

OFFICIAL PUBLICATION OF REAL ESTATE ASSESSMENTS FOR 2021

NOTICE TO CLINTON TOWNSHIP TAXPAYERS: ASSESSED VALUES FOR 2021

Valuation date (35 ILCS 200/9-95):	January 1, 2021
Required level of assessment (35 ILCS 200/9-145):	33.33%
Valuation based on sales from (35 ILCS 200/1-155):	2018 - 2020
Publication Date:	October 7, 2021

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 2021. 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:	1.0432
Farm Homesite and Dwelling:	1.0432
Residential:	1.0432
Commercial:	1.0432
Industrial	1.0432

Questions about these valuations should be directed to:

Dean Lundeen
PO Box 231
Waterman, IL 60556
(815) 501-6873 deanlundeen@gmail.com
Office hours are: By Appt Only

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 2021 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 \$35.21 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, please call (815) 895-7120 or visit <https://dekalbcounty.org/departments/assessment-office/board-of-review/>
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, please 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, please 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, Chief County Assessment Officer; DeKalb County, Illinois

14-04-100-006	BARSHINGER, LARRY J & PHYLL	130,020
14-04-200-012	BARSHINGER, JACK K & SUSAN	130,019
14-05-200-008	BARSHINGER, LARRY J & PHYLL	130,019
14-05-400-012	ANDERSON, MARK S TRUST & FON	260,037
14-08-300-003	CHANEY, JUSTIN V & MARLO M	71,794
14-08-400-004	DEMPSEY, ANDREW J & BRITTANY	35,970
14-08-400-005	HERRMANN, KEVIN D & LINDA M	8,862
14-08-400-006	HERRMANN, KEITH E	45,053
14-09-200-012	HUNT, SCOTT E TRUST 101	131,018
14-09-477-005	RIFFELL, TYSON S & MARISA U	63,623
14-12-300-002	CRAIG, BRADLEY & EDMEIER, B	68,325
14-12-300-004	BEND, JEFFERY A	67,618
14-14-400-006	TJF INVESTMENT PROPERTIES LLC	87,477
14-15-154-021	EHRHART, ANDREW M & LINDA M	30,358
14-15-306-003	OSWALD, TIMOTHY M & CARLINA	48,652
14-15-308-004	ROGERS, PEGGY & FITZPATRICK	4,853
14-15-351-003	FITZPATRICK, WILLIAM & ROGE	63,892
14-15-400-019	THE DELONG CO INC	1,006,187
14-16-228-025	DOBSON, WILLARD D & SUSAN K	81,317
14-16-231-019	EHRHART, ANDREW M LIVING TR	21,081
14-16-276-001	KELLOGG, KEITH	36,439
14-16-281-005	GLETTY, GRAHAM J	33,035
14-16-282-015	HOULAHAN, THOMAS J & SACCO,	27,525
14-16-282-016	HOULAHAN, THOMAS J & SACCO	34,504
14-16-282-024	KOROSCIK, JOSHUA & RACHEL	8,346
14-16-433-003	WATERMAN & WESTERN RAILROAD,	1
14-16-434-004	INDIAN CREEK COMM UNIT SCHOOL	31,352
14-16-451-007	FRIEDERS, TIMOTHY R & DEBRA	52,164
14-16-451-008	CONSERV FS INC	1,023
14-17-100-006	VLOSAK, JULIE A & ANDREW W	37,186
14-17-200-002	HERRMANN, KEVIN D & LINDA M	52,712
14-17-200-003	HERRMANN, EMILY M	38,079
14-29-300-007	BYINGTON, BEAU M & LYNN	164,303
14-32-300-005	WATNE LTD PARTNERSHIP	27,442