

“NOTICE TO TAXPAYERS”
REAL ESTATE ASSESSMENT CHANGES FOR 2024
EFFINGHAM COUNTY
ST FRANCIS AND TEUTOPOLIS TOWNSHIPS

Valuation Date (35 ILCS 200/9-95): January 1, 2024
Required Level of Assessment (35 ILCS 200/9-145): 33.33%
Valuation Based on Sales from (35 ILCS 200/1-155): 2021, 2022, 2023
Median Level of Stated Townships: 30.15%

Publication is hereby made for equalized assessed valuations for real property in this County in accordance with 35 ILCS 200/12-10. 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%:

Residential	1.1050
Commercial	1.1050
Industrial	1.0000
Other Land and Improvements	1.1050
Farm Home Sites and Dwellings	1.1050
Farm Improvements	1.0000

Pursuant to 35 ILCS 200/10-115, the Farm Land assessments for the 2024 assessment year will increase by 10% of the preceding year’s 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 \$46.87 per acre increase for each soil productivity index.

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

Property in the County, other than farmland and oil, 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 the following procedure: Divide your assessment by the median level of assessment. The resulting value should equal the estimated fair cash value of your property. If said value is greater than the estimate fair cash value of your property, you may be over assessed. If said 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.

Taxpayers who consider their property incorrectly assessed may apply to the **Effingham County Board of Review within 30 days from the date of this publication to file a complaint**, in accordance with Section 16 of the Property Tax Code (35ILCS 200/16-55). You may call at 217-342-6711 or in person at Effingham County Building, 101 N Fourth St, Suite 400, Effingham, IL 62401.

An assessment notice is not a tax bill. The assessment allocates the property tax burden based on the value of your real property and the aggregate value of all property in the tax district. In general, higher valued properties pay more taxes than lower valued properties.

Your Property Tax Bill is calculated as follows:

Final Equalized Assessment–Exemptions = Taxable Assessment;
Taxable Assessment X Current Tax Rate = Total Tax Bill

Your property may be eligible for Homestead Exemptions as provided in Section 15-165 through Section 15-175 and Section 15-180, which can reduce your principal residence property's taxable assessment.

Visit our website at www.effinghamcountyil.gov
Office Hours Monday thru Friday 8:00am to 4:00pm

Effingham County Supervisor of Assessments
101 N Fourth St, Suite 400
Effingham, IL 62401
217-342-6711

Pamela Braun, Supervisor of Assessments

A complete list of assessments for this County for the current assessment year, except for those assessments that were changed solely by equalization as noted above, is as follows with Parcel Number, Owners Name and Assessment:

ST FRANCIS TOWNSHIP

10-15-002-019	Vahling, Dennis	23,890
10-15-002-020	Vahling, Joseph H & Eilee	12,840
10-15-004-017	Haskenherm, Jordan L & Ka	8,600
10-15-006-010	Buening, Jason D	53,650
10-15-006-032	Bergfeld, Ted & Lora	50,180
10-15-006-035	Roepke, Brandon J & Shelb	56,850
10-15-006-040	Hotze Farm Trust & Hotze	11,550
10-15-006-041	Hotze, Jacob & Sarah	44,630
10-15-007-010	Apke Farms LLC	17,000
10-15-007-027	Wente, Brock A & Webber,	140,410
10-15-009-031	Deters, Carleen M & Deter	19,940
10-15-009-032	Kay Breer Declaration of T	51,840
10-15-011-026	Koelsch, Roger A	65,300
10-15-011-031	Howard R Will & Pamela A W	17,770
10-15-011-032	HWC Properties LLC	40
10-15-013-024	Charles A Huber Irrevocabl	21,860
10-15-013-025	Huber, Alice M & Charles	39,030
10-15-014-017	Myron V Haack Trust & Le	10,240
10-15-015-020	Niemeyer, Allen B	63,730
10-15-015-025	Thoele, Debora & Rod	39,820
10-15-017-054	Dasenbrock, Jeff M & Lori	140,540
10-15-017-067	Tebbe, Jennifer A	43,500
10-15-017-068	Ozenkoski, Brooke	3,490
10-15-017-069	Tebbe, Larry R & Mardell	38,400
10-15-020-039	Pruemer, Kyle & Jessica	72,040
10-15-021-034	Hoene, Derrek A & Brooke	165,050
10-15-021-037	Hartke Swine Center Inc	78,900
10-15-021-047	Michels, Curt J & Sandra	3,970
10-15-021-048	Michels, Curt J & Sandra	3,490
10-15-021-051	Michels, Sandra J & Curt	4,140
10-15-030-014	Drees, Daren R & Craig,	35,200
10-15-031-039	Allen J Pruemer Trust & A	156,980
10-15-031-040	Probst, Carl A & Angela L	8,600
10-15-031-041	Lohman, Amy R & Ronald J	6,300
10-15-032-003	Deters, Carla J & Gary J	69,150
10-15-032-052	Niemerg, Donna M & Pat J	134,150
10-15-033-066	Runde, Jared	85,310
10-15-033-069	Runde, Cody J	59,970
10-15-034-032	Fielitz, Carissa M	7,060
10-15-036-034	Mette, Chad T & Lindsey K	16,460
10-15-181-008	Zerrusen Family LLC	8,630

10-15-181-009	Quatman Properties, LLC-Se	119,330
10-19-001-017	Accent Design Concepts, LL	9,710
10-19-001-025	Helminck, Michael A	52,120
10-19-003-005	Addis Trucking, Inc	3,060
10-19-003-014	Siemer Milling Company	313,510

TEUTOPOLIS TOWNSHIP

12-12-001-001	Worman, Marilyn A & Worm	44,690
12-12-001-027	Wente, Richard P	8,600
12-12-001-029	Walk, Denise M	103,280
12-12-001-030	Walk, Denise M	3,300
12-12-011-041	Hall, Alexander L	69,480
12-12-011-061	Ruholl, Carl E & Kathy R	75,010
12-12-011-075	Funneman Real Estate Trust	108,230
12-12-011-093	Montgomery, Spencer & Sh	117,810
12-12-011-095	Funneman, Wayne & Jeanni	3,170
12-12-011-115	Hemmen, Kayla & Jeff R	9,740
12-12-011-117	Zerrusen, Anthony J & Ken	116,600
12-12-011-119	Lawrence & Theresa Funnema	84,190
12-12-012-017	Dasenbrock, John & Kathle	105,920
12-12-012-058	Zerrusen, Eugene M	45,180
12-12-013-010	Niemeyer Farm Limited Part	204,660
12-12-013-023	Delano W Althoff Revoc Tru	185,490
12-12-015-012	Board of Trustees Communit	520,950
12-12-015-066	McAllaster, Jason J & Tar	340,960
12-12-015-068	Heuerman, Paul H & Dawn M	191,250
12-12-022-030	GM Development Group, LLC	155,660
12-12-022-076	Nosbisch, Cody & Emily G	98,150
12-12-022-095	Jurgens, Hunter L & Katie	136,510
12-12-023-021	Dittamore Implement Co	362,320
12-12-023-103	Roepke, Kelly & Kevin	27,610
12-12-023-121	Brumleve Properties LLC	291,580
12-12-023-123	Zerrusen, Clayton S & Che	82,450
12-12-023-130	Heuerman, Rodney J & Jane	250
12-12-025-016	Wernsing, Kris J & Amanda	67,610
12-12-026-059	Holman, Drew J & Desteny	27,810
12-12-026-061	Washington Savings Bank Tr	7,260
12-12-027-020	Thoele, David F	58,670
12-12-027-025	Ruholl, Greg A & Jane M	112,490
12-12-027-066	Janis, Laura A	3,900
12-12-027-078	Wilson, Donna J & James E	7,310
12-12-027-079	Wilson, Donna J & James E	6,800
12-12-034-006	Mary Jo Wendt Revoc Trust	57,930
12-12-034-038	Kreke, Brenda & Jeff	110,750
12-12-034-039	Kreke, Brenda & Jeff	3,840
12-12-036-038	Hardiek, Paul J & Pamela	153,610
12-12-036-052	Arizona Realty, LLC	396,510
12-12-151-044	Meinhart, Joshua D & Lisa	48,790
12-12-152-017	Jacob Edward Meyer Trust	210,190
12-12-152-022	Niebrugge, Rebecca L & Aa	221,870
12-12-222-006	Illini Park Properties LLC	15,030
12-12-222-010	Sloan Implement Co Inc	692,920
12-12-223-018	Wagner, Joseph C & Donna	91,660
12-12-234-008	Sudkamp, Jeffrey K & Jane	119,780
12-18-001-013	Mette, Jennifer S	68,200
12-18-002-052	Weber, Karen F	6,080
12-18-002-053	Weber, Dean C & Danielle	153,420
12-18-002-054	Weber, Karen F	106,220
12-18-002-055	Niemerg, Garrett T & Aman	97,040
12-18-002-056	Karen S Caravella Revocabl	2,040
12-18-005-098	Hess, Gregory E & Mary E	83,060
12-18-006-059	Ruma Investments LLC	15,740
12-18-007-077	Esker, Michael L	75,830
12-18-008-018	Meyer, Kelly P & Rick J	166,070

12-18-008-058	Borries, Dennis	51,650
12-18-009-025	Willenborg, Kyle & Baile	80,840
12-18-009-032	Siemer, Henry	141,350
12-18-009-058	Ryan F Spencer Revocable T	44,230
12-18-009-089	Rauch, Tom F & Carlene	99,830
12-18-010-031	Siemer Milling Company	535,450
12-18-010-033	Siemer Milling Company	408,870
12-18-010-045	BG Habing Company	185,330
12-18-012-022	Fuelle, Sheila M	92,070
12-18-012-073	Hoedebecke, Todd J & Caro	62,560
12-18-012-089	Collins, Rachel E	3,980
12-18-014-013	Hotze, Angela M	123,240
12-18-014-022	Sandschafer, Ryan J & Kai	77,040
12-18-014-023	Peterson, Daniel E & Joan	5,810
12-18-014-024	Steven A & Jacqueline M Wi	97,020
12-18-014-028	Mammoser, Mark A & Whitle	106,540
12-18-014-029	Probst, Brent E & Andrea	170,620
12-18-014-050	Stuckey, Charles J & Geri	89,010
12-18-014-055	Hoelscher, Jacob E & Brit	138,790
12-18-014-058	Mette, Todd & Allison	100,150
12-18-121-006	Schultz, Shannon & Lisa	174,230
12-18-121-018	Diane M Zerrusen Revoc Liv	16,940
12-18-121-051	Schwinke, Carl A & Tina L	185,000
12-72-000-505	Terry H Monroe Revoc Trust	210
12-72-000-506	Junghans, Gregory & Patr	150
12-72-000-507	JDK Family Trust	150
12-72-000-508	Scully, Jeffrey T & Moll	150
12-72-000-509	Beavers, Thomas M & Coll	150
12-72-000-510	Renschen, Steve & Schult	220
12-72-001-105	Klockenkemper, David E	120
12-72-001-107	ZOZO Acquisitions, LLC	100
12-72-001-111	Buhnerkempe, Lucille & L	100
12-72-001-112	Harrington, Linda	160
12-72-001-113	Jansen, Tamara R & Mark A	260
12-72-001-120	Uthell, Francis B	50
12-72-001-130	Uthell, Loretta D	50
12-72-001-140	Uthell, Marlene M	50
12-72-001-150	Terry H Monroe Revoc Trust	230
12-72-001-151	Junghans, Patricia & Gre	150
12-72-001-152	JDK Family Trust	150
12-72-001-153	Scully, Molly K & Jeffrey	150
12-72-001-154	Beavers, Colleen M & Thom	150
12-72-007-000	Shakespeare Oil Company, I	8,530
12-72-007-001	Alice M Huber Irrevocable	2,440
12-72-007-002	Heuerman, James	200
12-72-007-004	Heuerman, Jerry L & Lisa A	200
12-72-007-025	Heuerman, Jane C	100
12-72-007-026	Addis, Macie	0
12-72-007-027	Cox, Annette	0
12-72-007-028	Marshall, Stephanie	0