeal your assessment to the Board of Review.

Pursuant to 35 ILCS 200/10-115, the farmland assessments for the 2017 assessment year will increase by 10% of the preceding years' median cropped soil productivity index as certified by the Illinois Department of Revenue with data provided by the Farmland Assessment Technical Advisory Board resulting in a \$24.05 per acre increase for each soil productivity index.

If you believe your property's fair cash value is incorrect or that the equalized assessed valuation is not uniform with other comparable properties in the same neighborhood, the following steps should be taken:

1. Contact your township assessor's office to review the assessment.
2. If not satisfied with the assessor review, taxpayers may file a complaint with the DeKalb County Board of Review. For the Complaint Appeal Packet and the Rules & Procedures of the DeKalb County Board of Review, call (815)895-7120 or visit <http://www.dekalbcounty.org/BoardofReview>
3. The final filing deadline for your township is 30 days from this publication date unless the deadline falls on a weekend or holiday, then it is the next work day. After this date, the Board of Review is prohibited by law from accepting assessment complaints for properties in this township. For more information on complaint deadlines, call (815)895-7120 or see Publications and Deadlines at: <http://www.dekalbcounty.org/BoardofReview>

Your property may be eligible for homestead exemptions, which can reduce your property's taxable assessment. For more information on homestead exemptions, call (815) 895-7120. Your property tax bill will be calculated as follows:

$$\text{Final Equalized Assessed Value} - \text{Exemptions} = \text{Taxable Assessment};$$
$$\text{Taxable Assessment} \times \text{Current Tax Rate} = \text{Total Tax Bill}.$$

All equalized assessed valuations are subject to further equalization and revision by the DeKalb County Board of Review as well as equalization by the Illinois Department of Revenue.

Robin L. Brunshon, CIAO-I, Chief County Assessment Officer, DeKalb County, Illinois

01-03-200-010	BANKS FAMILY PROPERTIES LLLP	100,777
01-05-300-013	BARBARA & DAVID COX FAMILY RE	54,591
01-06-400-005	BENTLEY, ERIC & BENTLEY, KR	80,720
01-08-300-006	LEE FAMILY REV TRUST 2012	70,474
01-08-300-009	Craglow, Renee	51,322
01-08-300-014	NEEDHAM, CARL J & KAREN E	92,117
01-12-100-017	BRADFORD, GEORGE S DEC TRUS	69,081
01-13-400-002	MYELLE, VERNON J & MARY L	66,056
01-15-400-008	AVES, ALLAN D TRUST 101	133,628
01-17-100-007	KINGSBURY, RICHELLE H & THO	86,327
01-17-100-010	ANGEL, ALICE M REV DEC TRUST	59,322
01-18-300-001	RICHARDSON, KAY M	89,246
01-19-100-014	DESHMUKH, SHANKAR S & ZAIDI,	4,254
01-19-100-015	DESHMUKH, SHANKAR S & ZAIDI,	3,417
01-19-100-016	DESHMUKH, SHANKAR S & ZAIDI,	3,417
01-19-100-017	DESHMUKH, SHANKAR S & ZAIDI,	3,417
01-19-326-005	RADOSTITS, JOHN F & SOCORRO	93,279
01-19-326-006	SOMORA, JUDITH E	30,344
01-19-326-011	FRANKLIN TOWNSHIP	110
01-19-326-017	WIEGMAN, BRENDA K	87,400
01-19-328-008	MEYER, SUSAN L TRUST	63,332
01-19-331-010	HABITAT FOR HUMANITY OF DEKAL	39,734
01-19-335-007	KOZLOWSKI, ERVING A & JERRI	12,640
01-24-200-004	MYELLE, VERNON J & MARY L	3,992
01-25-151-001	EVENSON, BRADLEY A & BARBAR	35,252
01-25-153-001	TUTT, R D & SON INC & HE	54,865
01-26-178-019	PATTERSON, CHRISTOPHER & NIC	64,966
01-26-179-013	ASH, TRACY L	41,736
01-26-209-027	FITZGERALD, DEBORAH & JERRY	25,883
01-26-210-007	GORDON, JOHN	24,377
01-26-259-001	SPARROW, GUY & JOYCE M	51,182
01-26-401-004	WITTWER, WILLIAM H	39,215
01-26-401-005	FITZGERALD, DEBORAH & JERRY	18,962
01-26-401-012	WIEGARTZ, RICHARD D & WIEG	6,959
01-26-426-023	KLEIN, STEVEN L & LISA F	53,576
01-26-427-011	FIRKINS, DAVID P & MAUREEN	37,851
01-26-427-012	FIRKINS, DAVID P & MAUREEN	37,851
01-26-475-002	CRIDLAND, JENNIFER L & MARK	48,478
01-27-126-003	SIMMONS, DEWAYNE E & JESSICA	3,411
01-27-129-009	HEINRICH, KATHLEEN A TRUST	89,917
01-27-300-009	MAROTZKE, KENNETH D	52,016
01-31-400-006	TAYLOR, PAUL	82,303
01-36-300-006	MONTGOMERY, PHILLIP J	56,880