

OFFICIAL PUBLICATION OF REAL ESTATE ASSESSMENTS FOR 2020

NOTICE TO SHABBONA TOWNSHIP TAXPAYERS: ASSESSED VALUES FOR 2020

Valuation date (35 ILCS 200/9-95):	January 1, 2020
Required level of assessment (35 ILCS 200/9-145):	33.33%
Valuation based on sales from (35 ILCS 200/1-155):	2017-2019
Publication Date:	October 1, 2020

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 2020. 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%:

Other Land and Improvements:	1.0390
Farm Homesite and Dwelling:	1.0390
Residential:	1.0390
Commercial:	1.0390
Industrial	1.0390

Questions about these valuations should be directed to:

Cornel Recknor

(815) 627-8231

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 2020 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 \$32.01 per acre increase for each soil productivity index. Farmland, Farm Buildings, and Wind Farms have an equalization factor of 1.000

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 <https://dekalbcounty.org/departments/assessment-office/board-of-review/>
- 3.
4. 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: <https://dekalbcounty.org/departments/assessment-office/board-of-review/>

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:

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

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.

Bridget Nodurft, CIAO-I, *interim* Chief County Assessment Officer, DeKalb County, Illinois

13-01-100-003 ABP FARMS TRUST	274,293
13-01-300-001 ABP FARMS TRUST	137,147
13-01-300-002 ABP FARMS TRUST	137,147
13-01-400-005 ABP FARMS TRUST	274,293
13-04-300-006 SKABO, ROBERT E & JO ANN G	137,147
13-04-400-005 SKABO, ROBERT E & JO ANN G	137,147
13-06-328-004 MULLINS GRAIN CO	24,395
13-06-329-005 MULLINS GRAIN CO	10,066
13-06-330-005 OLSEN, LAURA A	32,750
13-06-333-005 MULLINS GRAIN CO	125,584
13-06-338-006 MULLINS GRAIN CO	36,396
13-15-254-007 JACOBSON, DAVID A TRUST	62,782
13-15-254-009 MALOHN, THOMAS E & PATRICIA	61,746
13-15-254-014 EGE, TREVOR COLTON	33,449
13-15-254-017 FELTS, DEBRA L	38,026
13-15-276-010 ANDERSON TRUST 101	63,810
13-15-279-006 BEND, DAVID L & CAROL A	49,437
13-15-302-010 WEIGEL, WILLIAM J JR & SHEILA	58,687
13-15-402-002 WILSON, LAURIE J	36,365
13-15-402-003 HART, KYLE A & KELSY A	36,143
13-15-403-016 FOSTER, PATRICIA A & CHARLE	11,716
13-15-404-001 WISTED, CHARLES E & ARLENE	36,174
13-15-435-007 KLOPFENSTEIN, TOMMY L & BETT	49,114
13-15-435-008 CHIAVARIO, JOAN E LIVING TR	51,148
13-16-300-009 FLEWELLIN, JANE C TRUST	137,147
13-16-300-015 MULLINS LLC	411,440
13-17-100-003 BANKILLINOIS TR CO TEND FARMS	274,293
13-17-400-008 FLEWELLIN, JANE C TRUST	137,147
13-18-300-002 WINTERTON, PENNY J TRUST	176,673
13-19-100-004 FLEMING, DENNIS H TRUST 101	137,147
13-19-300-004 WINTERTON, DEAN A TRUST	137,147
13-19-400-007 FLEMING, MARLENE S TRUST 10	137,147
13-20-400-003 FARMS FOR LIFE FOUNDATION	411,440
13-21-300-009 OEHLERKING GRANDCHILDRENS GIF	137,147
13-21-400-004 LACKMAN, DAVID A & PEGGY A	37,539
13-21-400-005 ROOD, JOHN & ROOD, SUE A	38,215
13-22-100-016 MCROBERTS, DANIAL S & ERIN L	71,615
13-23-101-004 IOCC 603 LLC	176,609
13-23-151-001 IOCC 603 LLC	98,186
13-25-300-014 JACOBSON, SUE ELLEN LIVING	127,888
13-29-400-008 MULLINS, ROBERT W DOT	411,440
13-30-200-013 LORKEN FARMS LLC	274,293
13-30-400-010 MO YORKSHIRE, LLC	411,440