

OFFICIAL PUBLICATION OF REAL ESTATE ASSESSMENTS FOR 2021

NOTICE TO SANDWICH 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:	1.0121
Farm Homesite and Dwelling:	1.0121
Residential:	1.0121
Commercial:	1.0121
Industrial	1.0121

Questions about these valuations should be directed to:

Sheila Johnson
201 W Center St
Sandwich, IL 60548
(815) 786-2828 sh8jh@aol.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

19-10-201-018	WHITE, TIMOTHY & ALLISON	140,437
19-14-100-029	HOLLEMBEAK, TRACI M TRUST	143,896
19-23-400-004	WERHLI, JASON R TRUST	143,679
19-25-103-009	PFAFF, THOMAS E & ANN M	98,573
19-25-104-020	SCHWAB, KATRINA J & RALPH L	63,853
19-25-201-025	NYSTROM, GREGORY S & DEBORA	69,142
19-25-217-016	WEBER, NICHOLAS J & SUE C	80,531
19-25-217-021	REHAB PROPERTIES LLC	76,484
19-25-223-005	STUMPENHORST, JOEL & DENISE	13,437
19-25-227-002	REIMER, DANIEL J & RENEE E	89,475
19-25-232-016	TROYER, JONATHAN W & PATRICI	82,273
19-25-233-002	KLOSSING, MARK D & MARY C	82,701
19-25-251-003	KEMPER, KEVIN C	75,206
19-25-254-006	SHAW, TERESA TRUST	66,636
19-25-277-050	VIDMAR, STEPHANIE C	49,938
19-25-277-051	HELGESON, CHAD & EMILY	48,577
19-25-302-035	PRO SOURCE PROPERTIES LLC	51,513
19-25-304-043	MILLER, DENNIS J & JILL C	85,291
19-25-330-008	SCHROEDER, LEROY & NANCY	45,168
19-25-331-004	HALL, MELANIE	70,460
19-25-332-005	ANDERSEN, TYLER J	25,834
19-25-332-006	SPARKS, CHARLES & MARGARET	62,739
19-25-352-004	SEXTON, PETER J	40,609
19-25-355-011	CONDON, PATRICIA S & CHRISTO	64,371
19-25-376-002	HEGGEN, JEREMY T & MELITTA M	60,454
19-25-377-003	WALLINGTON, PHYLLIS W REVOCA	86,028
19-25-476-014	GORD, JAMES F	402,418
19-26-100-017	SANDWICH FAIR ASSOC INC	21,971
19-26-100-018	WILKENING, LAVERNE W & MARY	3,860
19-26-127-008	RERUCHA, CHRISTOPHER	81,222
19-26-280-012	ORTEGA, MIGUEL A	39,244
19-26-403-004	AICHELE, DOUGLAS A & DAWN A	50,574
19-26-405-005	MATEAS, WILLIAM J	45,957
19-26-408-015	VALLEY RIDGE DEVELOPMENT LLC	64,077
19-26-408-016	PINTER, MARK & TANDY	64,077
19-26-431-015	OSLAND, DONALD N & OSLAND	19,534
19-26-432-005	WALLIS, RACHEL L & RYAN G	42,481
19-26-433-002	KIMONT, CARLY	51,369
19-26-433-010	AEPPLI, COLLEEN A & WILLIAM	45,139
19-26-433-018	HARTMAN, NANCY L	63,538
19-26-458-005	SHAFER, BRIDGET M & JAY A	57,321
19-26-478-017	CRETE, JOSHUA	47,350
19-26-479-005	PIKE, GREGORY C & PHYLLIS E	54,728
19-26-482-012	ARREOLA, J G & ARTURO	47,876
19-26-482-019	KOLBE, JEFFREY A & KATHLEEN	54,147
19-26-483-003	SCHOFIELD, TIM	40,510
19-26-483-017	SAWIN, BRET A & JENNIFER L	54,873
19-26-484-014	BLUE DOLPHIN PROPERTIES LLC	57,661
19-27-401-015	EDGEBROOK DEVELOPMENT CORP	1,366
19-27-402-006	EDGEBROOK DEVELOPMENT CORP	117,102
19-27-427-015	RESSLER, JOHN A & ROBERTA A	14,725
19-27-476-007	EDGEBROOK DEVELOPMENT CORP	35,874
19-35-151-006	ERICKSON, JUSTIN J & DEVAN	73,713
19-35-230-009	GLOBAL PROPERTY CONSULTING LL	20,862
19-35-233-003	ANDERSEN, TYLER J	54,850
19-35-300-028	SANDWICH PARK DISTRICT	153
19-35-428-013	HENDRON, RAYMOND J & JUDITH	66,495
19-35-428-019	DANNEWITZ, HAROLD & GINGE	79,754
19-36-106-010	CLOVER MANAGEMENT GROUP LLC	284,070

19-36-108-015	SABCO PROPERTIES LLC	166,894
19-36-111-003	RUSHANI, AJET & BEDRIJE	50,756
19-36-126-005	RESENDIZ, DOMINGO & ROSA ELI	45,866
19-36-131-004	ADR 34 LLC	37,223
19-36-133-044	DEVIVO, KENNETH	53,803
19-36-134-018	FRASER, JOSEPH	49,761
19-36-303-021	LUTZ, MATTHEW M & STILLMUNKE	60,270
19-36-351-004	GERALI, GENE & JANIS	91,724