

Absolute

Real Estate

Rockford, IL • Winnebago County

AUCTION



INFORMATION BOOKLET

- East Side of Rockford
- E State Street - Business U.S. 20 • 16 Residential Lots
- Unplatted Land in 2 tracts - Some Zoned Commercial fronting E. State Street - Business U.S. 20
- Commercial Lots in area of ongoing businesses

Thursday, April 18 • 10:00 am (CT)

Held at the Radisson Hotel & Conference Center Rockford in Rockford, IL

800.451.2709 | SchraderAuction.com | Online Bidding Available | 3% Buyer's Premium



DISCLAIMER:

This information booklet includes information obtained or derived from third-party sources. Although believed to be accurate and from reliable sources, such information is subject to verification and is not intended as a substitute for a prospective buyer's independent review and investigation of the property. Prospective buyers are responsible for completing their own due diligence.

THIS PROPERTY IS OFFERED "AS IS, WHERE IS". NO WARRANTY OR REPRESENTATION, STATED OR IMPLIED, IS MADE CONCERNING THE PROPERTY. Without limiting the foregoing, Owner and Auction Company and their respective agents and representatives, assume no liability for (and disclaim any and all promises, representations and warranties with respect to) the information and reports contained herein.

OWNER: Chicago Title Land Trust Company Successor Trustee under Trust No. 3728

AUCTION COMPANY: Schrader Real Estate and Auction Company, Inc.

AUCTION MANAGERS: Matt Wiseman, 866-419-7223 (Office), 219-689-4373 (Cell) • Jason Minnaert, 309-489-6024 (Cell)



SCHRADER REAL ESTATE & AUCTION CO., INC.

950 N. Liberty Dr., Columbia City, IN 46725

260-244-7606 or 800-451-2709

SchraderAuction.com

BOOKLET INDEX

- BIDDER PRE-REGISTRATION FORM
- ONLINE BIDDING REGISTRATION FORM
- TRACT DESCRIPTIONS
- LOCATION MAP
- AERIAL TRACT MAP
- SUBDIVISION PLATS
- SOIL INFORMATION
- FSA INFORMATION & MAP (Tracts 8 & 9)
- PARCEL INFORMATION REPORTS
- TAX INFORMATION
- PHOTOS

****CONTACT AUCTION MANAGERS FOR MORE INFORMATION REGARDING
PRELIMINARY TITLE INSURANCE SCHEDULES & SCHEDULE B DOCUMENTS***



REGISTRATION FORMS

BIDDER PRE-REGISTRATION FORM

THURSDAY, APRIL 18, 2019
25 TRACTS – ROCKFORD, ILLINOIS

For pre-registration, this form must be received at Schrader Real Estate and Auction Company, Inc.,
P.O. Box 508, Columbia City, IN, 46725,
Email to auctions@schraderauction.com or fax to 260-244-4431, no later than Thursday, April 11, 2019.
Otherwise, registration available onsite prior to the auction.

BIDDER INFORMATION

(FOR OFFICE USE ONLY)

Name _____

Bidder # _____

Address _____

City/State/Zip _____

Telephone: (Res) _____ (Office) _____

My Interest is in Tract or Tracts # _____

BANKING INFORMATION

Check to be drawn on: (Bank Name) _____

City, State, Zip: _____

Contact: _____ Phone No: _____

HOW DID YOU HEAR ABOUT THIS AUCTION?

☐ Brochure ☐ Newspaper ☐ Signs ☐ Internet ☐ Radio ☐ TV ☐ Friend

☐ Other _____

WOULD YOU LIKE TO BE NOTIFIED OF FUTURE AUCTIONS?

☐ Regular Mail ☐ E-Mail E-Mail address: _____

☐ Tillable ☐ Pasture ☐ Ranch ☐ Timber ☐ Recreational ☐ Building Sites

What states are you interested in? _____

Note: If you will be bidding for a partnership, corporation or other entity, you must bring documentation with you to the auction which authorizes you to bid and sign a Purchase Agreement on behalf of that entity.

I hereby agree to comply with terms of this sale including, but not limited to, paying all applicable buyer's premiums, and signing and performing in accordance with the contract if I am the successful bidder. Schrader Real Estate and Auction Company, Inc. represents the Seller in this transaction.

Signature: _____ Date: _____

Online Auction Bidder Registration
25 Tracts • Rockford, Illinois
Thursday, April 18, 2019

**This form and deposit are only
required if you cannot attend
the auction and wish to bid
remotely through our online
bidding system.**

This registration form is for the auction listed above only. The person signing this form is personally responsible for any bids placed on the auction site, whether bidding on behalf of their personal account or on behalf of a corporation or other third party. If you are bidding on behalf of a third party, you are responsible for obtaining the necessary documentation authorizing you to bid on behalf of the third party. Schrader Real Estate and Auction Co., Inc. will look to the herein registered bidder for performance on any bid placed on this auction if you are the successful high bidder.

As the registered bidder, I hereby agree to the following statements:

1. My name and physical address is as follows:

My phone number is: _____

2. I have received the Real Estate Bidder's Package for the auction being held on Thursday, April 18, 2019 at 10:00 AM.
3. I have read the information contained in the Real Estate Bidder's Package as mailed to me or by reading the documents on the website (www.schraderauction.com) and understand what I have read.
4. I hereby agree to comply with all terms of this sale, including paying all applicable buyer's premiums, and signing and performing in accordance with the Real Estate Purchase Agreement if I am the successful bidder.
5. I understand that Schrader Real Estate and Auction Co., Inc. represent the Seller in this transaction.
6. I am placing a deposit with Schrader Real Estate and Auction Co., Inc. Escrow in the amount of \$_____. I understand that the maximum bid or combination of bids I place may not exceed an amount equal to ten times the amount of my deposit. My deposit is being conveyed herewith in the form of a cashier's check payable to Schrader Real Estate and Auction, Co., Inc. Escrow or via wire transfer to the escrow account of Schrader Real Estate and Auction, Co., Inc. per the instructions below. I understand that my deposit money will be returned in full via wire transfer on the next business day if I am not the successful high bidder on any tract or combination of tracts.

Schrader Real Estate & Auction Company, Inc.
950 North Liberty Drive / P.O. Box 508, Columbia City, IN 46725
Phone 260-244-7606; Fax 260-244-4431

For wire instructions please call 1-800-451-2709.

7. My bank routing number is _____ and bank account number is _____.
(This for return of your deposit money). My bank name, address and phone number is:

8. **TECHNOLOGY DISCLAIMER:** Schrader Real Estate and Auction Co., Inc., its affiliates, partners and vendors, make no warranty or guarantee that the online bidding system will function as designed on the day of sale. Technical problems can and sometimes do occur. If a technical problem occurs and you are not able to place your bid during the live auction, Schrader Real Estate and Auction Co., Inc., its affiliates, partners and vendors will not be held liable or responsible for any claim of loss, whether actual or potential, as a result of the technical failure. I acknowledge that I am accepting this offer to place bids during a live outcry auction over the Internet *in lieu of actually attending the auction* as a personal convenience to me.
9. This document and your deposit money must be received in the office of Schrader Real Estate & Auction Co., Inc. by **4:00 PM, Thursday, April 11, 2019**. Send your deposit and return this form via fax to: **260-244-4431**.

I understand and agree to the above statements.

Registered Bidder's signature

Date

Printed Name

This document must be completed in full.

Upon receipt of this completed form and your deposit money, you will be sent a bidder number and password via e-mail. Please confirm your e-mail address below:

E-mail address of registered bidder: _____

Thank you for your cooperation. We hope your online bidding experience is satisfying and convenient. If you have any comments or suggestions, please send them to:
kevin@schraderauction.com or call Kevin Jordan at 260-229-1904.

TRACT DESCRIPTIONS

TRACT DESCRIPTIONS

TRACT DESCRIPTIONS:

TRACT 1: 1.70± ACRES - Lot 123 Zoned – C3 General Commercial. This lot has excellent visibility from E. State St. (Business U.S. 20) with 243'± of frontage along E. State St. The property also has frontage on Northern Avenue which is the point for vehicular access.

TRACT 2: 1.57± ACRES - Lot 124 Zoned – C3. Another lot with excellent visibility from E. State St. (Business U.S. 20) with 232'± of frontage along E. State St. This property also has frontage on Northern Ave. which is the point for vehicular access.

TRACT 3: 1.62± ACRES - Lot 125 Zoned – C3. This lot also has great visibility from E. State St. (Business U.S. 20) with 185'± of frontage along E. State St. This tract also has frontage on Northern Avenue which is the point for vehicular access.

TRACT 4: 1.19± ACRES - Lot 126 Zoned – C3. A great corner lot approximately 375' north of E. State St. at the southeast corner of Showplace Drive and Northern Avenue.

Tracts 1 – 4 are part of Final Plat No. 12 of University Centre, being pt. of W1/2 of S24, T44N, R2E of 3rd PM, Rockford, Illinois, Winnebago County.

TRACT 5: 2.59± ACRES - Lot 41 Zoned - C3. This is another excellent commercial lot with great visibility fronting on three roads; University Drive, Northern Avenue and Lilac Lane.

Tract 5 is part of University Centre Plat Number 3, being a subdivision of pt. of S24, T44N, R2E of 3rd PM, City of Rockford, Winnebago County, Illinois.

TRACT 6: 1.39± ACRES - Lot 121 Zoned – C3. A mostly rectangular shaped lot on the north side of Tract 5, with frontage on University Drive.

TRACT 7: 3.86± ACRES - Lot 120 Zoned – C3. Another well shaped mostly rectangular commercial lot with frontage on Northern Avenue.

Tracts 6 & 7 are part of University Centre Plat Number 11 being a subdivision of part of S24, T44N, R2E of 3rd PM and a resubdivision of Lot 61A in University Centre Plat Number 9 Rockford, Illinois – Winnebago County.

TRACT 8: 18.98± ACRES of unplatted land Zoned – C3. This tract has frontage along E. State St. (Business U.S. 20), Northern Avenue and Verona Drive. The property is presently accessed from Northern Avenue and Verona Drive. Buyer would have to work with the Illinois Department of Transportation for future access to E. State St. (Business U.S. 20). Investigate the potential of this tract with its C3 – General Commercial zoning and road frontage. The majority of this tract was used for crop production in 2018.

TRACT 9: 24.92± ACRES of unplatted land zoned R1 – Single-Family Residential. New Glarus Road and Cross Plains Road both stub into the southerly portion of this tract. The developer has performed prior preliminary surveying and engineering work for extending residential development to the north, for this property. A beautiful tract of land – Consider the possibilities. The majority of this tract was also used for crop production in 2018.

Pre-closing access available for Tracts 8 & 9. See Terms & Conditions.

TRACT DESCRIPTIONS

Tracts 10 – 25 are single family residential building lots on the east side of Rockford. Shopping, dining and access to interstates are nearby and yet these residential lots have a country subdivision feel given the open areas and light traffic. The lots are within the Rockford Public Schools District 205 school district.

TRACT 10: .63± ACRES - Lot 111 Zoned – R1. This large lot features a gentle slope and the rear of your new home will have a southern exposure. Investigate for potential of lower level window exposure or a walkout basement. Substantial portion of rear of lot covered by storm water & detention easement.

TRACT 11: .23± ACRES - Lot 115 Zoned – R1. Sloping lot on the south side of Verona Drive. Investigate for potential of partial lower level window exposure.

TRACT 12: .30± ACRES - Lot 116 Zoned – R1. Sloping corner lot on Verona Drive and Cross Plains Road. Investigate for potential of partial lower level window exposure.

TRACT 13: .26± ACRES - Lot 117 Zoned – R1. Sloping lot on the east side of Cross Plains Road. Investigate for potential of partial lower level window exposure.

TRACT 14: .30± ACRES - Lot 94 Zoned – R1. Mostly rectangular shaped lot on the west side of Cross Plains Road.

TRACT 15: .33± ACRES - Lot 95 Zoned - R1. Mostly rectangular shaped lot on the west side of Cross Plains Road.

TRACT 16: .32± ACRES - Lot 96 Zoned – R1. Mostly rectangular shaped lot on the west side of Cross Plains Road.

TRACT 17: .33± ACRES - Lot 97 Zoned – R1. Mostly rectangular shaped lot on the west side of Cross Plains Road.

TRACT 18: .34± ACRES - Lot 98 Zoned – R1. Mostly rectangular shaped lot on the west side of Cross Plains Road.

TRACT 19: .33± ACRES - Lot 103 Zoned – R1. Corner lot at the northeast corner of Verona Drive and New Glarus Road.

TRACT 20: .51± ACRES - Lot 105 Zoned – R1. Large lot on the north side of Verona Drive.

TRACT 21: .31± ACRES - Lot 108 Zoned – R1. Mostly rectangular shaped lot on the east side of Verona Drive.

TRACT 22: .28± ACRES - Lot 109 Zoned – R1. Mostly rectangular shaped lot on the east side of Verona Drive.

Tracts 10 – 22 are part of Fox Ridge At University Centre Plat Number 10, pt. of NE1/4 of S24, T44N, R2E of 3rd PM, Rockford, Illinois – Winnebago County.

TRACT 23: .52± ACRES - Lot 84 Zoned – R1. Large lot on the east side of Verona Drive. A storm water detention easement covers part of rear of lot in southeast corner.

TRACT 24: .88± ACRES - Lot 88 Zoned – R1. Large lot on the east side of Verona Drive. A storm water detention easement covers much of this lot to the rear.

TRACT 25: .90± ACRES - Lot 90 Zoned – R1. Large irregular shaped lot on the east side of Verona Drive. A storm water detention easement covers much of this lot to the rear.

Tracts 23 – 25 are part of Fox Ridge At University Centre Plat Number 7, being pt. of E1/2 of S24, T44N, R2E of 3rd PM, Rockford, Illinois – Winnebago County.

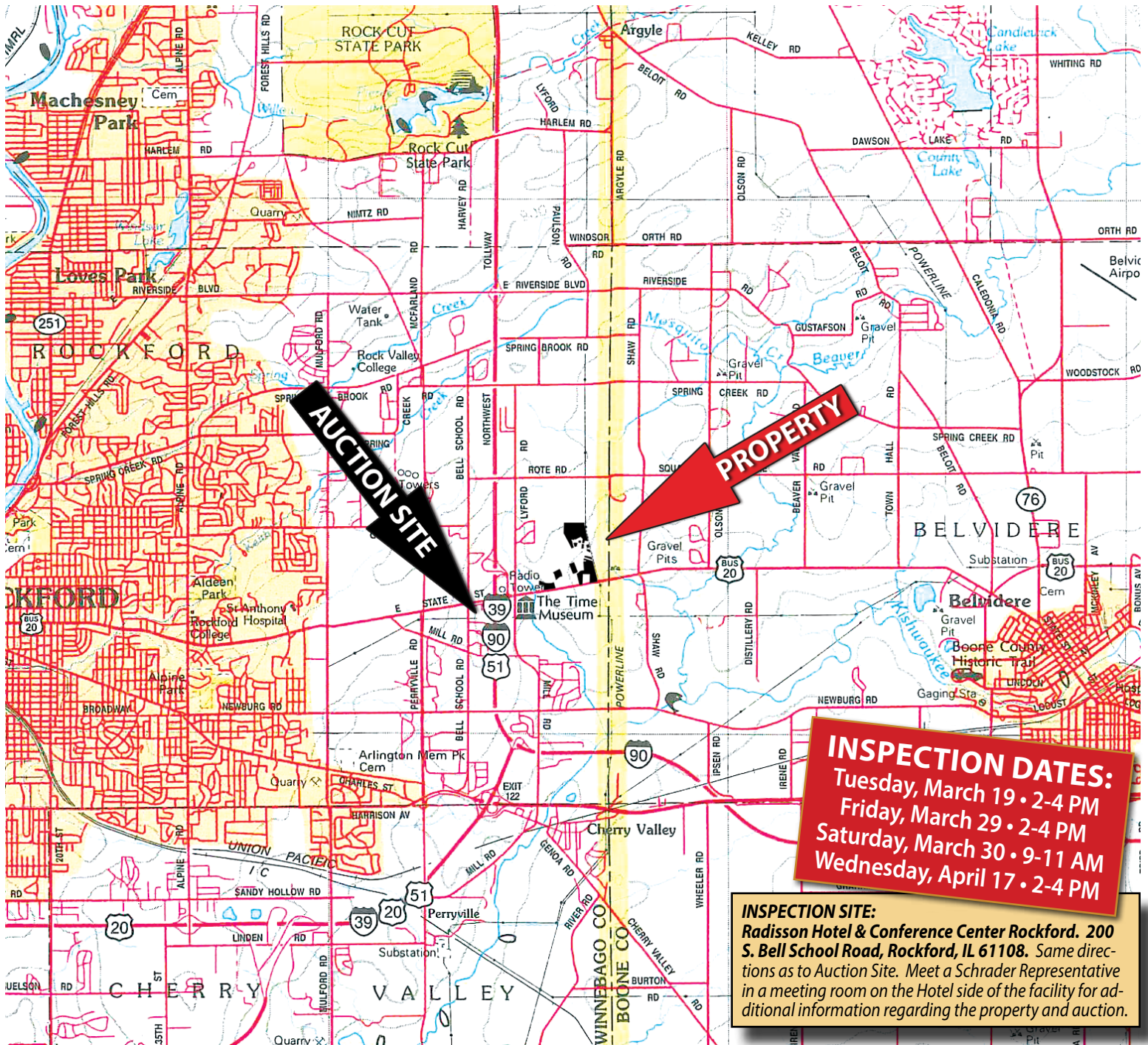
C3 Zoning is General Commercial District • R1 Zoning is Single – Family Residential

NOTE: Sanitary sewer from the Rock River Water Reclamation District and potable water from the City of Rockford serve the platted lots. The developments were designed so that sanitary sewer and city water can be extended to serve Tracts 8 and 9 which are not platted. Investigate further with the City of Rockford and Rock River Water Reclamation District regarding all service requirements.



MAPS

LOCATION MAP



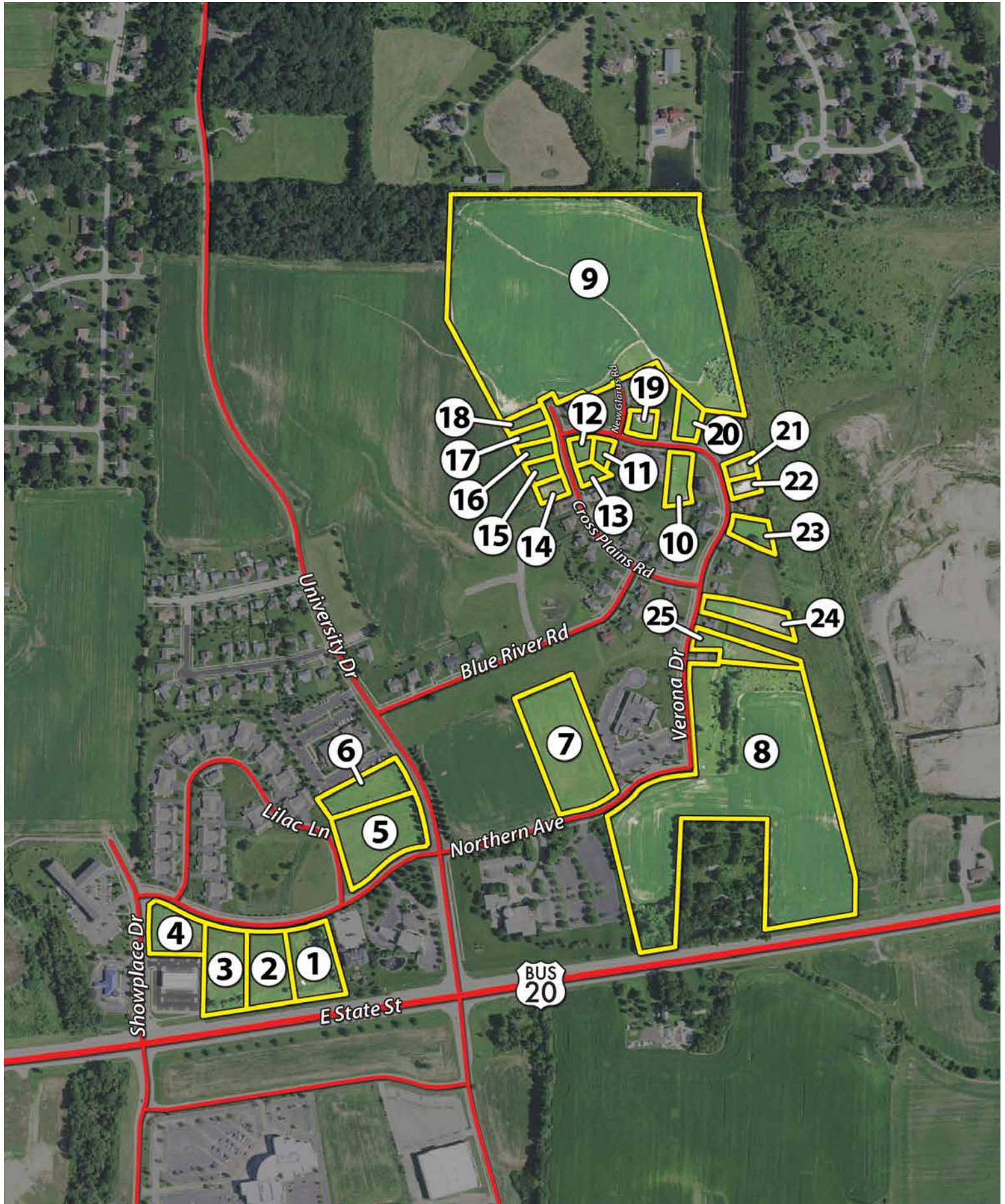
AUCTION SITE: Radisson Hotel & Conference Center Rockford – 200 S. Bell School Road, Rockford, IL 61108. From the I-90/39 Toll Road on the east side of Rockford, take exit 15 (U.S. 20 Business – State St.). Go west on E. State St. (Bus. U.S. 20) approximately .4 mile to Bell School Road. Go south (left) on Bell School Road .1 mile to Walton St. Then east (left) onto Walton St. and auction site is the first place on the right.

PROPERTY LOCATION: From the I-90/39 Toll Road on the east side of Rockford, take exit 15 (U.S. 20 Business – State St.). Go east on E. State St. (Bus. U.S. 20) approximately .6 mile to University Drive. Turn north (left) onto University Dr. and go approximately .1 mile to Northern Avenue. From this intersection: turn left onto Northern Ave. for tracts 1 - 5; or continue north on University Dr. for tracts 5 and 6 immediately on your left; or turn right onto Northern Ave. for tracts 7 – 25, then left onto Verona Drive until it T's into Cross Plains Road (lots on Cross Plains Road are both right and left) passing various tracts along this route.

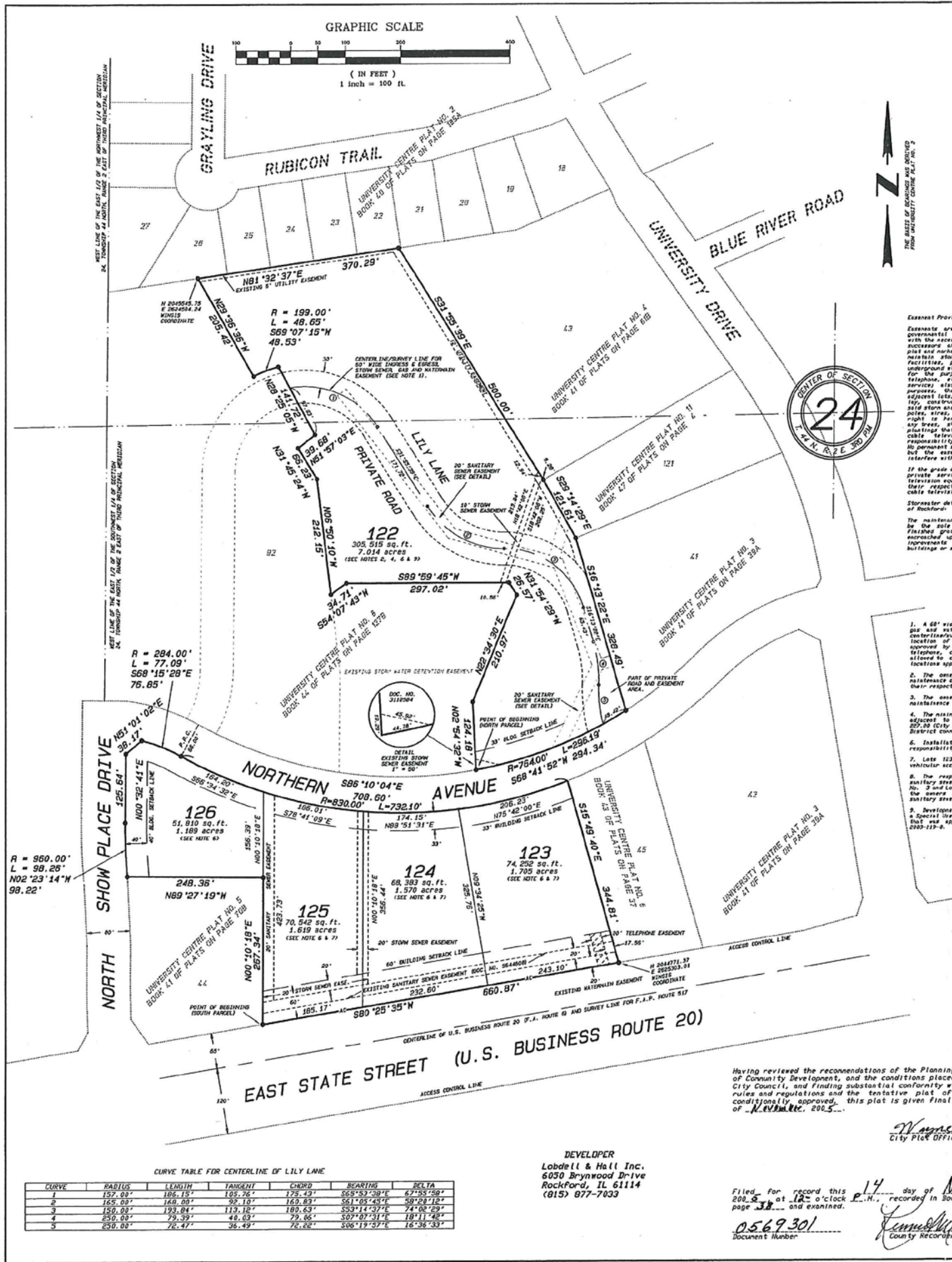
INSPECTION SITE:
Radisson Hotel & Conference Center Rockford. 200 S. Bell School Road, Rockford, IL 61108. Same directions as to Auction Site. Meet a Schrader Representative in a meeting room on the Hotel side of the facility for additional information regarding the property and auction.

INSPECTION DATES:
Tuesday, March 19 • 2-4 PM
Friday, March 29 • 2-4 PM
Saturday, March 30 • 9-11 AM
Wednesday, April 17 • 2-4 PM

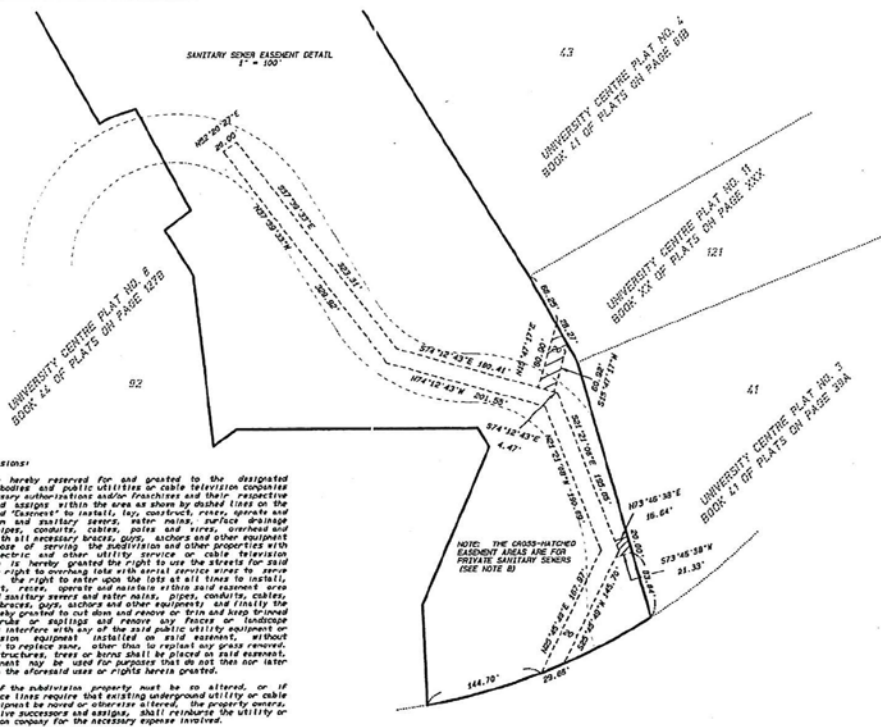
AERIAL MAP



SUBDIVISION PLATS - Tracts 1-4



SUBDIVISION PLATS - Tracts 1-4



I hereby certify that, at the request of the owners, I have surveyed, and subdivided according to University Centre Plat No. 12 Subdivision, a part of the West 1/2 of Section 24, Township 44 North, Range 2 East of the 3rd Principal Meridian, bounded and described as follows: Beginning at the southeast corner of Lot 32 as designated upon University Centre Plat No. 8, the plat of which is recorded in Book 41 of Plats on page 1278 in the Recorder's office of Winnebago County, Illinois; (the following 11 courses are coincident with the easterly boundary of said Plat No. 8); thence North 02 degrees 51 minutes 32 seconds West, 124.18 feet; thence North 22 degrees 21 minutes 38 seconds East, 210.37 feet; thence North 31 degrees 54 minutes 29 seconds South 89 degrees 59 minutes 45 seconds West, 297.02 feet; thence South 51 degrees 07 minutes 42 seconds West, 34.71 feet; thence North 06 degrees 58 minutes 10 seconds West, 212.15 feet; thence North 31 degrees 45 minutes 24 seconds West, 66.23 feet; thence North 51 degrees 57 minutes 63 seconds East, 39.58 feet; thence North 28 degrees 25 minutes 03 seconds West, 141.92 feet; thence southeasterly, along a non-tangent curve to the left with a radius of 199.00 feet, an arc distance of 48.63 feet (the chord across said curve bears South 69 degrees 07 minutes 15 seconds West, 48.53 feet); thence North 29 degrees 36 minutes 36 seconds West, 205.42 feet to the northeast corner of said Lot 32 and to the south line University Centre Plat No. 2, the plat of which is recorded in Book 40 of Plats on page 1838 in said Recorder's office; thence North 01 degrees 38 minutes 57 seconds East, along said line, 370.23 feet to the northeast corner of Lot 43 as designated upon University Centre Plat No. 4, the plat of which is recorded in Book 41 of Plats on page 618 in said Recorder's office; thence South 31 degrees 33 minutes 39 seconds East, along the westerly line of said Lot 43, a distance of 500.00 feet to the northeast corner of Lot 121 as designated upon University Centre Plat No. 11, the plat of which is recorded in Book 41 of Plats on page 4 in said Recorder's office; thence South 29 degrees 14 minutes 29 seconds East, along the westerly line of said Lot 121, a distance of 121.61 feet; thence North 01 degrees 38 minutes 57 seconds East, along the westerly line of said Lot 121, a distance of 121.61 feet to the northeast corner of Lot 41 as designated upon University Centre Plat No. 3, the plat of which is recorded in Book 41 of Plats on page 394; thence South 16 degrees 13 minutes 22 seconds East, along the westerly line of said Lot 41, a distance of 388.49 feet to the southwest corner of said Lot 41 and to the northerly line of Northern Avenue as designated upon University Centre Plat No. 6, the plat of which is recorded in Book 43 of Plats on page 37 in said Recorder's office; thence southeasterly, along said line and along the northerly line of Northern Avenue as designated upon University Centre Plat No. 8, as aforesaid, and along a non-tangent curve to the right with a radius of 764.00 feet, an arc distance of 236.19 feet to the point of beginning (the chord across said curve bears South 60 degrees 41 minutes 52 seconds West 294.34 feet); Also, beginning at the southeast corner of Lot 44 as designated upon University Centre Plat No. 5, the plat of which is recorded in Book 41 of Plats on page 708 in said Recorder's office; thence North 00 degrees 10 minutes 18 seconds East, along the east line of said Lot 44, a distance of 267.34 feet to the northeast corner of said Lot 44; thence North 89 degrees 27 minutes 19 seconds West, along said line, 248.36 feet to the northeast corner of said Lot 44 and to the easterly line of Shaw Place Drive as designated upon University Centre Plat No. 5, as aforesaid; thence southeasterly, along said line and along a non-tangent curve to the right with a radius of 950.00 feet, an arc distance of 38.26 feet (the chord across said curve bears North 02 degrees 23 minutes 14 seconds West 98.22 feet); thence North 00 degrees 38 minutes 41 seconds East, along said line, 125.64 feet to the southerly line of Northern Avenue as designated upon University Centre Plat No. 8, as aforesaid; thence North 51 degrees 01 minutes 02 seconds East, along said line, 38.17 feet; thence southeasterly, along said line and along a non-tangent curve to the right with a radius of 284.00 feet, an arc distance of 77.09 feet (the chord across said curve bears South 68 degrees 13 minutes 20 seconds East, 76.05 feet); thence southeasterly, along said line and along a tangent curve to the left with a radius of 830.00 feet, an arc distance of 732.10 feet to the westerly line of Lot 45 as designated upon University Centre Plat No. 6, as aforesaid (the chord across said curve bears South 06 degrees 10 minutes 04 seconds East, 709.60 feet); thence South 15 degrees 49 minutes 40 seconds East, along said line, 344.81 feet to the southeast corner of said Lot 45 and to the northerly right-of-way line for East State Street (U.S. Business Route 20); thence South 80 degrees 25 minutes 35 seconds West, along said line, 660.87 feet to the point of beginning, situated in the City of Rockford, County of Winnebago, State of Illinois, and containing 13.697 acres.

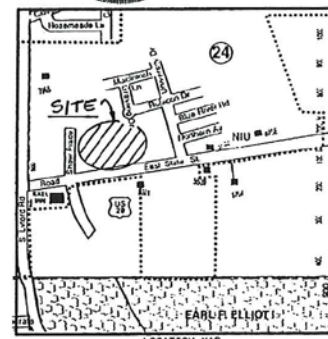
Dimensions are given in feet and decimals of a foot. Iron pins 3/4-inch in diameter and 4 feet long have been found or set at all points marked on the plat with a solid dot and iron pins 5/8-inch in diameter and 3 feet long have been set at all other lot corners except as otherwise noted. All distances along curved lines are chord distances unless otherwise noted.

I further certify that this plat is situated within the corporate limits of a city which has adopted a city plan and is exercising the special powers authorized by Division 12 of Article 11 of the Illinois Municipal Code, as now or hereafter amended, and that no part of the property covered by this plat is situated within a special flood hazard area as identified by the Federal Emergency Management Agency for the County of Winnebago on Community-Panel No. 170720 0000 dated November 19, 1980.

Given under my hand and seal this 23rd day of June 2005 at Rockford, Illinois.



Gordon F. Stannard
2388
Professional Land Surveyor
No. 2388 (Exp. 11-30-06)



FINAL PLAT NO. 12 OF UNIVERSITY CENTRE

BEING A PART OF THE WEST 1/2 OF SECTION 24, TOWNSHIP 44 NORTH, RANGE 2 EAST OF THE THIRD P.M. ROCKFORD, ILLINOIS WINNEBAGO COUNTY

As owner, we hereby certify that we have caused the land described in the foregoing affidavit of the surveyor to be surveyed, divided and mapped as presented on this Plat. All streets, alleys, walkways, parks, playgrounds and school sites shown on this plat are hereby dedicated to the public for public purposes, and all easements shown are subject to the Easement Provisions hereon. We further certify that there are no liens or encumbrances on the property contained in this plat except those of our knowledge. This land is situated in School District #205 in Winnebago County, Illinois.

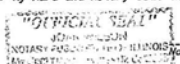
This statement is based solely upon information and belief, upon information furnished by the Landowner of the boundaries of the said plat. The Landowner has no personal knowledge of any of the facts or statements herein contained.

LoSalle Bank National Association as Successor Trustee to Bank One, Illinois N.A., as Trustee under Trust No. 3728 and not personally at 2355 S. Arlington Heights Road 5th Floor Arlington Heights, IL 60005

By: *Conrad J. Bunkley, P.P.*
Attest: Attention not required by LoSalle Bank National Association
By: *WJMS*

I, *James Wilson*, a Notary Public in and for the County of Winnebago, State of Illinois, do hereby certify that *DAVID F. JOHNSON*, Vice President of LoSalle Bank National Association as Successor Trustee to Bank One, Illinois N.A., as Trustee under Trust No. 3728, whose names are subscribed to the foregoing instrument, acknowledged that they signed, and delivered the foregoing instrument as the deed of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 20th day of September, 2005.



James Wilson
Notary Public

I, *DAVID F. JOHNSON*, County Clerk of Winnebago County in the State of Illinois, do hereby certify that I find no delinquent general taxes, unpaid current general taxes, delinquent special improvements or unpaid current special assessments against the lands embraced within University Centre Plat No. 12 Subdivision. In witness thereof, I have hereunto set my hand and seal of the County of Winnebago this 20th day of OCTOBER, 2005.

David F. Johnson
County Clerk



I hereby certify that I have reviewed and approved the drainage study for the property embraced within University Centre Plat No. 12 Subdivision. Construction plans have been submitted and approved, and all public improvements or unpaid current special assessments against the land in a sufficient amount has been provided for this construction.

Dated this 9th day of NOVEMBER, 2005.

Joseph W. Hollander
City Engineer

This is to certify that the City Council of the City of Rockford did, at its meeting of the 14th day of September, 2005, approve this Plat and authorize it to be recorded.

In witness whereof, I, *Paul W. Hayes*, Legal Director for the City of Rockford, have hereunto set my hand and affixed the seal said City of Rockford this 14th day of November, 2005.

Paul W. Hayes
Legal Director



Arnold Lundgren & Associates
Professional Engineers and Land Surveyors
200 N. Church Street - Rockford, IL 61103
(815) 968-8400 • Fax: (815) 962-8400
www.arnoldlundgren.com



DATE 6-22-05
BY GFS
APPROVED GFS
ORDER NO. 19399-12

[illegible]

SUBDIVISION PLATS - Tract 5

EASEMENT PROVISIONS

1) Utilities

"An easement is hereby reserved for and granted to the designated governmental bodies and public utilities or cable television companies with the necessary authorizations and/or franchises and their respective successors and assigns within the area as shown by dotted lines on the Plat and marked "Easement", to install, lay, construct, renew, operate and maintain storm and sanitary sewers, pipes, conduits, cables, poles and wires, overhead and underground, with all necessary bracing, guy wires, anchors and other equipment for the purpose of serving the subdivision and other properties with telephone, electric and other utility service or cable television service; also is hereby granted the right to use the streets for said purposes, the right to overhead lots with aerial service wires to serve adjacent lots, the right to enter upon the lots at all times to install, lay, construct, renew, operate and maintain within said easement area said storm and sanitary sewers, pipes, conduits, cables, poles, wires, bracing, guy wires, anchors, and other equipment; and finally the right is hereby granted to cut down and remove or trim and keep trimmed any trees, shrubs or saplings that interfere with any of the said public utility equipment or cable television equipment installed on said easement. No permanent buildings or trees shall be placed on said easement, but same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

If the grade of the subdivision property must be so altered or if storm and sanitary sewer facilities require that the underground utility or cable television equipment be moved or otherwise altered, the owners, their respective successors and assigns shall reimburse the utility company or cable television company for the necessary expense involved."

2) Storm water detention areas:

The maintenance of the drainage and storm water detention easement shall be the sole responsibility of the individual property owner. The finished grade of the easement shall not be landscaped, altered, or encroached upon by filling, grading or construction of surface improvements that obstruct or redirect the flow of water, nor shall any buildings or structures be erected within this easement.

An easement is hereby reserved for and granted to NORTHERN ILLINOIS GAS COMPANY, its successors and assigns ("NI-Gas") to install, operate, maintain, repair, replace and remove, facilities used in connection with the transmission and distribution of natural gas in, over, under, across, along and upon the surface of the property shown on this plat marked "Easement", "Common Area or Areas" and streets and alleys, whether public or private, and the property designated in the Declaration of Condominium and/or on this plat as "Common Elements", together with the right to install required service connections over or under the surface of each lot and Common Area or Areas to serve improvements thereon, or on adjacent lots, and Common Area or Areas, and to serve other property, adjacent or otherwise, and the right to remove obstructions, including but not limited to, trees, bushes, roots and fences, as may be reasonably required incident to the rights herein given, and the right to enter upon the property for all such purposes. Obstructions shall not be placed over NI-Gas' facilities or in, upon or over the property identified on this plat for utility purposes without the prior written consent of NI-Gas. After installation of any such facilities, the grade of the property shall not be altered in a manner so as to interfere with the proper operation and maintenance thereof.

The term "Common Elements" shall have that meaning set forth for such term in Section 605(2) of the "Condominium Property Act" Illinois Compiled Statutes, Ch. 765, Sec. 605(2), as amended from time to time.

The term "Common Area or Areas" is defined as a lot, parcel or area of real property, including real property surfaced with interior driveways and walkways, the beneficial use and enjoyment of which is reserved in whole as an appurtenance to the separately owned lots, parcels or areas within the property, even though such areas may be designated on this plat by other terms.

EASEMENT PROVISIONS

An easement for serving the subdivision and other property with electric and communications service is hereby reserved for and granted to:

Commonwealth Edison Company

and

Illinois Bell Telephone Company (American), Grantees, their respective successors and assigns, jointly and severally, to install, operate, maintain and remove, from time to time, facilities used in connection with overhead and underground transmission and distribution of electricity and communications service, including but not limited to, poles, wires, conduits, cables, guy wires, anchors and other equipment for the purpose of serving the subdivision and other properties with telephone, electric and other utility service or cable television service; also is hereby granted the right to use the streets for said purposes, the right to overhead lots with aerial service wires to serve adjacent lots, the right to enter upon the lots at all times to install, lay, construct, renew, operate and maintain within said easement area said storm and sanitary sewers, pipes, conduits, cables, poles, wires, bracing, guy wires, anchors, and other equipment; and finally the right is hereby granted to cut down and remove or trim and keep trimmed any trees, shrubs or saplings that interfere with any of the said public utility equipment or cable television equipment installed on said easement. No permanent buildings or trees shall be placed on said easement, but same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

The term "Common Area or Areas" is defined as a lot, parcel or area of real property, including real property surfaced with interior driveways and walkways, the beneficial use and enjoyment of which is reserved in whole as an appurtenance to the separately owned lots, parcels or areas within the property, even though such areas may be designated on this plat by other terms.

THERE SHALL BE NO DIRECT VEHICULAR ACCESS PERMITTED ONTO UNIVERSITY DRIVE FROM LOTS 31 AND 42.

THERE SHALL BE NO DIRECT VEHICULAR ACCESS PERMITTED ONTO EAST STATE STREET (U.S. ROUTE 30) FROM LOT 42.

INSTALLATION OF PUBLIC SIDEWALKS SHALL BE THE FINANCIAL RESPONSIBILITY OF THE DEVELOPER.

ACCESS FOR LOTS 41 AND 42 SHALL BE SETBACK A MINIMUM OF 200 FEET FROM THE WEST EDGE OF PAVEMENT OF UNIVERSITY DRIVE.

This plat has been approved by the Illinois Department of Transportation with respect to roadway access pursuant to paragraph 2 of "An Act to Revise the Law in Relation to Plats" as amended.

William D. O'Leary 5/20/97
DISTRICT ENGINEER

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

I HEREBY CERTIFY that, at the request of the Owners, I have surveyed and subdivided according to the adjacent Plat of University Centre Plat No. 3, being a Subdivision of part of Section Twenty-four (24), Township Forty-four (44) North, Range Two (2) East of the Third (3rd) Principal Meridian, Winnebago County, Illinois, bounded and described as follows, to-wit: Beginning at the Southeast corner of Lot 17 as designated upon the Plat of University Centre Plat No. 2, being a Subdivision of part of Section 24, Township 44 North, Range 2 East of the Third Principal Meridian, the Plat of which Subdivision is recorded in Book 40 of Plats on page 185A in the Recorder's Office of Winnebago County, Illinois; thence North 66°-23'-43" East, 574.20 feet; thence South 23°-36'-17" East, 150.00 feet; thence North 66°-23'-43" East, 35.96 feet; thence South 23°-36'-17" East, 210.00 feet; thence South 66°-23'-43" West, 528.61 feet to its intersection with the Easterly line of University Drive, as designated upon said University Centre Plat No. 2; thence North 35°-18'-03" West, along the Easterly line of said University Drive, 347.41 feet; thence North 52°-53'-41" West, along the Easterly line of said University Drive, 22.70 feet to the point of beginning.

ALSO:

Part of Section Twenty-four (24), Township Forty-four (44) North, Range Two (2) East of the Third (3rd) Principal Meridian, bounded and described as follows, to-wit: Beginning at the Southwest corner of University Centre Plat No. 1, being a Subdivision of part of the South Half of Section 24, Township 44 North, Range 2 East of the Third Principal Meridian, the Plat of which Subdivision is recorded in Book 40 of Plats on page 150B in the Recorder's Office of Winnebago County, Illinois; thence South 74°-42'-57" West, along the North Right-of-Way line for U.S. Route 20 as now laid out and used, 100.50 feet; thence North 80°-25'-35" West, along said North Right-of-Way line, 116.62 feet; thence North 15°-49'-49" West, 392.11 feet; thence North 31°-44'-48" West, 66.00 feet; thence North 66°-13'-22" West, 328.49 feet; thence North 67°-45'-42" East, 406.39 feet to its intersection with the Westerly Right-of-Way line for University Drive as shown on said University Centre Plat No. 2, thence Southeasterly, along said Westerly Right-of-Way line for University Drive and along a circular curve to the right having a radius of 910.00 feet and whose center lies to the West, an arc distance of 241.54 feet (the chord across the last described circular curve bears South 17°-10'-39" East, 240.83 feet); thence South 23°-53'-59" West, along said Westerly Right-of-Way line for University Drive, 17.23 feet to the Northwest corner of said University Centre Plat No. 1; thence South 01°-03'-13" East, along the Westerly line of said University Centre Plat No. 1, a distance of 67.50 feet; thence South 09°-34'-25" East, along the Westerly line of said University Centre Plat No. 1, a distance of 506.78 feet; thence South 18°-37'-16" West, along the Westerly line of said University Centre Plat No. 1, a distance of 34.04 feet to the point of beginning.

Containing 11.335 acres.

Dimensions are given in feet and decimals of a foot. Dimensions shown along circular curves are chord distances pin to pin. Iron pins 3/4 inch in diameter and 4 feet long have been found or set at points marked on the Plat with a solid dot, and iron pins 5/8 inch in diameter and 3 feet long have been found or set at all other corners unless otherwise specified.

I HEREBY CERTIFY that no part of the property covered by this Plat is located within a special flood hazard area, as identified by the Federal Emergency Management Agency for the City of Rockford on Panel No. 170720 0020 B dated November 19, 1980.

Given under my hand and seal this 25th day of March, A.D. 1997 at Rockford, Illinois.

ARNOLD LUNDGREN AND ASSOCIATES, P.C.

1234 4th Avenue, Rockford, Illinois

By: David L. Kasten
David L. Kasten
Illinois Land Surveyor No. 3113

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

Know all men by these presents that the undersigned, Bank One, Rockford, N.A., a national banking corporation with trust powers, of Rockford, Illinois, as Trustee of Trust Agreement No. 3728, has caused the land to be surveyed and subdivided, according to this Plat, into numbered lots for the convenience in selling, streets for the use of the public and perpetual easements for public utilities services as indicated along certain lot lines by dashed lines labeled "Storm Sewer Easement", "Sanitary Sewer Easement", "Watermain Easement" and "Utility Easement".

I further certify that there are no liens or encumbrances on the property contained in this plat.

The above described parcel includes public streets.

In witness whereof Bank One, Rockford, N.A., a national banking corporation with trust powers, of Rockford, Illinois, as Trustee of Trust Agreement No. 3728, has caused these presents to be signed by its Authorized Officer, attested to by its A.V.P. and caused its corporate seal to be affixed and the act and deed of said corporation on this 28th day of June, A.D. 1997.

Bank One, Rockford, N.A., a national banking corporation with trust powers, of Rockford, Illinois, as Trustee of Trust Agreement No. 3728, 401 East State Street, Rockford, IL 61104

(SEAL)

David L. Kasten
Attest: David L. Kasten

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

I, Janet S. Heil, Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Arnold Lundgren and Associates, P.C., respectively, of Bank One, Rockford, N.A., a national banking corporation with trust powers, of Rockford, Illinois, as Trustee of Trust Agreement No. 3728, whose names are subscribed to the foregoing instrument, appeared before me, duly sworn and delivered the foregoing instrument and caused the seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 6th day of June, A.D. 1997.

OFFICIAL SEAL
JANET S. HEIL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 08/08/00

Janet S. Heil
NOTARY PUBLIC

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

Having reviewed the recommendations of the Planning Division, Department of Community Development, and finding substantial conformity with all pertinent laws, rules and regulations including this ordinance and the tentative plat of this subdivision as conditionally approved, this plat is given final approval this 10th day of June, 1997.

James M. Dunt
City Plat Officer

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

This is to certify that the City Council of the City of Rockford did, at its meeting of the 19th day of May, 1997, approve the Plat and authorize it to be recorded. Ronald N. Schultz, Legal Director for the City of Rockford, by his hand and seal of said City of Rockford this 10th day of June, 1997.

Ronald N. Schultz by K.E.
Legal Director
City of Rockford Department of Law

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

I hereby certify that I have reviewed and approved the drainage study for the property embraced within the Plat of University Centre Plat No. 3. Construction plans have been submitted and approved, and all public improvements have been built as required, or security in a sufficient amount has been provided for this construction.

Dated this 10th day of June, 1997.

James M. Dunt
City Plat Officer

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS

I, John T. Schow, County Clerk of Winnebago County in the State of Illinois, DO HEREBY CERTIFY, that I find no delinquent general taxes, unpaid current general taxes, delinquent special assessments or unpaid current special assessments against the lands embraced in the aforesaid Plat of University Centre Plat No. 3.

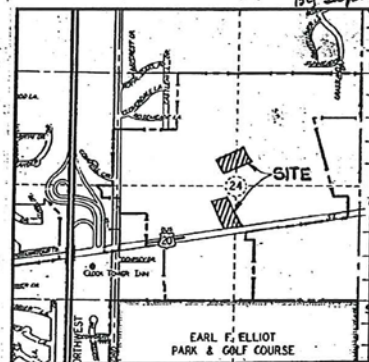
I have hereto set my hand and seal of the County of Winnebago this 9th day of June, A.D. 1997.

John T. Schow
County Clerk by: Charles J. Masterson
Deputy

STATE OF ILLINOIS
COUNTY OF WINNEBAGO } SS DOCUMENT NUMBER 9726618

Filed for record this 10th day of June, A.D. 1997 at 2 o'clock P.M. Recorded in Book 41 of Plats on page 39A and examined.

James M. Dunt
COUNTY RECORDER



UNIVERSITY CENTRE PLAT NO. 3

BEING A SUBDIVISION OF PART OF
SECTION 24, T.44N., R.2E.,
OF THE 3RD P.M.
CITY OF ROCKFORD
WINNEBAGO COUNTY, ILLINOIS

REVISIONS		ARNOLD LUNDGREN & ASSOCIATES, P.C. Professional Engineers & Land Surveyors	
		1234 FOURTH AVENUE ROCKFORD, ILLINOIS 61104	(815) 958-8881 FAX (815) 962-6409
BY MAB	DATE	APRIL 30, 1997	
COMPUTER CHECK BY	APPROVED BY	RPC	ORDER NO. 1939953

SUBDIVISION PLATS - Tracts 6 & 7

Easement Provisions:

Easements are hereby reserved for and granted to the designated governmental bodies and public utilities or cable television companies with the necessary authorizations and/or franchises and their respective successors and assigns within the area as shown by dashed lines on the plat and marked "Easement" to install, lay, construct, renew, operate and maintain storm and sanitary sewers, water mains, pipes, conduits, cables, poles, conductors, cables, poles and wires, overhead and underground with all necessary bracing, guys, anchors and other equipment for the purpose of serving the subdivision and other properties with telephone, electric and other utility service or cable television service. Also is hereby granted the right to use the streets for said purposes, the right to overhang lots with aerial service wires to serve adjacent lots, the right to enter upon the lots at all times to install, lay, construct, renew, operate and maintain at this said easement area and storm and sanitary sewers and water mains, pipes, conduits, cables, poles, wires, braces, guys, anchors and other equipment; and finally the right is hereby granted to cut down and remove on term and keep trimmed any trees, shrubs or saplings and remove any fences or landscape plantings that interfere with any of the said public utility equipment or cable television equipment installed on said easement, without responsibility to replace same, other than to replace any grass removed; no permanent structures, trees or bums shall be placed on said easement, but the easement may be used for purposes that do not then nor later interfere with the aforesaid uses or rights herein granted.

If the grade of the subdivision property must be so altered, or if private service lines require that existing underground utility or cable television equipment be moved or otherwise altered, the property owner, their respective successors and assigns, shall reimburse the utility or cable television company for the necessary expense involved.

Stormwater detention (or drainage) easement from Owner(s) to the City of Rockford

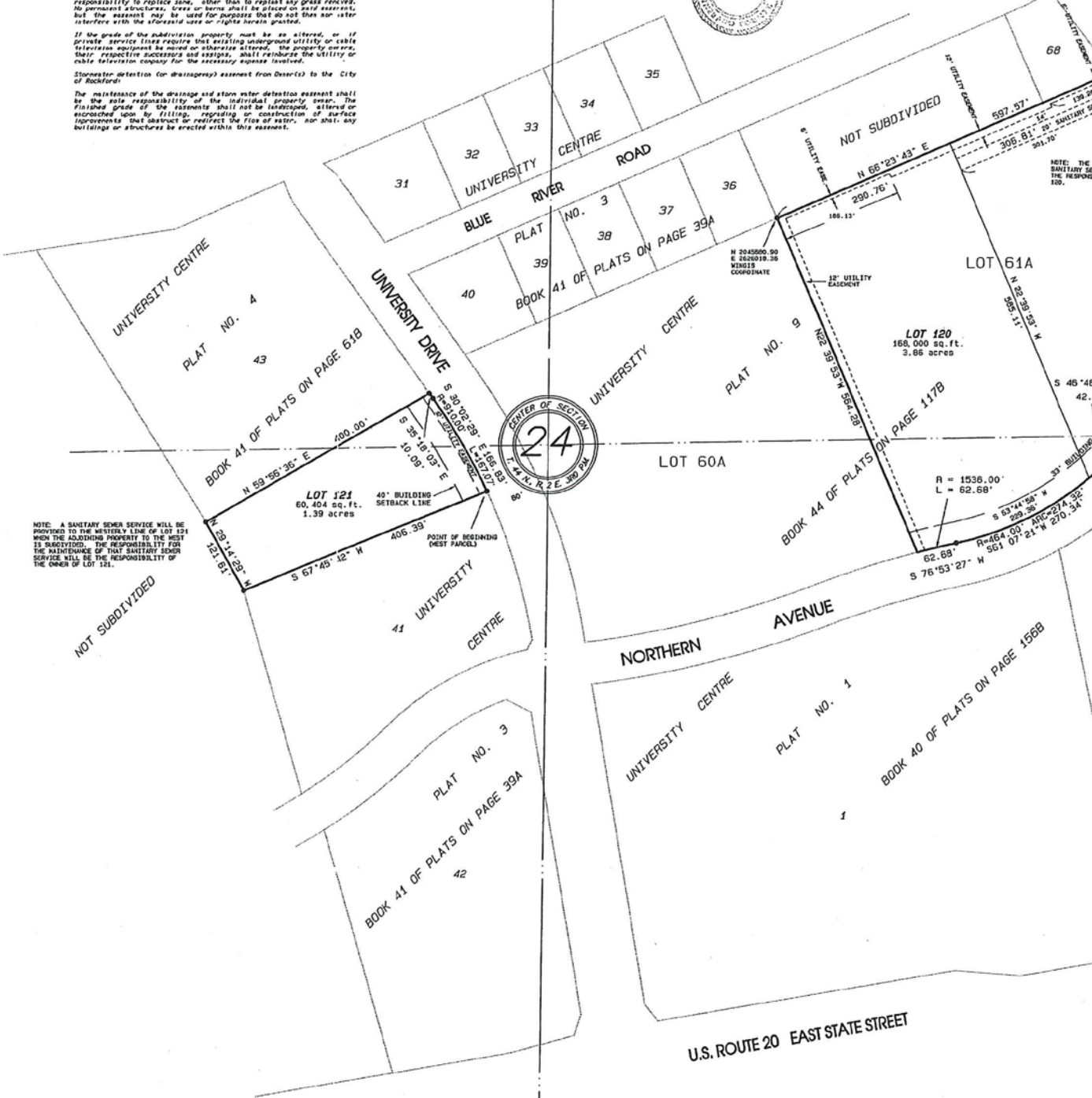
The maintenance of the drainage and storm water detention easement shall be the sole responsibility of the individual property owner. The finished grade of the easement shall not be interrupted, altered or encroached upon by filling, grading or construction of surface improvements that obstruct or redirect the flow of water, nor shall any buildings or structures be erected within this easement.

This is to certify that the City Council of the City of Rockford did, at its meeting of the 4th day of September, 2005, approve this Plat and authorize it to be recorded.

In witness thereof, I, Patrick W. Hayes, Legal Director for the City of Rockford, have hereunto set my hand and affixed the seal of said City of Rockford this 18th day of September, 2005.



Legal Director



NOTE: A SANITARY SEWER SERVICE WILL BE PROVIDED TO THE WESTERLY LINE OF LOT 121 WHEN THE ADJOINING PROPERTY TO THE WEST IS SUBDIVIDED. THE RESPONSIBILITY FOR THE MAINTENANCE OF THAT SANITARY SEWER SERVICE WILL BE THE RESPONSIBILITY OF THE OWNER OF LOT 121.

Having reviewed the recommendations of the Department of Planning Division, Department of Community Development and the conditions placed on this Final Plat by City Council, and finding substantial conformity with all pertinent laws, rules, and regulations and the tentative plat of this subdivision as conditionally approved, this plat is given final approval this 28th day of September, 2005.

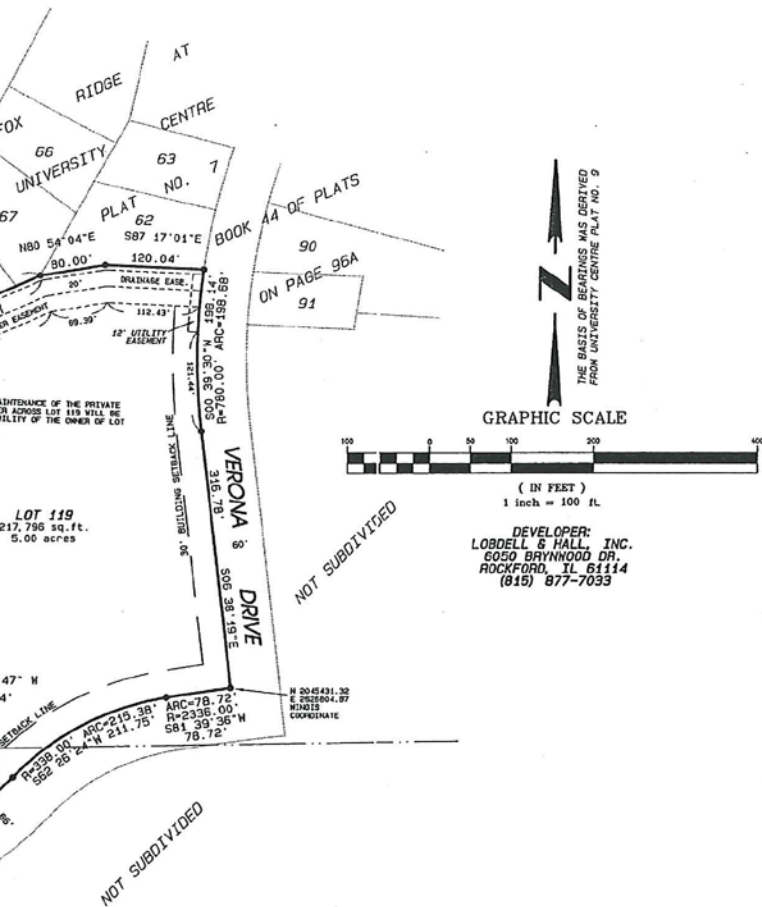
Neel M. Duff
City Plat Officer

Filed for record this 4 day of October, 2005, at 8 o'clock A.M., recorded in Book 47 of Plats, page 4 and examined.

James H. Slaff
County Recorder

Document Number 055-9868

SUBDIVISION PLATS - Tracts 6 & 7



I hereby certify that, at the request of the owners, I have surveyed, resubdivided and subdivided according to University Centre Plat No. 11 Subdivision, a part of Section 24, Township 44 North, Range 2 East of the 3rd Principal Meridian, bounded and described as follows: All of Lot 61A as designated upon University Centre Plat No. 9, the plat of which is recorded in Book 44 of Plats or page 117B in the Recorder's office of Winnebago County, Illinois. Also, beginning at the northeast corner of Lot 41 as designated upon University Centre Plat No. 3, the plat of which is recorded in Book 41 of Plats on page 39A in said Recorder's office; thence South 67 degrees 45 minutes 42 seconds West, along the northerly line of said Lot 41, a distance of 406.39 feet to the northwest corner of said Lot 41; thence North 29 degrees 14 minutes 29 seconds West, 121.61 feet to the southwest corner of Lot 43 in University Centre Plat No. 4, the plat of which is recorded in Book 41 of Plats on page 61B in said Recorder's office; thence North 59 degrees 56 minutes 36 seconds East, along the southerly line of said Lot 43, a distance of 400.00 feet to the southeast corner of said Lot 43; and to the westerly line of University Drive as designated upon University Centre Plat No. 2, the plat of which is recorded in Book 40 of Plats on page 185A; thence South 35 degrees 18 minutes 03 seconds East, along said line, 10.09 feet; thence southeasterly, along a tangential curve to the right with a radius of 910.00 feet, an arc distance of 167.07 feet to the point of beginning (the chord across said curve bears South 30 degrees 02 minutes 29 seconds East, 166.83 feet); Situated in the City of Rockford, County of Winnebago, State of Illinois, and containing 10.243 acres.

Dimensions are given in feet and decimals of a foot. Iron pins 3/4-inch in diameter and 4 feet long have been found or set at all points marked on the plat with a solid dot and iron pins 5/8-inch in diameter and 3 feet long have been set at all other lot corners except as otherwise noted. All distances along curved lines are chord distances unless otherwise noted.

I further certify that this plat is situated within the corporate limits of a city which has adopted a city plan and is exercising the special powers authorized by Division 2 of Article 11 of the Illinois Municipal Code, as now or hereafter amended and that no part of the property covered by this plat is situated within a special flood hazard area as identified by the Federal Emergency Management Agency for the County of Winnebago on Community-Panel No. 170720 0020 B dated November 19, 1980.

Given under my hand and seal this 20th day of June 2005 at Rockford, Illinois.



Gordon F. Stannard
Gordon F. Stannard
Illinois Professional Land Surveyor
No. 2388 (Exp. 11-30-06)

As owners, we hereby certify that we have caused the land described in the foregoing affidavit of the surveyor, to be surveyed, divided, and mapped as presented on this Plat. All streets, alleys, walkways, parks, playgrounds and school sites shown on this plat are hereby dedicated to the public for public purposes, and all easements shown are subject to the Easement Provisions hereon. We further certify that there are no liens or encumbrances on the property contained in this plat except those shown hereon. We further certify that to the best of our knowledge, this land is situated in School District #205 in Winnebago County, Illinois.

This statement is based solely upon information and belief, upon information furnished by the owner or owners of the land, and the surveyor has no personal knowledge of any of the facts or statements herein contained.

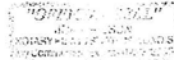
LaSalle Bank National Association as Successor Trustee to Bank One, Illinois N.A., as Trustee under Trust No. 3728 and not personally

2355 S. Arlington Heights Road 5th Floor Arlington Heights, IL 60005

By: *James Wilson*
Attest: *James Wilson*
LaSalle Bank National Association
Bylaws

I, *James Wilson*, a Notary Public in and for the County of Winnebago in the State of Illinois, do hereby certify that *LaSalle Bank National Association* and *James Wilson*, respectively, of LaSalle Bank National Association as Successor Trustee to Bank One, Illinois, N.A., as Trustee under Trust No. 3728, whose names are subscribed to the foregoing instrument, acknowledged that they signed, and delivered the foregoing instrument as *Vice President* and *President* of said corporation and caused the seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 20th day of September, 2005.



James Wilson
Notary Public

I, *David F. Johnson*, County Clerk of Winnebago County in the State of Illinois, do hereby certify that I find no delinquent general taxes, unpaid current general taxes, delinquent special assessments or unpaid current special assessments against the lands embraced within University Centre Plat No. 11 Subdivision, thereof, I have hereunto set my hand and seal of the County of Winnebago, this 21st day of SEPTEMBER, 2005.

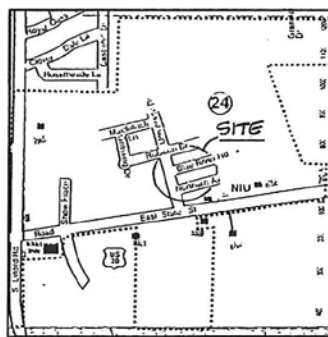
David F. Johnson
County Clerk
David F. Johnson
County Clerk



I hereby certify that I have reviewed and approved the drainage study for the property embraced within University Centre Plat No. 11 Subdivision. Construction plans have been submitted and approved, and all public improvements have been built as required, or security in a sufficient amount has been provided for this construction.

Dated this 28th day of SEPTEMBER, 2005.

Joan W. Hollander
City Engineer

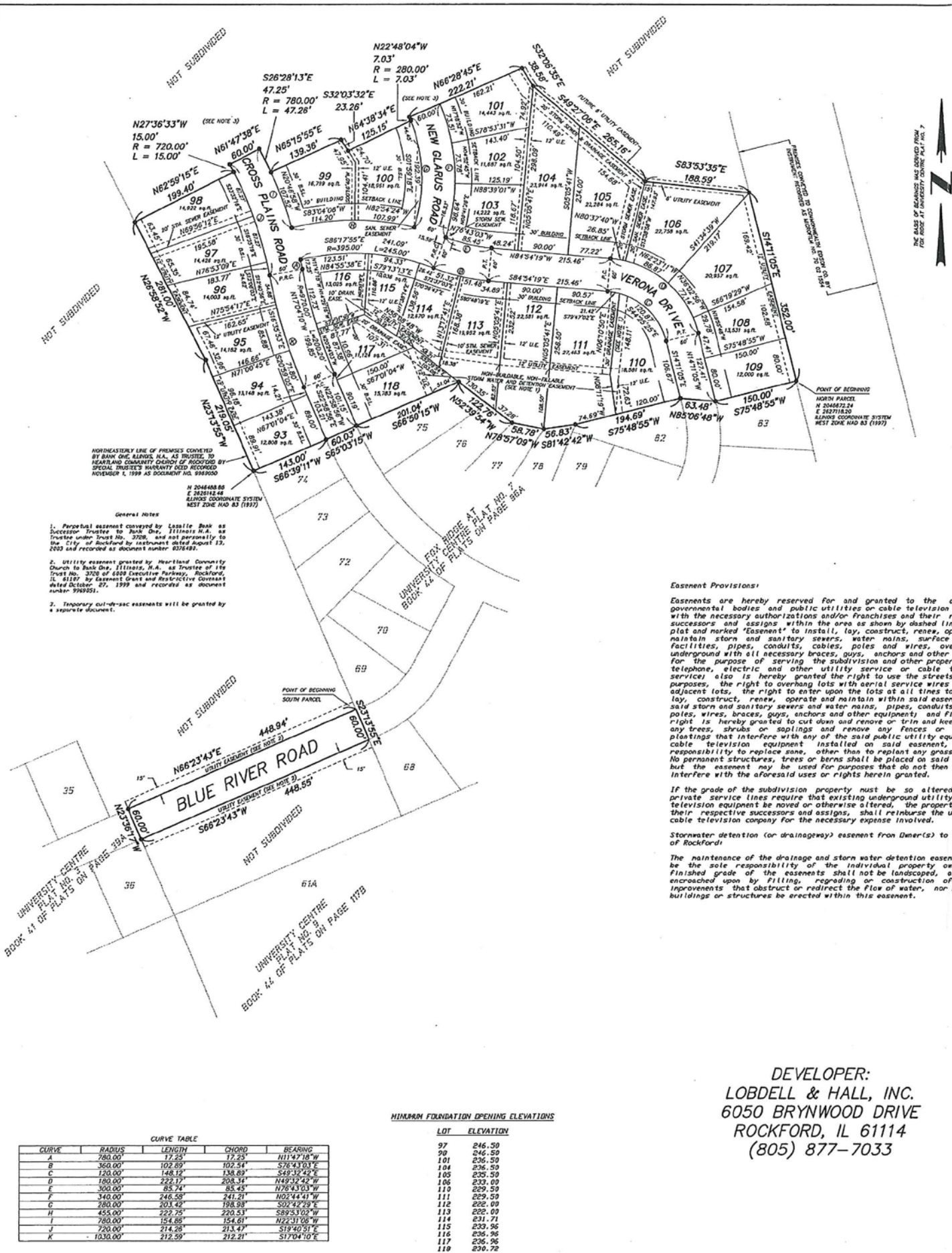


LOCATION MAP

UNIVERSITY CENTRE PLAT NO. 11
BEING A SUBDIVISION OF PART OF THE EAST 1/2
OF SECTION 24, T. 44N., R. 2E. OF THE 3RD P.M.
AND A RESUBDIVISION OF LOT 61A IN UNIVERSITY
CENTRE PLAT NO. 9
ROCKFORD, ILLINOIS - WINNEBAGO COUNTY

<p>Arnold Lundgren & Associates Professional Engineers and Land Surveyors Block Design Firm No. 184-003389 803 N. Church Street - Rockford, IL 61103 (815) 968-8081 - Fax (815) 962-6409 www.arnold-lundgren.com</p>	DATE	6-20-05	REVISION	7-15-05
	BY	GFS		
	APPROVED	GFS		
	CHECKED	19399-11		

SUBDIVISION PLATS - Tracts 10-22



DEVELOPER:
LOBDELL & HALL, INC.
6050 BRYNWOOD DRIVE
ROCKFORD, IL 61114
(805) 877-7033

SUBSIDIARY PLATS - Tracts 10-22

I hereby certify that, at the request of the owners, I have surveyed and subdivided according to the Plat of Fox Ridge at University Centre Plat No. 10, a portion of the Northeast 1/4 of Section 24, Township 44 North, Range 2 East of the 3rd Principal Meridian, bounded and described as follows: Beginning at the northeast corner of Lot 83 as designated upon Fox Ridge at University Centre Plat No. 7, the plat of which is recorded in Book 44 of Plats on page 96A in the Recorder's Office of Winnebago County, Illinois; (the following nine courses are coincident with the northerly boundary of said Plat No. 7) thence South 75 degrees 40 minutes 55 seconds West, 250.00 feet; thence North 65 degrees 06 minutes 48 seconds West, 63.48 feet; thence South 75 degrees 40 minutes 55 seconds West, 194.69 feet; thence South 81 degrees 42 minutes 42 seconds West, 55.83 feet; thence North 78 degrees 57 minutes 09 seconds West, 38.79 feet; thence North 32 degrees 39 minutes 54 seconds West, 122.76 feet; thence South 66 degrees 50 minutes 15 seconds West, 201.04 feet; thence South 65 degrees 03 minutes 15 seconds West, 60.03 feet; thence South 65 degrees 59 minutes 11 seconds West, 143.00 feet to the northeast corner of Lot 74 in Fox Ridge at University Centre Plat No. 7 and to the northeasterly line of premises conveyed by Bank One, Illinois, N.A., as Trustee, to Heartland Community Church of Rockford by special trustee's warranty deed recorded November 1, 1999 as document no. 9969030; thence North 23 degrees 13 minutes 55 seconds West, along said line, 219.05 feet; thence North 26 degrees 58 minutes 32 seconds West, along said line, 281.00 feet; thence North 62 degrees 59 minutes 15 seconds East, 199.40 feet; thence northeasterly, along a non-tangent curve to the left with a radius of 720.00 feet, an arc distance of 15.00 feet (the chord across said curve bears North 27 degrees 26 minutes 33 seconds East, 15.00 feet); thence North 61 degrees 47 minutes 38 seconds East, 60.00 feet; thence southeasterly, along a non-tangent curve to the right with a radius of 780.00 feet, an arc distance of 47.86 feet (the chord across said curve bears South 26 degrees 28 minutes 13 seconds East, 47.25 feet); thence North 65 degrees 15 minutes 55 seconds East, 139.36 feet; thence South 32 degrees 03 minutes 32 seconds East, 23.26 feet; thence North 64 degrees 38 minutes 34 seconds East, 163.15 feet; thence northeasterly, along a non-tangent curve to the left with a radius of 280.00 feet, an arc distance of 7.03 feet (the chord across said curve bears North 64 degrees 49 minutes 04 seconds West, 7.03 feet); thence North 66 degrees 28 minutes 43 seconds East, 222.21 feet; thence South 32 degrees 06 minutes 35 seconds East, 38.58 feet; thence South 49 degrees 27 minutes 06 seconds East, 265.16 feet; thence South 83 degrees 53 minutes 35 seconds East, 189.59 feet to the southeasterly line of premises conveyed to Commonwealth Edison Company by instrument recorded as microfilm number 70 32 1554; thence South 14 degrees 11 minutes 05 seconds East, 252.00 feet to the point of beginning. Also a part of the Northeast 1/4 of Section 21, Township 44 North, Range 2 East of the 3rd Principal Meridian, bounded and described as follows: Beginning at the southeast corner of Lot 69 as designated upon Fox Ridge at University Centre Plat No. 7, as aforesaid; thence South 23 degrees 13 minutes 55 seconds East, along the westerly line of said Plat No. 7, a distance of 60.00 feet to the northeast corner of Lot 68; thence South 65 degrees 23 minutes 17 seconds West, 448.35 feet to the northeast corner of Lot 36 as designated upon University Centre Plat No. 3, the plat of which is recorded in Book 41 of Plats on page 39A; thence North 23 degrees 38 minutes 17 seconds West, along the easterly line of said Plat No. 3, a distance of 60.00 feet to the northeast corner of Blue River Road in said plat; thence North 66 degrees 23 minutes 43 seconds East, 448.94 feet to the point of beginning. Both of the above parcels are situated in the City of Rockford, State of Illinois, County of Winnebago and together, containing 12.631 acres.

Dimensions are given in feet and decimals of a foot. Iron pins 3/4-inch in diameter and 4 feet long have been found or set at all points marked on the plat with a solid dot and iron pins 1/2-inch in diameter and 3 feet long have been set at all other lot corners except as otherwise noted. All distances along curved lines are chord distances unless otherwise noted.

I further certify that this plat is situated within the corporate limits of a city which has adopted a city plan and is exercising the special powers authorized by Division 12 of Article 11 of the Illinois Municipal Code, as now or hereafter amended and that no part of the property covered by this plat is situated within a special flood hazard area as identified by the Federal Emergency Management Agency for the County of Winnebago on Community-Panel No. 170720 0020 B dated November 19, 1998.

Given under my hand and seal this 14th day of March 2005 at Rockford, Illinois.



Gordon F. Stannard
Illinois Professional Land Surveyor
No. 2398 (Exp. 11-30-06)

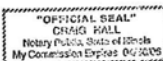
As owners, we hereby certify that we have caused the land described in the foregoing affidavit of the surveyor, to be surveyed, divided, and mapped as presented on this Plat. All streets, alleys, walkways, parks, playgrounds and school sites shown on this plat are hereby dedicated to the public for public purposes, and all easements shown are subject to the Easement Provisions hereon. We further certify that there are no liens or encumbrances on the property contained in this plat except as shown on the plat. We further certify that to the best of our knowledge, this land is situated in School District 8203 in Winnebago County, Illinois.

Heartland Community Church
351 Executive Parkway
Rockford, IL 61107
(South of Highway 14)
By: Mark Sanford
Chairman

LaSalle Bank National Association as
Successor Trustee to Bank One,
Illinois N.A., as Trustee under Trust
No. 3728, and not personally
2335 S. Arlington Heights Road 5th
Floor Arlington Heights, IL 60007
(North parcel) is not personally
By: Jane B. Zarzycki great officer
Attestation not required by
LaSalle Bank National Association
Bylaws

I, Craig Hall, a Notary Public in and for the County of Winnebago, in the State of Illinois, do hereby certify that Mark Sanford, Chairman of Heartland Community Church of 351 Executive Parkway, Rockford, IL 61107, personally known to me to be the same person(s) whose name(s) is (are) subscribed to the foregoing instrument, appeared before me this day in person and (severally) acknowledged that he (they) signed, sealed and delivered said instrument as his (their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 14th day of April, 2005.



Craig Hall
Notary Public

I, Jean Wilson, a Notary Public in and for the County of Cook, in the State of Illinois, do hereby certify that Jane B. Zarzycki, in the Trust Officer of LaSalle Bank National Association as Successor Trustee to Bank One, Illinois, N.A., as Trustee under Trust No. 3728, and not personally, whose name is subscribed to the foregoing instrument, acknowledged that they signed, and delivered the foregoing instrument as Trust Officer of said corporation and caused the seal of said corporation to be affixed thereto pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 21st day of April, 2005.



Jean Wilson
Notary Public

I, David F. Johnson, County Clerk of Winnebago County in the State of Illinois, do hereby certify that I find no delinquent general taxes, unpaid current general taxes, delinquent special assessments or unpaid current special assessments against the lands embraced within Fox Ridge at University Centre Plat No. 10 Subdivision. In witness whereof, I have hereunto set my hand and seal of the County of Winnebago this 14th day of March, 2005.



David F. Johnson
County Clerk

I hereby certify that I have reviewed and approved the drainage study for the property embraced within the Fox Ridge at University Centre Plat No. 10 Subdivision. Construction plans have been submitted and approved, and all public improvements have been built as required, or security in a sufficient amount has been provided for this construction.

Dated this 30th day of June, 2005.

John M. Hollander
City Engineer

This is to certify that the City Council of the City of Rockford did, at its meeting of the 14th day of April, 2005, approve this Plat and authorize it to be recorded.

In witness whereof, I, Patrick W. Hayes, Legal Director for the City of Rockford, have hereunto set my hand and affixed the seal of said City of Rockford this 30th day of June, 2005.



Patrick W. Hayes
Legal Director

Having reviewed the recommendations of the Planning Division, Department of Community Development, and the conditions placed on this Final Plat by City Council, and finding substantial conformity with all pertinent laws, rules and regulations and the tentative plat of this subdivision as conditionally approved, this plat is given final approval this 30th day of July, 2005.

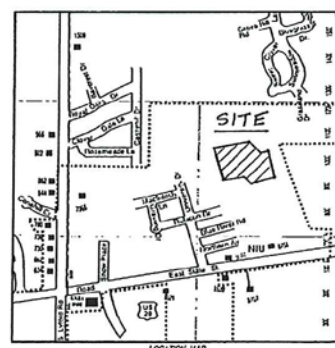
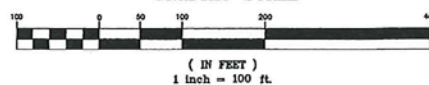
Paul Capner
City Plat Officer
(Acting)

Filed for record this 5th day of July, 2005, at 2 o'clock P.M., recorded in Book 45 of Plats, page 132 and examined.

James M. Stang
City Recorder

Document Number 0528435

GRAPHIC SCALE



FOX RIDGE AT UNIVERSITY CENTRE PLAT NO. 10

PART OF THE NORTHEAST 1/4 OF SECTION 24,
TOWNSHIP 44 NORTH, RANGE 2 EAST OF THE
THIRD PRINCIPAL MERIDIAN
ROCKFORD, ILLINOIS - WINNEBAGO COUNTY



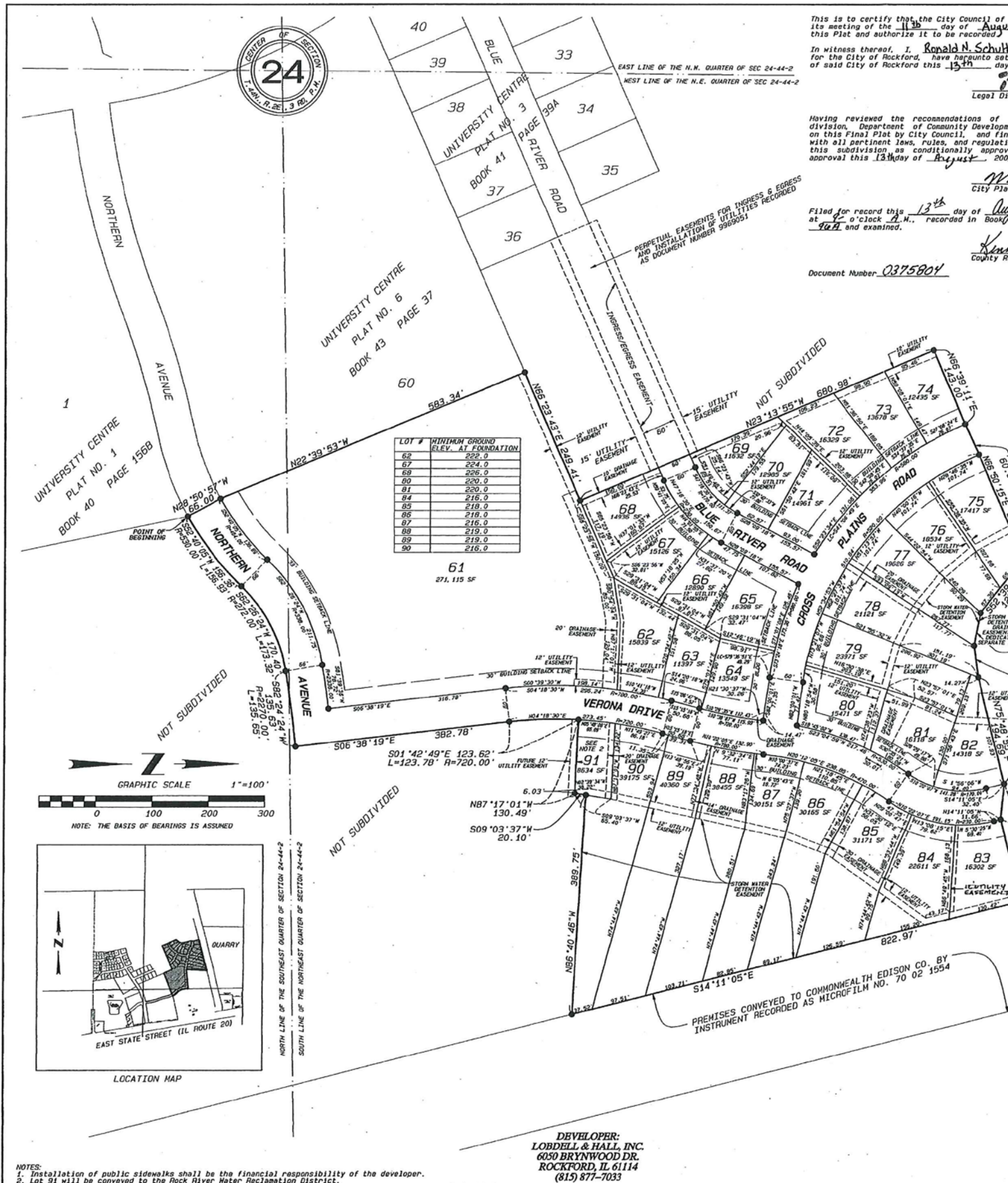
Arnold Lundgren & Associates
Professional Engineers and Land Surveyors
Illinois Design Firm No. 164-002089
801 N. Church Street • Rockford, IL 61103
(815) 968-8881 • Fax (815) 962-6409
www.arnoldlundgren.com



DRAWN BY
GFS
APPROVED
GFS
CHECKED
1939-10

DATE
6-14-04
BY
GFS
APPROVED
GFS
CHECKED
1939-10

SUBDIVISION PLATS - Tracts 23-25



This is to certify that the City Council of its meeting of the 13th day of August 2003, has approved this Plat and authorize it to be recorded.

In witness thereof, I, **Ronald N. Schulz**, for the City of Rockford, have hereunto set my hand and the seal of said City of Rockford this 13th day of August 2003.

Legal Di

Having reviewed the recommendations of the City of Rockford, Department of Community Development, on this Final Plat by City Council, and find with all pertinent laws, rules, and regulations, this subdivision as conditionally approved approval this 13th day of August 2003.

City Pla

Filed for record this 13th day of August 2003, at 1:00 o'clock P.M., recorded in Book 948 and examined.

County R

Document Number **0375804**

PREMISES CONVEYED TO COMMONWEALTH EDISON CO. BY INSTRUMENT RECORDED AS MICROFILM NO. 70 02 1554

SUBDIVISION PLATS - Tracts 13-25

the City of Rockford did, at
2003 approve

Legal Director
my hand and affixed the seal
of August 2003.

the Department of Planning
ent and the conditions placed
ding substantial conformity
ed, this plat is given final

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

2003
of Plats, page

I hereby certify that, at the request of the owners, I have surveyed and subdivided according to the Plat of Fox Ridge at University Centre
Plat No. 7 Subdivision, a part of the East Half 1/2 of Section 24,
Township 44 North, Range 2 East of the 3rd Principal Meridian, bounded
and described as follows: Beginning at the northeast corner of Lot 1 as
designated upon University Centre Plat No. 1, the plat of which is
recorded in Book 40 of Plats on page 1589 in the Recorder's Office of
Winnebago County, Illinois; thence North 20 degrees 50 minutes 57
seconds West, along the northerly line of said Plat No. 1, a
distance of 66.00 feet to the northeast corner of said Plat No. 1;
thence North 22 degrees 39 minutes 53 seconds West, along the easterly
line of Lot 60 as designated upon University Centre Plat No. 6, a
distance of 583.34 feet to the northeast corner of said Lot 60; thence
North 66 degrees 23 minutes 43 seconds East, 249.41 feet; thence North
23 degrees 13 minutes 55 seconds West, 680.98 feet; thence North 65
degrees 39 minutes 11 seconds East, 143.00 feet; thence North 65
degrees 03 minutes 15 seconds East, 60.03 feet; thence North 66 degrees
50 minutes 15 seconds East, 201.04 feet; thence South 52 degrees 39
minutes 54 seconds East, 122.76 feet; thence South 78 degrees 57
minutes 09 seconds East, 58.78 feet; thence North 81 degrees 42 minutes
42 seconds East, 86.93 feet; thence North 75 degrees 48 minutes 55
seconds East, 194.69 feet; thence South 85 degrees 05 minutes 48 seconds
East, 63.40 feet; thence North 75 degrees 48 minutes 55 seconds East,
150.00 feet to the westerly line of premises conveyed to Commonwealth
Edison Company by instrument recorded as Microfilm No. 70 02 1554;
thence South 14 degrees 11 minutes 05 seconds East, along said line,
622.57 feet; thence North 86 degrees 40 minutes 48 seconds West, 389.75
feet; thence North 09 degrees 03 minutes 37 seconds West, 20.10 feet;
thence North 87 degrees 11 minutes 01 seconds West, 130.49 feet; thence
southeasterly, along a non-tangent curve to the left with a radius of
720.00 feet, an arc distance of 123.78 feet (the chord across said
curve bears South 01 degrees 42 minutes 49 seconds East, 123.62 feet);
thence South 33 minutes 19 seconds East, 382.78 feet; thence
southwesterly, along a non-tangent curve to the left with a radius of
272.00 feet, an arc distance of 173.32 feet (the chord across said
curve bears South 05 degrees 58 minutes 54 seconds West, 170.40
feet); thence southwesterly, along a tangential curve to the right with
a radius of 530.00 feet, an arc distance of 156.93 feet to the point
of beginning (the chord across said curve bears South 56 degrees 49
minutes 05 seconds West, 156.36 feet. Situated in the City of
Rockford, State of Illinois, County of Winnebago and containing 23.408
acres.

Dimensions are given in feet and decimals of a foot. Iron pins 3/4-inch
in diameter and 4 feet long have been found or set at all points marked
on the plat with a solid dot and iron pins 5/8-inch in diameter and 3
feet long have been set at all other lot corners otherwise
noted. All distances along curved lines are chord distances unless
otherwise noted.

I further certify that this plat is situated within the corporate limits
of a city which has adopted a city plan and is exercising the special
powers authorized by Division 12 of Article 11 of the Illinois Municipal
Code, as now or hereafter amended and that no part of the property
covered by this plat is situated within a special flood hazard area as
identified by the Federal Emergency Management Agency for the County of
Winnebago on Community-Panel No. 170720 0020 B dated November 19, 1990.

Given under my hand and seal this 30th day of September 2002 at Rockford,
Illinois.



Gordon F. Stannard
Illinois Professional Land Surveyor
No. 2388 (Exp. 11-30-02)

As owners, we hereby certify that we have caused the land described in
the foregoing affidavit of the surveyor, to be surveyed, divided, and
mapped as presented on this plat. All streets, alleys, walkways, parks,
playgrounds and school sites shown on this plat are hereby dedicated to
the public for public purposes, and all easements shown are subject to
the Easement Provisions herein. We further certify that there are no
liens or encumbrances on the property contained in this plat except
those noted herein. We further certify that the
best of our knowledge, this land is situated in School District #205 in
Winnebago County, Illinois.

LeSalle Bank National Association as
Successor Trustee to Bank One,
Illinois N.A., as Trustee under Trust
No. 3728 and not personally
2335 S. Arlington Heights Road 5th
Floor Arlington Heights, IL 60005

By *James B. Zakrzewski*
James B. Zakrzewski, Notary Public
LeSalle Bank National Association

Bylaws

I, ANNETTE N. BRUSCA, a Notary Public in and for the County of
Winnebago, State of Illinois, do hereby certify
that *JAMES B. ZAKRZEWSKI* and *Trust Officer* respectively of
LeSalle Bank National Association as Successor Trustee to Bank One,
Illinois, N.A., as Trustee under Trust No. 3728, whose names are
subscribed to the foregoing instrument, acknowledged that they signed
and delivered the foregoing instrument as Trust Officers, and
of said corporation and caused the seal of said
corporation to be affixed thereto, pursuant to authority given by the
Board of Directors of said corporation, as their free and voluntary act
of said corporation for the uses and purposes therein set forth.

Given, under my hand and Notary Seal this 24th day of July
2002.



Annette N. Brusca
Notary Public

I, David F. Johnson, County Clerk of Winnebago County in the
State of Illinois, do hereby certify that I find no delinquent
general taxes, unpaid current general taxes, delinquent special
assessments or unpaid special assessments against the lands
embraced within Fox Ridge at University Centre Plat No. 7 Subdivision.
In witness whereof, I have hereunto set my hand and seal of the County of
Winnebago this 12 day of August 2003.



David F. Johnson
County Clerk
By *Charlotte Mathison*
Deputy

I hereby certify that I have reviewed and approved the drainage study for
the property embraced within the Fox Ridge at University Centre Plat No.
7 Subdivision. Construction plans have been submitted and approved, and
all public improvements have been provided for this construction.

Dated this 12th day of August 2003.

David T. Moley
City Engineer

Easement Provisions

An easement is hereby reserved for and granted to the designated
governmental bodies and public utilities or cable television companies
with the necessary authorizations and/or franchises and their respective
successors and assigns within the area as shown by dashed lines on the
plat and marked "Easement" to install, lay, construct, renew, operate
and maintain storm and sanitary sewers, water mains, surface drainage
facilities, pipes, conduits, cables, poles and wires, overhead and
underground, with all necessary braces, guys, anchors and other equipment
for the purpose of serving the subdivision and other properties with
telephone, electric, gas and other utility service or cable television
service; also is hereby granted, the right to use the streets for said
purposes, the right to overhang lots with aerial service wires to serve
adjacent lots, the right to enter upon the lots at all times to install,
lay, construct, renew, operate and maintain within said easement area
said storm and sanitary sewers and water mains, pipes, conduits, cables,
poles, wires, braces, guys, anchors and other equipment and finally the
right is hereby granted to cut down and remove or trim and keep trimmed
any trees, shrubs or saplings that interfere with any of the said public
utility equipment or cable television equipment installed on said
easement. No permanent buildings or trees shall be planted on said
easement, but same may be used for purposes that do not then or later
interfere with the aforesaid uses or rights herein granted.

If the grade of the subdivision property must be so altered or if private
storm and sanitary sewer facilities require that the underground utility
or cable television equipment be moved or otherwise altered, the private
owners, their respective successors and assigns shall reimburse the
utility company or cable television company for the necessary expense
involved.

The maintenance of the drainage and storm water detention easements shall
be the sole responsibility of the individual property owners. The
easements shall not be landscaped, altered, encroached upon by filling,
regrading or construction of surface improvements that obstruct or redirect the flow of water, nor shall any
buildings or structures be erected within these easements.

An easement for serving the subdivision and other property with electric
and communications service is hereby reserved for and granted to
Commonwealth Edison Company and Ameritech Telephone a.k.a. Illinois Bell
Company. Grantees, successors and assigns, jointly and severally, to
construct, operate, repair, maintain, modify, reconstruct, replace,
supplement, relocate and remove, from time to time, poles, guys,
anchors, wires, cables, conduits, manholes, transformers, pedestals,
equipment cabinets or other facilities used in connection with
overhead and underground transmission and distribution of electricity,
communications, sounds and signals in, over, under, across, along and
upon the surface of the property shown within the dashed or dotted lines
for similar designation on the plat and marked "Easement". "Utility
Easement". "Public Utility Easement". "P.U.E." (or similar designation),
the property designated in the Declaration of Condominium and/or on this
plat as "Common Elements" and the property designated on the plat as
"Common Area or Areas", and the property designated on the plat for
streets and alleys, whether public or private, together with the rights
to install required service connections over or under the surface of each
lot and common area or areas to serve improvements thereon, or on
adjacent lots, and common area or areas, the right to cut, trim or remove
trees, bushes and roots and saplings and to clear obstruction from the
surface and subsurface as may be reasonably required incident to the
rights herein given, and the right to enter upon the subdivided property
for all such purposes. Obstructions shall not be placed over Grantees'
facilities or in, upon or over the property within the dashed or dotted
lines (or similar designation) marked "Easement". "Utility Easement".
"Public Utility Easement". "P.U.E." (or similar designation), without
prior written consent of Grantees. After installation of any such
facilities, the grade of the subdivided property shall not be altered in
a manner so as to interfere with the proper operation and maintenance
thereof. The term "Common Elements" shall have the meaning set forth for
such term in Section 605/2(e) of the "Condominium Property Act" (Illinois
Compiled Statutes, Ch. 765, Sec. 605/2(e)), as amended from time to time.
The term "Common Area or Areas" is defined as a lot, parcel or area of real property,
the beneficial use and enjoyment of which is reserved in whole as an appurtenance to the separately owned
lots, parcels or areas within the planned development even though such be
otherwise designated on the plat by terms such as, "outlots", "common
elements", "open space", "open area", "common ground", "parking" and
"common area". The term "Common Area or Areas" and "Common Elements"
includes real property surfaced with interior driveways and walkways, but
excludes real property physically occupied by a building, Service
Business District or structure such as a pool, retention pond or
mechanical equipment. Relocation of facilities will be done by Grantees
at cost of Grantor/Lot Owner, upon written request.

An easement is hereby reserved for and granted to NICOR GAS, its
successors and assigns to install, operate, maintain, repair, replace and
remove, facilities used in connection with the transmission and
distribution of natural gas in, over, under, across, along and upon the
surface of the property shown on this plat marked "Easement". "Common
Area or Areas" and streets and alleys, whether public or private, and the
property designated in the Declaration of Condominium and/or on this plat
as "Common Elements", together with the right to install required service
connections over or under the surface of each lot and Common Area or
Areas to serve improvements thereon, or on adjacent lots, and Common Area
or Areas, and to serve other property, adjacent or otherwise, and the
right to remove obstructions, including but not limited to, trees,
bushes, roots and fences, as may be reasonably required incident to the
rights herein given, and the right to enter upon the property for all
such purposes. Obstructions shall not be placed over Nicor's facilities
or in, upon or over the property identified on this plat for utility
purposes without the prior written consent of Nicor. After installation
of any such facilities, the grade of the property shall not be altered in
a manner so as to interfere with the proper operation and maintenance
thereof.

The term "Common Elements" shall have that meaning set forth for such
term in Section 605/2(e) of the "Condominium Property Act" (Illinois
Compiled Statutes, Ch. 765, Sec. 605/2(e)), as amended from time to time.

The term "Common Area or Areas" is defined as a lot, parcel or area of
real property, including real property surfaced with interior driveways
and walkways, the beneficial use and enjoyment of which is reserved in
whole as an appurtenance to the separately owned lots, parcels or areas
within the property, even though such areas may be designated on this
plat by other terms.

FOX RIDGE AT UNIVERSITY CENTRE PLAT NO. 7 BEING A PART OF THE EAST 1/2 OF SECTION 24, T.44N., R.2E., 3RD P.M. ROCKFORD, ILLINOIS WINNEBAGO COUNTY

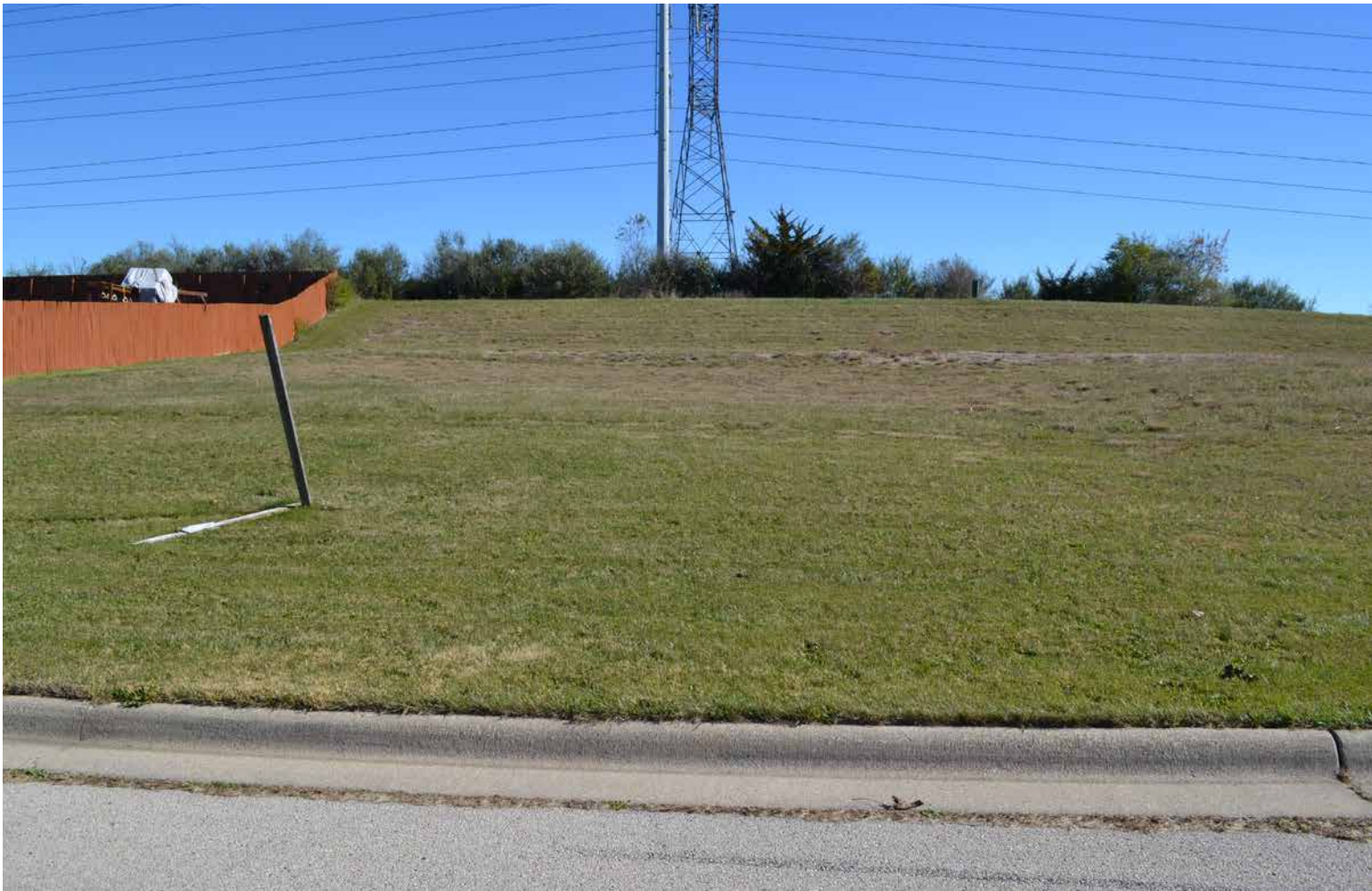


Arnold Lundgren & Associates

Professional Engineers and Land Surveyors
1234 Fourth Avenue • Rockford, IL 61103
(815) 968-4001 • Fax (815) 968-4009
Illinois Professional Design Firm No. 184-002889

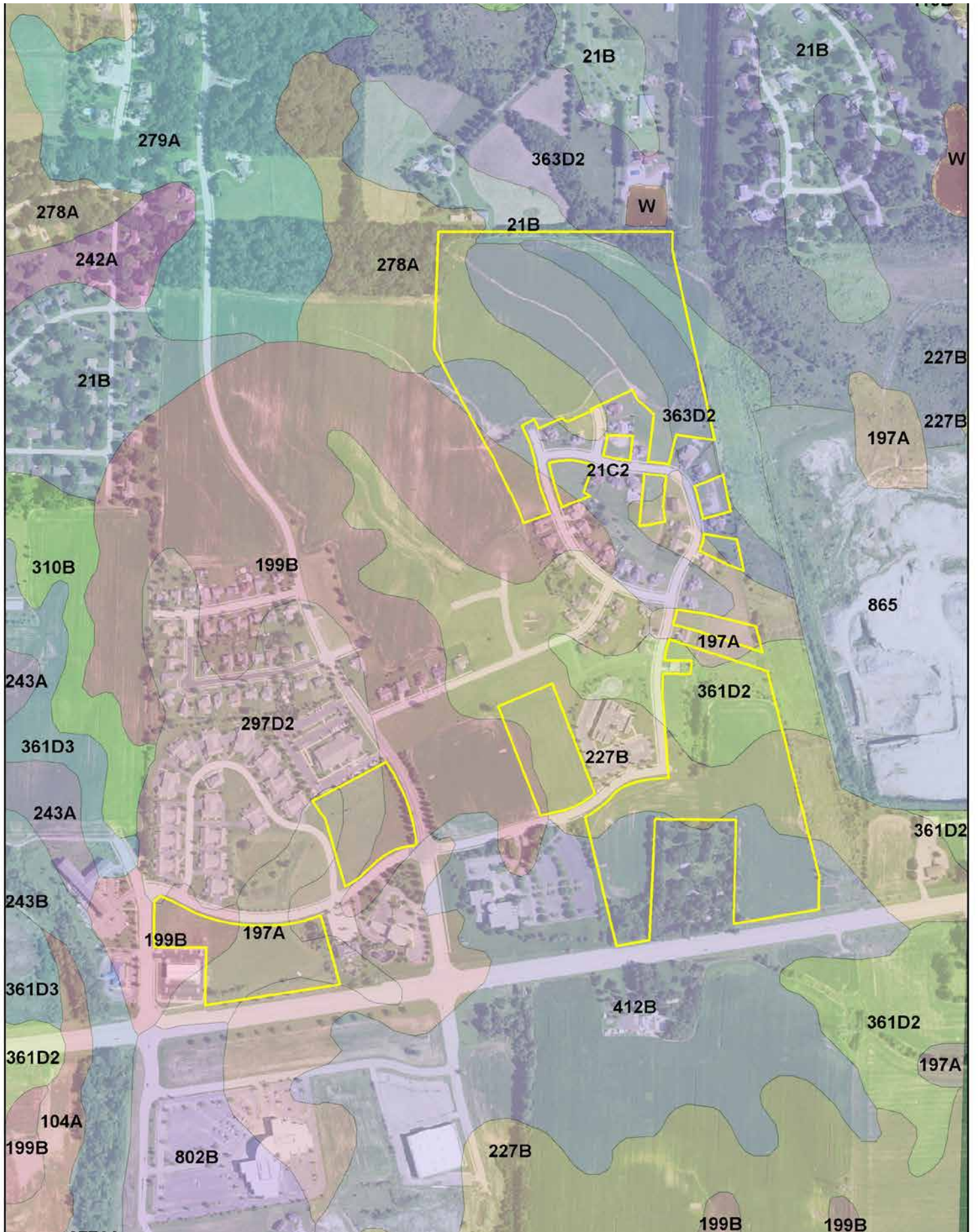
DATE	REVISIONS	PER CITY REVIEW
SEPT. 3, 2002	11-13-02 AFG	GROUND ELEV.
BY AFG	05-16-03 AFG	
APPROVED		
GS		
ORDER NO.	19399-8	

44-96A

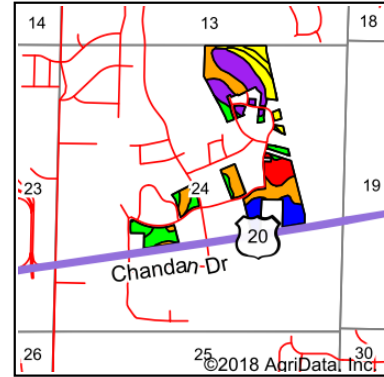


SOIL INFORMATION

SOIL MAP



SOIL MAP



State: **Illinois**
 County: **Winnebago**
 Location: **24-44N-2E**
 Township: **Rockford**
 Acres: **63.87**
 Date: **10/24/2018**

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By:
surety
 CUSTOMIZED ONLINE MAPPING
 © AgriData, Inc. 2018 www.AgriDataInc.com

Area Symbol: IL201, Soil Area Version: 14													
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Subsoil rooting a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A b	Sorghum c Bu/A	Alfalfa d hay, T/A	Grass-legume e hay, T/A	Crop productivity index for optimum management
**21C2	Pecatonica silt loam, 5 to 10 percent slopes, eroded	13.00	20.4%		FAV	**143	**46	**56	**72	0	**4.20	0.00	**105
**227B	Argyle silt loam, 2 to 5 percent slopes	9.28	14.5%		FAV	**162	**53	**64	**83	0	**4.97	0.00	**121
**412B	Ogle silt loam, 2 to 5 percent slopes	7.53	11.8%		FAV	**175	**56	**69	**94	0	**5.84	0.00	**130
**363D2	Griswold loam, 6 to 12 percent slopes, eroded	6.95	10.9%		FAV	**145	**48	**60	**72	0	**4.44	0.00	**109
278A	Stronghurst silt loam, 0 to 2 percent slopes	5.79	9.1%		FAV	171	54	66	87	0	0.00	5.27	125
197A	Troxel silt loam, 0 to 2 percent slopes	5.78	9.0%		FAV	191	60	73	100	0	6.90	0.00	140
**361D2	Kidder loam, 6 to 12 percent slopes, eroded	5.28	8.3%		FAV	**127	**43	**52	**60	0	**3.26	0.00	**95
**199B	Plano silt loam, 2 to 5 percent slopes	5.03	7.9%		FAV	**192	**59	**73	**102	0	**6.95	0.00	**141
**297D2	Ringwood silt loam, 6 to 12 percent slopes, eroded	2.85	4.5%		FAV	**163	**52	**64	**86	0	**5.25	0.00	**120
**21B	Pecatonica silt loam, 2 to 5 percent slopes	2.38	3.7%		FAV	**152	**49	**59	**76	0	**4.47	0.00	**112
Weighted Average						160.4	51.6	63.1	82.2	0	4.59	0.48	118.6

Table: Optimum Crop Productivity Ratings for Illinois Soil by K.R. Olson and J.M. Lang, Office of Research, ACES, University of Illinois at Champaign-Urbana. Version: 1/2/2012 Amended Table S2 B811

Crop yields and productivity indices for optimum management (B811) are maintained at the following NRES web site: <http://soilproductivity.nres.illinois.edu/>
 ** Indexes adjusted for slope and erosion according to Bulletin 811 Table S3

a UNF = unfavorable; FAV = favorable

b Soils in the southern region were not rated for oats and are shown with a zero "0".

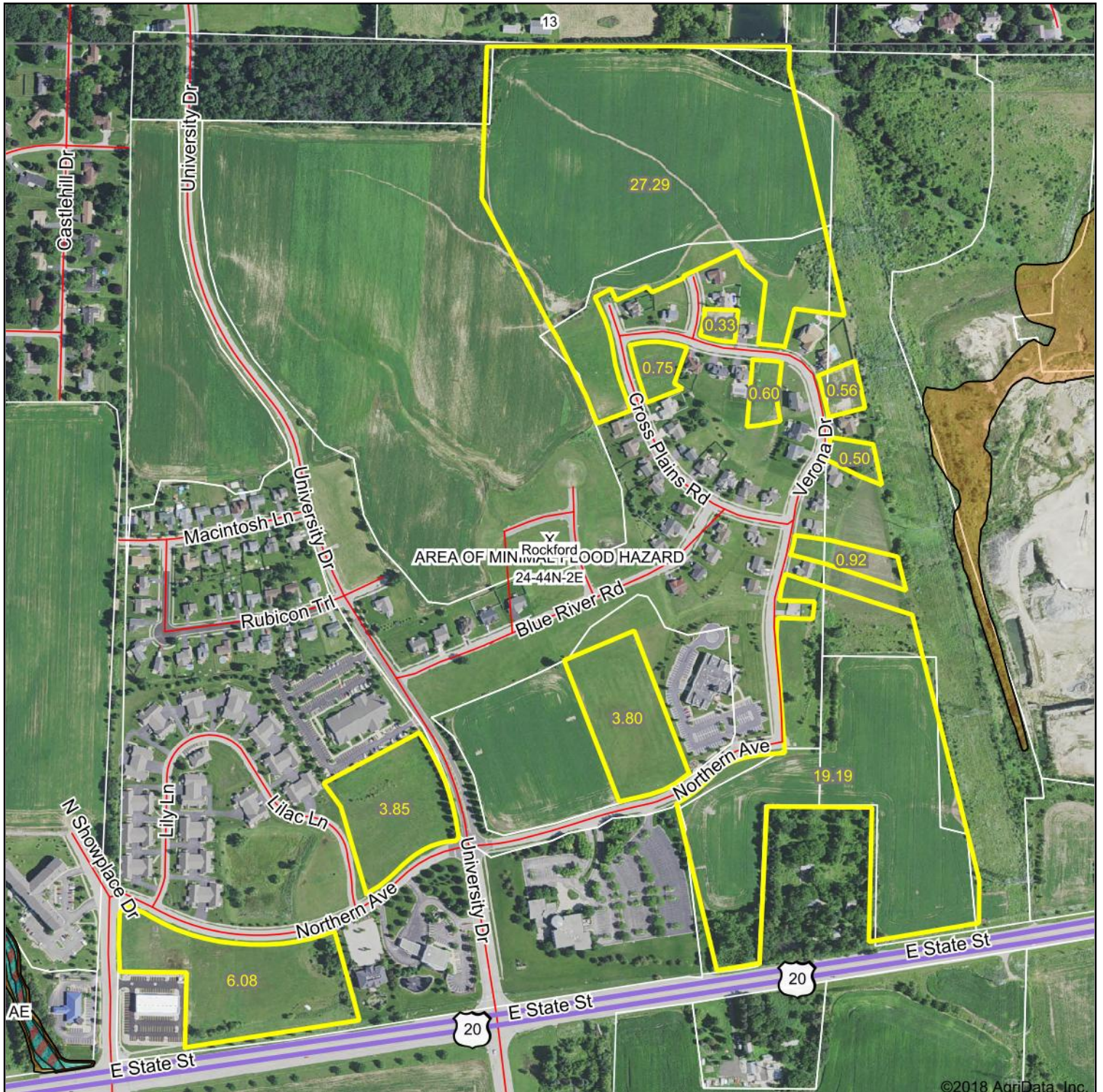
c Soils in the northern region or in both regions were not rated for grain sorghum and are shown with a zero "0".

d Soils in the poorly drained group were not rated for alfalfa and are shown with a zero "0".

e Soils in the well drained group were not rated for grass-legume and are shown with a zero "0".

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.

FLOOD MAP



SCHRADER
Real Estate and Auction Company, Inc.

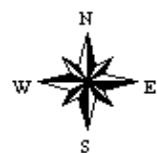
map center: 42° 16' 39.99, -88° 56' 58.53

0ft 584ft 1168ft

Maps Provided By:

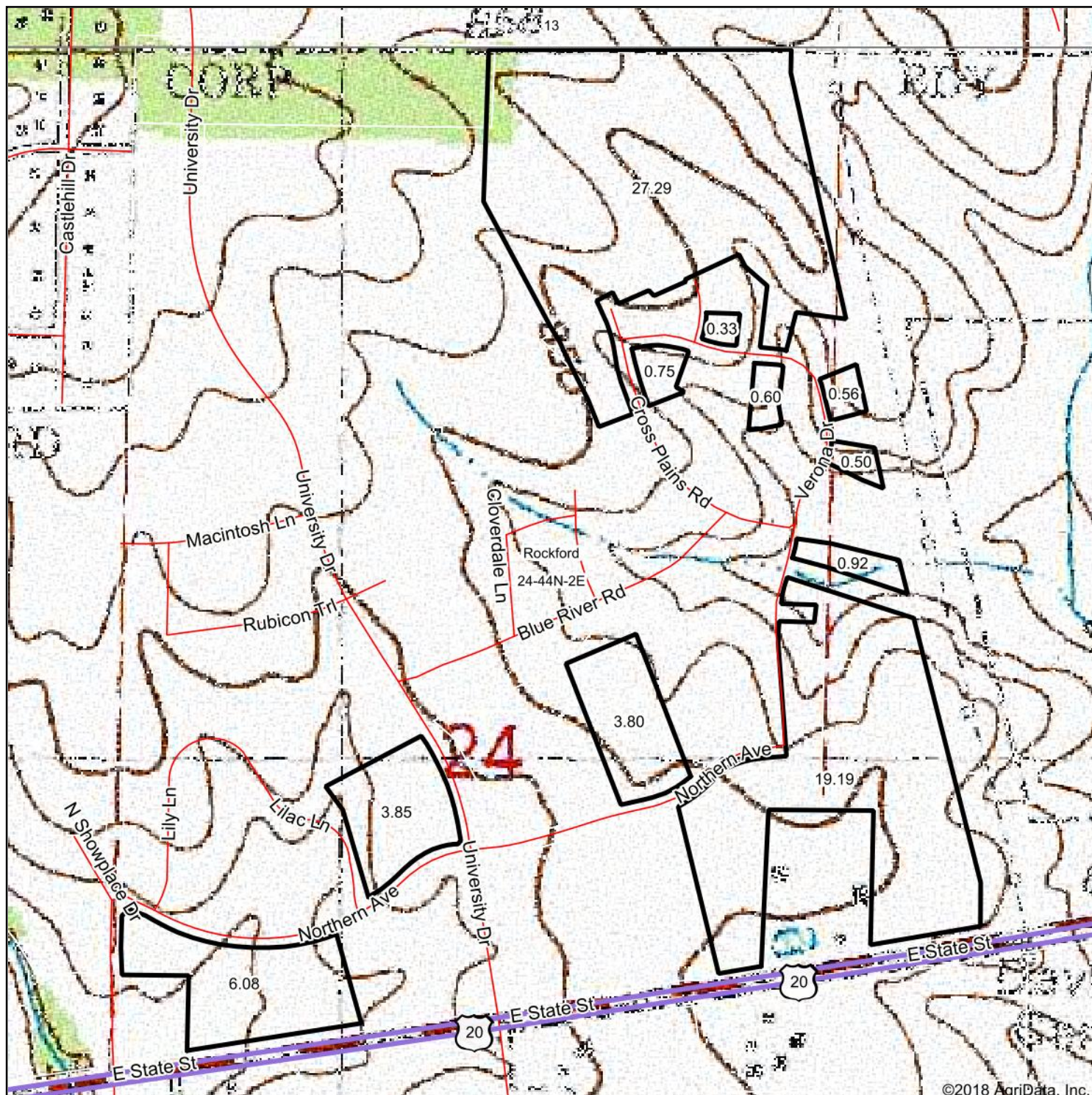
surety
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2018 www.AgriDataInc.com

24-44N-2E
Winnebago County
Illinois



10/24/2018

TOPOGRAPHY MAP

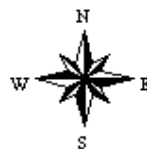


map center: 42° 16' 39.99, -88° 56' 58.53

0ft 584ft 1168ft



24-44N-2E
Winnebago County
Illinois



10/24/2018



FSA INFORMATION & MAP

FSA INFORMATION & MAP - Tracts 8 & 9

Illinois

Boone

Report ID: FSA-156EZ

U.S. Department of Agriculture

Farm Service Agency

Abbreviated 156 Farm Record

FARM: 4580

Prepared: 2/21/19 1:11 PM

Crop Year: 2019

Page: 1 of 1

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate or complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Operator Name	Farm Identifier	Recon Number
---------------	-----------------	--------------

Farms Associated with Operator:

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
52.0	41.05	41.05	0.0	0.0	0.0	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP				
0.0	0.0	41.05	0.0	0.0				

ARC/PLC			
ARC-IC NONE	ARC-CO CORN	PLC NONE	PLC-Default NONE

Crop	Base Acreage	CTAP Tran Yield	PLC Yield	CCC-505 CRP Reduction
CORN	38.16		103	0.0
Total Base Acres:	38.16			

Tract Number: 9081 Description:

BIA Range Unit Number:

HEL Status: HEL: conservation system is being actively applied

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP
52.0	41.05	41.05	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		
0.0	0.0	41.05	0.0	0.0		

Crop	Base Acreage	CTAP Tran Yield	PLC Yield	CCC-505 CRP Reduction
CORN	38.16		103	0.0
Total Base Acres:	38.16			

Owners: LOBDELL & HALL INC

Other Producers: None

Includes property that is not part of auction property.

FSA INFORMATION & MAP - Tracts 8 & 9

Map of Farm 4580 in Boone County, Illinois

Page 1 of 1



Boone County, Illinois



Common Land Unit

Cropland
 Non-cropland
 CRP

Farm 4580

Tract 9081

Wetland Determination Identifiers

Restricted Use

Limited Restrictions

Exempt from Conservation Compliance Provisions

2018 Crop Year



Tract 1 of 1

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

Includes property that is not part of auction property.



PARCEL INFORMATION REPORTS

NOTE: Auction Tracts 1–7 and 10-25 are currently subject to preferential assessments. It is the understanding of the Auction Company that these preferential assessments will terminate once the property is sold/transferred. It is also the understanding of the auction company that the changes would take effect on January 1, 2020, due to this sale, therefore effecting the 2020 taxes billed and payable in 2021.

PARCEL INFORMATION REPORTS

TRACT 1

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-328-006

Page 1 of 1
02/21/2019 9:17:35 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-328-006	ROCKFORD	001	0059		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		
Owner Name and Address	LASALLE BANK NAT'L ASSOC AS TRUSTEE 2355 S ARLINGTON HEIGHTS ROAD 5TH FLOOR ARLINGTON HTS, IL 60005					
Alternate Name and Address	Relationship = Mail to LOBDELL HALL & ANDREWS INC 6050 BRYNWOOD DR ROCKFORD, IL 61114					
Parcel Sales						
Site Address	89XX NORTHERN AVE IL					
Legal Description	UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 123					

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-328-006						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	2,795	0	0	0		2,795
Township Assessor	Y	0	0	2,795	0	0	0		2,795
Supervisor of Assessments	Y	0	0	2,795	0	0	0		2,795
S of A Equalized	Y	0	0	2,920	0	0	0		2,920
Board of Review	Y	0	0	2,920	0	0	0		2,920
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000		1.0000	1.044900	1.044900			

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-328-002	2006

PARCEL INFORMATION REPORTS

TRACT 2

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-328-005

Page 1 of 1
02/21/2019 9:17:23 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-328-005	ROCKFORD	001	0059		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension			Level Activated	
	2006				Township Assessor	

Owner Name and Address LASALLE BANK NAT'L ASSOC AS TRUSTEE
2355 S ARLINGTON HEIGHTS ROAD
5TH FLOOR
ARLINGTON HTS, IL 60005

Alternate Name and Address Relationship = Mail to
LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD, IL 61114

Parcel Sales

Site Address 89XX NORTHERN AVE
IL

Legal Description UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT
124

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-328-005					
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	2,574	0	0	0	2,574
Township Assessor	Y	0	0	2,574	0	0	0	2,574
Supervisor of Assessments	Y	0	0	2,574	0	0	0	2,574
S of A Equalized	Y	0	0	2,690	0	0	0	2,690
Board of Review	Y	0	0	2,690	0	0	0	2,690
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000	1.0000	1.044900	1.044900			

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-328-002	2006

PARCEL INFORMATION REPORTS

TRACT 3

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-328-004

Page 1 of 1
02/21/2019 9:17:00 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-328-004	ROCKFORD	001	0059		0	

Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NAT'L ASSOC AS TRUSTEE 3728
2355 S ARLINGTON HEIGHTS ROAD
5TH FLOOR
ARLINGTON HTS, IL 60005

Alternate Name and Address Relationship = Mail to
LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD, IL 61114

Parcel Sales

Site Address 88XX NORTHERN AVE
IL

Legal Description UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT
125

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-328-004					
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	2,655	0	0	0	2,655
Township Assessor	Y	0	0	2,655	0	0	0	2,655
Supervisor of Assessments	Y	0	0	2,655	0	0	0	2,655
S of A Equalized	Y	0	0	2,774	0	0	0	2,774
Board of Review	Y	0	0	2,774	0	0	0	2,774
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000	1.0000	1.044900	1.044900			

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-328-002	2006

PARCEL INFORMATION REPORTS

TRACT 4

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-328-003

Page 1 of 1
02/21/2019 9:16:33 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-328-003	ROCKFORD	001	0059		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension			Level Activated	
	2006				Township Assessor	
Owner Name and Address	LASALLE BANK NAT'L ASSOC AS TRUSTEE 2355 S ARLINGTON HEIGHTS ROAD 5TH FLOOR ARLINGTON HTS, IL 60005					
Alternate Name and Address	Relationship = Mail to LOBDELL & HALL INC. 6050 BRYNWOOD DR ROCKFORD, IL 61114					
Parcel Sales						
Site Address	88XX NORTHERN AVE IL					
Legal Description	UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 126					

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-328-003						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	1,951	0	0	0		1,951
Township Assessor	Y	0	0	1,951	0	0	0		1,951
Supervisor of Assessments	Y	0	0	1,951	0	0	0		1,951
S of A Equalized	Y	0	0	2,039	0	0	0		2,039
Board of Review	Y	0	0	2,039	0	0	0		2,039
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000		1.0000	1.044900	1.044900			

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-328-002	2006

PARCEL INFORMATION REPORTS

TRACT 5

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-326-003

Page 1 of 1
02/21/2019 9:15:55 AM

Parcel No 12-24-326-003	Township ROCKFORD	Tax Code 001	Property Class 0059	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No 168 441	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 1998	Lot Dimension			Level Activated Township Assessor	

Owner Name and Address
BANK ONE TR 3728
PO BOX 4900
ROCKFORD, IL 61114

Alternate Name and Address Relationship = Mail to
LOBDELL HALL & ANDREWS INC TR 3728
6050 BRYNWOOD DR
ROCKFORD, IL 61114

Parcel Sales

Site Address 85XX NORTHERN AVE

Legal Description UNIVERSITY CENTRE NO 3 PT SEC 24-44-2 LOT 41

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No: 12-24-326-003						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	211	0	0	0	211
Township Assessor	Y	0	0	211	0	0	0	211
Supervisor of Assessments	Y	0	0	211	0	0	0	211
S of A Equalized	Y	0	0	220	0	0	0	220
Board of Review	Y	0	0	220	0	0	0	220
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000	1.0000	1.044900	1.044900			

Parcel Genealogy:

Parent Parcel No 16-80-765-Z00	Change Effective Year 1998
--	--------------------------------------

PARCEL INFORMATION REPORTS

TRACT 6

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-326-011

Page 1 of 1
02/21/2019 9:16:11 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-326-011	ROCKFORD	001	0059		0	

Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NAT'L ASSOC AS TRUSTEE
2355 S ARLINGTON HEIGHTS ROAD
5TH FLOOR
ARLINGTON HTS, IL 60005

Alternate Name and Address Relationship = Mail to
LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD, IL 61114

Parcel Sales

Site Address 252 UNIVERSITY DR
IL

Legal Description UNIVERSITY CENTRE NO 11 PT E1/2 & W1/2 SEC 24-44-2
LOT 121

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-326-011					
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	2,274	0	0	0	2,274
Township Assessor	Y	0	0	2,274	0	0	0	2,274
Supervisor of Assessments	Y	0	0	2,274	0	0	0	2,274
S of A Equalized	Y	0	0	2,376	0	0	0	2,376
Board of Review	Y	0	0	2,376	0	0	0	2,376
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000	1.0000	1.044900	1.044900			

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-326-008	2006

PARCEL INFORMATION REPORTS

TRACT 7

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-252-016

Page 1 of 1
02/21/2019 9:15:38 AM

Parcel No 12-24-252-016	Township ROCKFORD	Tax Code 001	Property Class 0059	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 2006	Lot Dimension	Level Activated Township Assessor			
Owner Name and Address	LASALLE BANK NATIONAL ASSOC TRUSTEE 3728 2355 S. ARLINGTON HGTS RD 5TH FLOOR ARLINGTON HTS, IL 60005					
Alternate Name and Address	Relationship = Mail to LOBDELL HALL & ANDREWS INC 6050 BRYNWOOD DR ROCKFORD, IL 61114					
Parcel Sales						
Site Address	8600 NORTHERN AVE IL					
Legal Description	UNIVERSITY CENTRE NO 11 PT E1/2 & W1/2 SEC 24-44-2 LOT 120					

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-252-016						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	6,321	0	0	0		6,321
Township Assessor	Y	0	0	6,321	0	0	0		6,321
Supervisor of Assessments	Y	0	0	6,321	0	0	0		6,321
S of A Equalized	Y	0	0	6,605	0	0	0		6,605
Board of Review	Y	0	0	6,605	0	0	0		6,605
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000		1.0000	1.044900	1.044900			

Parcel Genealogy:	Parent Parcel No 12-24-252-014	Change Effective Year 2006
--------------------------	--	--------------------------------------

PARCEL INFORMATION REPORTS

TRACT 8

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-402-002

Page 1 of 1
02/21/2019 9:15:26 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-402-002	ROCKFORD	001	0020		0	

Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	18.9800	18.9800	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2004		Township Assessor

Owner Name and Address LASALLE BANK NAT'L ASSOC 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address STATE ST

Legal Description
BEG NE COR LT 1 UNIVERSITY CENTRE SE 643.18 FT TO
N LN STATE ST NE ALG SAID ROW TO WLY LN TR TO
COM ED BY 70-02-1554 TH N & NW ALG SAID W LN TO SE
COR LT 90 FOX RIDGE AT UNIVERSITY CENTRE NO 7 TH
NW 389.75 FT SW 20.10 FT NW 130.49 FT SLY TO S LN
NORTHERN AVE SWLY TO POB (EXC TR COMM INSECTN
E LN SEC & C/L E STATE ST SW 14.95 FT SW 1237.5 FT
SW 297.94 FT N 33.51 FT TO POB TH N 587.85 FT E 393.86
FT S 518.03 FT SWLY 400 FT TO POB) PT E 1/4 SEC 24-44-2
18.98A(c)

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-402-002							
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total	
Prior Year Equalized	N	3,809	0	0	0	0	0		3,809	
Township Assessor	N	4,234	0	0	0	0	0		4,234	
Supervisor of Assessments	N	4,234	0	0	0	0	0		4,234	
S of A Equalized	N	4,234	0	0	0	0	0		4,234	
Board of Review	N	4,234	0	0	0	0	0		4,234	
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor					
S of A Equalized		1.0000	1.0000	1.044900	1.044900					

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-201-002	2004

PARCEL INFORMATION REPORTS

TRACT 9

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-201-004

Page 1 of 1
02/21/2019 9:15:03 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-201-004	ROCKFORD	001	0020		0	

Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	24.9200	24.9200	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 86XX BLUE RIVER RD

Legal Description BEG NW COR NE1/4 SEC S 519.66 FT SE TO NW COR LT
98 FOX RIDGE AT UNIVERSITY CENTRE NO 10 ELY ALG
NLY LN SAID SUB TO NE COR LT 106 SAID SUB TO W RR
ROW LN NLY ALG ROW TO N LN SEC TH W TO POB PT
NE1/4 SEC 24-44-2 24.92A(c)

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-201-004							
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total	
Prior Year Equalized	N	3,728	0	0	0	0	0		3,728	
Township Assessor	N	4,377	0	0	0	0	0		4,377	
Supervisor of Assessments	N	4,377	0	0	0	0	0		4,377	
S of A Equalized	N	4,377	0	0	0	0	0		4,377	
Board of Review	N	4,377	0	0	0	0	0		4,377	
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor					
S of A Equalized		1.0000	1.0000	1.044900	1.044900					

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 10

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-254-016

Page 1 of 1
02/21/2019 9:12:51 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-254-016	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension			Level Activated	
	2006				Township Assessor	

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 504 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 111

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-254-016						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 11

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-254-012

Page 1 of 1
02/21/2019 9:13:08 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-254-012	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 544 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 115

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-254-012						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 12

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-254-011

Page 1 of 1
02/21/2019 9:13:28 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-254-011	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 543 CROSS PLAINS RD
IL
560 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 116

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-254-011						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 13

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-254-010

Page 1 of 1
02/21/2019 9:13:18 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-254-010	ROCKFORD	001	0039		0	

Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 535 CROSS PLAINS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 117

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-254-010
----------	------	------------	---------------

Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	65	0	0	0	65
Township Assessor	Y	0	0	65	0	0	0	65
Supervisor of Assessments	Y	0	0	65	0	0	0	65
S of A Equalized	Y	0	0	68	0	0	0	68
Board of Review	Y	0	0	68	0	0	0	68

Assessment Category	Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor
S of A Equalized	1.0000	1.0000	1.044900	1.044900

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 14

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-253-007

Page 1 of 1
02/21/2019 9:10:20 AM

Parcel No 12-24-253-007	Township ROCKFORD	Tax Code 001	Property Class 0039	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 2006	Lot Dimension	Level Activated Township Assessor			
Owner Name and Address	LASALLE BANK NATL ASSOCIATION 3728 135 LA SALLE CHICAGO, IL 60603					

Alternate Name and Address

Parcel Sales

Site Address
530 CROSS PLAINS RD
IL

Legal Description
FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 94

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:		12-24-253-007					
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
		Homesite	Farm Land/	Non Farm	Non Farm				
Assessment Category		Dwelling Factor	Building Factor	Land Factor	Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 15

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-201-008

Page 1 of 1
02/21/2019 9:10:39 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-201-008	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 542 CROSS PLAINS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 95

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-201-008						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 16

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-201-007

Page 1 of 1
02/21/2019 9:10:53 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-201-007	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 550 CROSS PLAINS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 96

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-201-007							
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total	
Prior Year Equalized	Y	0	0	65	0	0	0		65	
Township Assessor	Y	0	0	65	0	0	0		65	
Supervisor of Assessments	Y	0	0	65	0	0	0		65	
S of A Equalized	Y	0	0	68	0	0	0		68	
Board of Review	Y	0	0	68	0	0	0		68	
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor					
S of A Equalized		1.0000	1.0000	1.044900	1.044900					

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 17

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-201-006

Page 1 of 1
02/21/2019 9:11:24 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-201-006	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		
Owner Name and Address	LASALLE BANK NATL ASSOCIATION 3728 135 LA SALLE CHICAGO, IL 60603					

Alternate Name and Address

Parcel Sales

Site Address 564 CROSS PLAINS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 97

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-201-006						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 18

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-201-005

Page 1 of 1
02/21/2019 9:11:34 AM

Parcel No 12-24-201-005	Township ROCKFORD	Tax Code 001	Property Class 0039	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 2006	Lot Dimension	Level Activated Township Assessor			
Owner Name and Address	LASALLE BANK NATL ASSOCIATION 3728 135 LA SALLE CHICAGO, IL 60603					

Alternate Name and Address

Parcel Sales

Site Address 572 CROSS PLAINS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 98

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-201-005					
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total
Prior Year Equalized	Y	0	0	65	0	0	0	65
Township Assessor	Y	0	0	65	0	0	0	65
Supervisor of Assessments	Y	0	0	65	0	0	0	65
S of A Equalized	Y	0	0	68	0	0	0	68
Board of Review	Y	0	0	68	0	0	0	68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000	1.0000	1.044900	1.044900			

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 19

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-203-003

Page 1 of 1
02/21/2019 9:11:46 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-203-003	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 521 VERONA DR
IL
569 NEW GLARUS RD
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 103

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-203-003						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total	Total
Prior Year Equalized	Y	0	0	65	0	0	0	65	65
Township Assessor	Y	0	0	65	0	0	0	65	65
Supervisor of Assessments	Y	0	0	65	0	0	0	65	65
S of A Equalized	Y	0	0	68	0	0	0	68	68
Board of Review	Y	0	0	68	0	0	0	68	68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 20

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-203-005

Page 1 of 1
02/21/2019 9:12:00 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-203-005	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 503 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 105

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-203-005						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment Total	Total
Prior Year Equalized	Y	0	0	65	0	0	0	65	65
Township Assessor	Y	0	0	65	0	0	0	65	65
Supervisor of Assessments	Y	0	0	65	0	0	0	65	65
S of A Equalized	Y	0	0	68	0	0	0	68	68
Board of Review	Y	0	0	68	0	0	0	68	68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 21

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-203-008

Page 1 of 1
02/21/2019 9:12:20 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-203-008	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0
Parcel Status	Activation Year	Lot Dimension		Level Activated		
	2006			Township Assessor		
Owner Name and Address	LASALLE BANK NATL ASSOCIATION 3728 135 LA SALLE CHICAGO, IL 60603					

Alternate Name and Address

Parcel Sales

Site Address 457 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 108

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-203-008						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-126-008	2006
12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 22

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-203-009

Page 1 of 1
02/21/2019 9:12:29 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-203-009	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2006		Township Assessor

Owner Name and Address LASALLE BANK NATL ASSOCIATION 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 443 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC
24-44-2 LOT 109

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-203-009						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor	Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor				
S of A Equalized		1.0000	1.0000	1.044900	1.044900				

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-126-008	2006
	12-24-201-003	2006

PARCEL INFORMATION REPORTS

TRACT 23

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-255-002

Page 1 of 1
02/21/2019 9:09:07 AM

Parcel No	Township	Tax Code	Property Class	Land Use	1977 Base Value	Senior Freeze Year
12-24-255-002	ROCKFORD	001	0039		0	
Alternate Parcel No	Homesite Acres	Farm Acres	Gross Acres	TIF Base	EZone Parcel	Senior Freeze Value
	0.0000	0.0000	0.0000	0	NO	0

Parcel Status	Activation Year	Lot Dimension	Level Activated
	2004		Township Assessor

Owner Name and Address LASALLE BANK NAT'L ASSOC 3728
135 LA SALLE
CHICAGO, IL 60603

Alternate Name and Address

Parcel Sales

Site Address 427 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC
24-44-2 LOT 84

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-255-002						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000		1.0000	1.044900	1.044900			

Parcel Genealogy:	Parent Parcel No	Change Effective Year
	12-24-201-002	2004

PARCEL INFORMATION REPORTS

TRACT 24

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-255-006

Page 1 of 1
02/21/2019 9:08:40 AM

Parcel No 12-24-255-006	Township ROCKFORD	Tax Code 001	Property Class 0039	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 2004	Lot Dimension	Level Activated Township Assessor			
Owner Name and Address LASALLE BANK NAT'L ASSOC 3728 135 LA SALLE CHICAGO, IL 60603						

Alternate Name and Address

Parcel Sales

Site Address
335 VERONA DR
IL

Legal Description
FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC
24-44-2 LOT 88

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-255-006						
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total
Prior Year Equalized	Y	0	0	65	0	0	0		65
Township Assessor	Y	0	0	65	0	0	0		65
Supervisor of Assessments	Y	0	0	65	0	0	0		65
S of A Equalized	Y	0	0	68	0	0	0		68
Board of Review	Y	0	0	68	0	0	0		68
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor	Non Farm Land Factor	Non Farm Building Factor			
S of A Equalized		1.0000		1.0000	1.044900	1.044900			

Parcel Genealogy:

Parent Parcel No 12-24-201-002	Change Effective Year 2004
--	--------------------------------------

PARCEL INFORMATION REPORTS

TRACT 25

Tax Year: 2018

Parcel Information Report Winnebago County 12-24-255-008

Page 1 of 1
02/21/2019 9:09:54 AM

Parcel No 12-24-255-008	Township ROCKFORD	Tax Code 001	Property Class 0039	Land Use	1977 Base Value 0	Senior Freeze Year
Alternate Parcel No	Homesite Acres 0.0000	Farm Acres 0.0000	Gross Acres 0.0000	TIF Base 0	EZone Parcel NO	Senior Freeze Value 0
Parcel Status	Activation Year 2004	Lot Dimension		Level Activated Township Assessor		
Owner Name and Address	LASALLE BANK NAT'L ASSOC 3728 135 LA SALLE CHICAGO, IL 60603					

Alternate Name and Address

Parcel Sales

Site Address 311 VERONA DR
IL

Legal Description FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC
24-44-2 LOT 90

Parcel Notes

Assessment Information

Tax Year	2018	Parcel No:	12-24-255-008							
Category	Partial Bldg Ind	Farm Land	Farm Building	Non Farm Land	Non Farm Building	Total New Construction	Total Demolition	Assessment	Total	
Prior Year Equalized	Y	0	0	65	0	0	0		65	
Township Assessor	Y	0	0	65	0	0	0		65	
Supervisor of Assessments	Y	0	0	65	0	0	0		65	
S of A Equalized	Y	0	0	68	0	0	0		68	
Board of Review	Y	0	0	68	0	0	0		68	
Assessment Category		Homesite Dwelling Factor		Farm Land/ Building Factor		Non Farm Land Factor		Non Farm Building Factor		
S of A Equalized		1.0000		1.0000		1.044900		1.044900		

Parcel Genealogy:

Parent Parcel No	Change Effective Year
12-24-201-002	2004

TAX INFORMATION

NOTE: Auction Tracts 1–7 and 10-25 are currently subject to preferential assessments. It is the understanding of the Auction Company that these preferential assessments will terminate once the property is sold/transferred. It is also the understanding of the auction company that the changes would take effect on January 1, 2020, due to this sale, therefore effecting the 2020 taxes billed and payable in 2021.

TAX INFORMATION

TRACT 1

112537 LH	Change of Address Form	Date: ____/____/____
12-24-328-006	New Name / Address	
LOBDELL HALL & ANDREWS INC		
6050 BRYNWOOD DR		
ROCKFORD IL 61114		
Phone: (____) ____-____		
Reason for Change	Signature	

Property Code Parcel ID
12-24-328-006

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 123

Due Date	First Installment
06/08/2018	\$207.34
Due Date	Second Installment
09/07/2018	\$207.34

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

Formula for Tax Calculation - 2017		Parcel ID: 12-24-328-006
Board of Review Assessed Value		2,795
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	2,795
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	2,795
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	2,795
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	2,795
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$414.67
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$414.68**

Location of Property: 89XX NORTHERN AVE Fair Market Value: 8,390

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	29.69	1.0587	29.60
FOREST PRESERVE	0.1207	3.31	0.1182	3.30
ROCKFORD TOWNSHIP	0.1455	3.99	0.1446	4.04
ROCKFORD CITY	3.3207	91.09	3.2517	90.89
ROCKFORD PARK DISTRICT	1.1544	31.67	1.1371	31.78
ROCK RIVER WATER REC	0.2082	5.71	0.2040	5.70
ROCKFORD CITY LIBRARY	0.5190	14.24	0.5091	14.23
GREATER RKFD AIRPORT	0.1103	3.03	0.1102	3.08
ROCKFORD SCHOOL DIST 205	7.8031	214.04	7.6496	213.81
COMMUNITY COLLEGE 511	0.4927	13.51	0.5053	14.12
ROCKFORD TWSP ROAD	0.1487	4.08	0.1478	4.13
Totals:	15.1059	414.36	14.8363	414.68

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	7.81
FOREST PRESERVE	0.0058	0.16
ROCKFORD CITY	1.1791	32.96
ROCKFORD PARK DISTRICT	0.0886	2.48
GREATER RKFD AIRPORT	0.0178	0.50
ROCKFORD SCHOOL DIST 205	0.3129	8.74
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
12-24-328-006

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$207.34

Paid on
06/06/2018

TAX INFORMATION

TRACT 2

112536 LH	Change of Address Form	Date: ____/____/____
12-24-328-005	New Name / Address	
LOBDELL HALL & ANDREWS INC		
6050 BRYNWOOD DR		
ROCKFORD IL 61114		
Phone: (____) ____-____		
Reason for Change	Signature	

Property Code Parcel ID
12-24-328-005

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 124

Due Date	First Installment
06/08/2018	\$190.95
Due Date	Second Installment
09/07/2018	\$190.95

1

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

Formula for Tax Calculation - 2017		Parcel ID: 12-24-328-005
Board of Review Assessed Value		2,574
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	2,574
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	2,574
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	2,574
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	2,574
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$381.89
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300

TOTAL TAX DUE:

\$381.90

Location of Property: 89XX NORTHERN AVE	Fair Market Value: 7,720
--	-----------------------------

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	27.33	1.0587	27.27
FOREST PRESERVE	0.1207	3.05	0.1182	3.04
ROCKFORD TOWNSHIP	0.1455	3.68	0.1446	3.72
ROCKFORD CITY	3.3207	83.88	3.2517	83.70
ROCKFORD PARK DISTRICT	1.1544	29.16	1.1371	29.27
ROCK RIVER WATER REC	0.2082	5.26	0.2040	5.25
ROCKFORD CITY LIBRARY	0.5190	13.11	0.5091	13.10
GREATER RKFD AIRPORT	0.1103	2.79	0.1102	2.84
ROCKFORD SCHOOL DIST 205	7.8031	197.11	7.6496	196.90
COMMUNITY COLLEGE 511	0.4927	12.45	0.5053	13.01
ROCKFORD TWSP ROAD	0.1487	3.76	0.1478	3.80
Totals:	15.1059	381.58	14.8363	381.90

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	7.20
FOREST PRESERVE	0.0058	0.15
ROCKFORD CITY	1.1791	30.35
ROCKFORD PARK DISTRICT	0.0886	2.28
GREATER RKFD AIRPORT	0.0178	0.46
ROCKFORD SCHOOL DIST 205	0.3129	8.05
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
12-24-328-005

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$190.95

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 3

112535 LH	Change of Address Form	Date: ____/____/____
12-24-328-004	New Name / Address	
LOBDELL HALL & ANDREWS INC		
6050 BRYNWOOD DR		
ROCKFORD IL 61114		
Phone: (____) ____-____		
Reason for Change	Signature	

Property Code Parcel ID
12-24-328-004

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 125

Due Date	First Installment
06/08/2018	\$196.95
Due Date	Second Installment
09/07/2018	\$196.95

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-328-004
Board of Review Assessed Value		2,655
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	2,655
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	2,655
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	2,655
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	2,655
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$393.90
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE:**
\$393.90

Location of Property: 88XX NORTHERN AVE Fair Market Value:
7,970

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	28.24	1.0587	28.09
FOREST PRESERVE	0.1207	3.14	0.1182	3.14
ROCKFORD TOWNSHIP	0.1455	3.79	0.1446	3.84
ROCKFORD CITY	3.3207	86.50	3.2517	86.33
ROCKFORD PARK DISTRICT	1.1544	30.07	1.1371	30.19
ROCK RIVER WATER REC	0.2082	5.42	0.2040	5.42
ROCKFORD CITY LIBRARY	0.5190	13.52	0.5091	13.52
GREATER RKFD AIRPORT	0.1103	2.87	0.1102	2.93
ROCKFORD SCHOOL DIST 205	7.8031	203.27	7.6496	203.10
COMMUNITY COLLEGE 511	0.4927	12.83	0.5053	13.42
ROCKFORD TWSP ROAD	0.1487	3.87	0.1478	3.92
Totals:	15.1059	393.52	14.8363	393.90

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	7.41
FOREST PRESERVE	0.0058	0.15
ROCKFORD CITY	1.1791	31.31
ROCKFORD PARK DISTRICT	0.0886	2.36
GREATER RKFD AIRPORT	0.0178	0.47
ROCKFORD SCHOOL DIST 205	0.3129	8.30
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
12-24-328-004

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$196.95

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 4

112531 LH	Change of Address Form	Date: ____/____/____
12-24-328-003	New Name / Address	
LOBDELL & HALL INC. 6050 BRYNWOOD DR ROCKFORD IL 61114-		
Phone: (____) ____-____		
Reason for Change	Signature	

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 **2017**

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTER NO 12 PT W1/2 SEC 24-44-2 LOT 126

Due Date	First Installment
06/08/2018	\$144.73
Due Date	Second Installment
09/07/2018	\$144.73

Formula for Tax Calculation - 2017		Parcel ID: 12-24-328-003
Board of Review Assessed Value		1,951
Township Equalization factor	X	1.0000
Board of Review Equalized Value	=	1,951
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	1,951
State Multiplier for Winn Cnty	X	1.0000
Revised Equalized Value	=	1,951
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	1,951
Tax Rate for Tax Code 001	X	14.8363
Calculated Tax	=	\$289.46
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$289.46**

Location of Property: 88XX NORTHERN AVE Fair Market Value: 5,850

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	20.74	1.0587	20.67
FOREST PRESERVE	0.1207	2.31	0.1182	2.31
ROCKFORD TOWNSHIP	0.1455	2.78	0.1446	2.82
ROCKFORD CITY	3.3207	63.56	3.2517	63.44
ROCKFORD PARK DISTRICT	1.1544	22.10	1.1371	22.18
ROCK RIVER WATER REC	0.2082	3.98	0.2040	3.98
ROCKFORD CITY LIBRARY	0.5190	9.93	0.5091	9.93
GREATER RKFD AIRPORT	0.1103	2.11	0.1102	2.15
ROCKFORD SCHOOL DIST 205	7.8031	149.35	7.6496	149.24
COMMUNITY COLLEGE 511	0.4927	9.43	0.5053	9.86
ROCKFORD TWSP ROAD	0.1487	2.85	0.1478	2.88
Totals:	15.1059	289.14	14.8363	289.46

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	5.46
FOREST PRESERVE	0.0058	0.11
ROCKFORD CITY	1.1791	23.01
ROCKFORD PARK DISTRICT	0.0886	1.72
GREATER RKFD AIRPORT	0.0178	0.35
ROCKFORD SCHOOL DIST 205	0.3129	6.11
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code Parcel ID
12-24-328-003

1

LOBDELL & HALL INC.
6050 BRYNWOOD DR
ROCKFORD IL 61114-

Paid on
06/06/2018

06/08/2018 \$144.73



Property Code Parcel ID
12-24-328-003

LOBDELL & HALL INC.
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$144.73

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 5

112533 LH	Change of Address Form	Date: ____/____/____
168 441	12-24-326-003	New Name / Address
LOBDELL HALL & ANDREWS INC TR 3728		
6050 BRYNWOOD DR		
ROCKFORD IL 61114		
Phone: (____) ____ - ____		
Reason for Change		Signature

Property Code Parcel ID
168 441 12-24-326-003

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTRE NO 3 PT SEC 24-44-2 LOT 41

Due Date	First Installment
06/08/2018	\$15.65
Due Date	Second Installment
09/07/2018	\$15.65

LOBDELL HALL & ANDREWS INC TR 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-326-003
Board of Review Assessed Value		211
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	211
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	211
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	211
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	211
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$31.30
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$31.30**

Location of Property: 85XX NORTHERN AVE Fair Market Value: 630

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	2.26	1.0587	2.23
FOREST PRESERVE	0.1207	0.25	0.1182	0.25
ROCKFORD TOWNSHIP	0.1455	0.30	0.1446	0.31
ROCKFORD CITY	3.3207	6.87	3.2517	6.86
ROCKFORD PARK DISTRICT	1.1544	2.39	1.1371	2.40
ROCK RIVER WATER REC	0.2082	0.43	0.2040	0.43
ROCKFORD CITY LIBRARY	0.5190	1.07	0.5091	1.07
GREATER RKFD AIRPORT	0.1103	0.23	0.1102	0.23
ROCKFORD SCHOOL DIST 205	7.8031	16.15	7.6496	16.14
COMMUNITY COLLEGE 511	0.4927	1.02	0.5053	1.07
ROCKFORD TWSP ROAD	0.1487	0.31	0.1478	0.31
Totals:	15.1059	31.28	14.8363	31.30

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.59
FOREST PRESERVE	0.0058	0.01
ROCKFORD CITY	1.1791	2.48
ROCKFORD PARK DISTRICT	0.0886	0.19
GREATER RKFD AIRPORT	0.0178	0.04
ROCKFORD SCHOOL DIST 205	0.3129	0.66
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
168 441 12-24-326-003

LOBDELL HALL & ANDREWS INC TR 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$15.65

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 6

112534 LH	Change of Address Form	Date: ____/____/____
12-24-326-011	New Name / Address	
LOBDELL HALL & ANDREWS INC		
6050 BRYNWOOD DR		
ROCKFORD IL 61114		
Phone: (____) ____ - ____		
Reason for Change	Signature	

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTRE NO 11 PT E1/2 & W1/2 SEC 24-44-2 LOT

Due Date	First Installment
06/08/2018	\$168.69
Due Date	Second Installment
09/07/2018	\$168.69

Formula for Tax Calculation - 2017		Parcel ID: 12-24-326-011
Board of Review Assessed Value		2,274
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	2,274
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	2,274
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	2,274
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	2,274
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$337.38
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300

TOTAL TAX DUE:

\$337.38

Location of

Property: 252 UNIVERSITY DR

Fair Market Value:

6,820

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	24.17	1.0587	24.07
FOREST PRESERVE	0.1207	2.69	0.1182	2.69
ROCKFORD TOWNSHIP	0.1455	3.25	0.1446	3.29
ROCKFORD CITY	3.3207	74.08	3.2517	73.94
ROCKFORD PARK DISTRICT	1.1544	25.75	1.1371	25.86
ROCK RIVER WATER REC	0.2082	4.64	0.2040	4.64
ROCKFORD CITY LIBRARY	0.5190	11.58	0.5091	11.58
GREATER RKFD AIRPORT	0.1103	2.46	0.1102	2.51
ROCKFORD SCHOOL DIST 205	7.8031	174.09	7.6496	173.95
COMMUNITY COLLEGE 511	0.4927	10.99	0.5053	11.49
ROCKFORD TWSP ROAD	0.1487	3.32	0.1478	3.36
Totals:	15.1059	337.02	14.8363	337.38

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	6.35
FOREST PRESERVE	0.0058	0.13
ROCKFORD CITY	1.1791	26.81
ROCKFORD PARK DISTRICT	0.0886	2.01
GREATER RKFD AIRPORT	0.0178	0.41
ROCKFORD SCHOOL DIST 205	0.3129	7.11
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code

Parcel ID

12-24-326-011

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

06/08/2018 \$168.69



Property Code

Parcel ID

12-24-326-011

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$168.69

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 7

112532
LH

Change of Address Form Date: ____/____/____

12-24-252-016 New Name / Address

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID

12-24-252-016

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

1

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

UNIVERSITY CENTRE NO 11 PT E1/2 & W1/2 SEC 24-44-2 LOT

Due Date	First Installment
06/08/2018	\$468.90
Due Date	Second Installment
09/07/2018	\$468.90

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

Paid on
06/06/2018

Formula for Tax Calculation - 2017		Parcel ID: 12-24-252-016
Board of Review Assessed Value		6,321
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	6,321
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	6,321
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	6,321
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	6,321
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$937.80
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$468.90

Township Assessor Phone Number: 815-965-0300 TOTAL TAX DUE: \$937.80

Location of Property: 8600 NORTHERN AVE Fair Market Value: 18,960

Property Code Parcel ID

12-24-252-016

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	67.16	1.0587	66.92
FOREST PRESERVE	0.1207	7.49	0.1182	7.47
ROCKFORD TOWNSHIP	0.1455	9.03	0.1446	9.14
ROCKFORD CITY	3.3207	205.98	3.2517	205.54
ROCKFORD PARK DISTRICT	1.1544	71.61	1.1371	71.88
ROCK RIVER WATER REC	0.2082	12.91	0.2040	12.89
ROCKFORD CITY LIBRARY	0.5190	32.19	0.5091	32.18
GREATER RKFD AIRPORT	0.1103	6.84	0.1102	6.97
ROCKFORD SCHOOL DIST 205	7.8031	484.03	7.6496	483.53
COMMUNITY COLLEGE 511	0.4927	30.56	0.5053	31.94
ROCKFORD TWSP ROAD	0.1487	9.22	0.1478	9.34
Totals:	15.1059	937.02	14.8363	937.80

LOBDELL HALL & ANDREWS INC
6050 BRYNWOOD DR
ROCKFORD IL 61114

09/07/2018 \$468.90

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	17.66
FOREST PRESERVE	0.0058	0.37
ROCKFORD CITY	1.1791	74.53
ROCKFORD PARK DISTRICT	0.0886	5.61
GREATER RKFD AIRPORT	0.0178	1.13
ROCKFORD SCHOOL DIST 205	0.3129	19.78
COMMUNITY COLLEGE 511	0.0000	0.00

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 8

112529 LH	Change of Address Form	Date: ____/____/____
12-24-402-002	New Name / Address	
ARTHUR H WEAVER FAMILY TRUST C/O		
LOBDELL HALL ANDREWS 3728		
6050 BRYNWOOD DR		
ROCKFORD IL 61114-		
Phone: (____) ____-____		
Reason for Change	Signature	

Property Code Parcel ID
12-24-402-002

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

BEG NE COR LT 1 UNIVERSITY CENTRE SE 643.18 FT TO N LN

Due Date	First Installment
06/08/2018	\$282.56
Due Date	Second Installment
09/07/2018	\$282.56

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

Paid on
06/06/2018

Formula for Tax Calculation - 2017		Parcel ID: 12-24-402-002
Board of Review Assessed Value		3,809
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	3,809
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	3,809
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	3,809
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	3,809
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$565.11
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE:**
\$565.12

Location of Property: STATE ST Fair Market Value: 0

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	36.95	1.0587	40.33
FOREST PRESERVE	0.1207	4.12	0.1182	4.50
ROCKFORD TOWNSHIP	0.1455	4.97	0.1446	5.51
ROCKFORD CITY	3.3207	113.37	3.2517	123.86
ROCKFORD PARK DISTRICT	1.1544	39.41	1.1371	43.31
ROCK RIVER WATER REC	0.2082	7.11	0.2040	7.77
ROCKFORD CITY LIBRARY	0.5190	17.72	0.5091	19.39
GREATER RKFD AIRPORT	0.1103	3.77	0.1102	4.20
ROCKFORD SCHOOL DIST 205	7.8031	266.40	7.8496	291.37
COMMUNITY COLLEGE 511	0.4927	16.82	0.5053	19.25
ROCKFORD TWSP ROAD	0.1487	5.08	0.1478	5.63
Totals:	15.1059	515.72	14.8363	565.12

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	10.65
FOREST PRESERVE	0.0058	0.22
ROCKFORD CITY	1.1791	44.91
ROCKFORD PARK DISTRICT	0.0886	3.37
GREATER RKFD AIRPORT	0.0178	0.67
ROCKFORD SCHOOL DIST 205	0.3129	11.92
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code Parcel ID
12-24-402-002

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$282.56

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 9

112530
LH

Change of Address Form Date: ____/____/____

12-24-201-004 New Name / Address

LOBDELL & HALL INC.
6050 BRYNWOOD DR
ROCKFORD IL 61114-

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID

12-24-201-004

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

BEG NW COR NE1/4 SEC S 519.66 FT SE TO NW COR LT 98 FOX

Due Date	First Installment
06/08/2018	\$276.55
Due Date	Second Installment
09/07/2018	\$276.55

1

LOBDELL & HALL INC.
6050 BRYNWOOD DR
ROCKFORD IL 61114-

Paid on
06/06/2018

Formula for Tax Calculation - 2017		Parcel ID: 12-24-201-004
Board of Review Assessed Value		3,728
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	3,728
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	3,728
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	3,728
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	3,728
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$553.10
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE:**
\$553.10

Location of Fair Market Value:
Property: 86XX BLUE RIVER RD 0

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	1.0826	33.88	1.0587	39.46
FOREST PRESERVE	0.1207	3.78	0.1182	4.41
ROCKFORD TOWNSHIP	0.1455	4.55	0.1446	5.39
ROCKFORD CITY	3.3207	103.90	3.2517	121.22
ROCKFORD PARK DISTRICT	1.1544	36.12	1.1371	42.39
ROCK RIVER WATER REC	0.2082	6.51	0.2040	7.61
ROCKFORD CITY LIBRARY	0.5190	16.24	0.5091	18.98
GREATER RKFD AIRPORT	0.1103	3.45	0.1102	4.11
ROCKFORD SCHOOL DIST 205	7.8031	244.16	7.6496	285.18
COMMUNITY COLLEGE 511	0.4927	15.42	0.5053	18.84
ROCKFORD TWSP ROAD	0.1487	4.65	0.1478	5.51
Totals:	15.1059	472.66	14.8363	553.10

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	10.41
FOREST PRESERVE	0.0058	0.22
ROCKFORD CITY	1.1791	43.95
ROCKFORD PARK DISTRICT	0.0886	3.31
GREATER RKFD AIRPORT	0.0178	0.67
ROCKFORD SCHOOL DIST 205	0.3129	11.67
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code Parcel ID

12-24-201-004

LOBDELL & HALL INC.
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$276.55

2

Paid on
06/06/2018

TAX INFORMATION

TRACT 10

112525 LH	Change of Address Form	Date: ____/____/____
12-24-254-016	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____-____		
Reason for Change	Signature	

Property Code Parcel ID
12-24-254-016

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE 1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-254-016
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 504 VERONA DR Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code Parcel ID
12-24-254-016

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 11

112524 LH	Change of Address Form	Date: ____/____/____
12-24-254-012	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____-____		
Reason for Change	Signature	


Property Code
Parcel ID 12-24-254-012

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 **2017**

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-254-012
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00


Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 544 VERONA DR	Fair Market Value: 200
--	---------------------------

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

	
Property Code	
Parcel ID 12-24-254-012	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111	
09/07/2018	\$0.00

2

NO TAX

TAX INFORMATION

TRACT 12

112523 LH	Change of Address Form	Date: ____/____/____
12-24-254-011	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____ - ____		
Reason for Change	Signature	

	
Property Code	Parcel ID
	12-24-254-011

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-254-011
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 543 CROSS PLAINS RD Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

	
Property Code	Parcel ID
	12-24-254-011

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 13

112522 LH	Change of Address Form	Date: ____/____/____
12-24-254-010	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____ - ____		
Reason for Change	Signature	


Property Code
Parcel ID 12-24-254-010

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 **2017**

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-254-010
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 535 CROSS PLAINS RD Fair Market Value: 200


Property Code
Parcel ID 12-24-254-010

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

NO TAX

2

TAX INFORMATION

TRACT 14

112521
LH

Change of Address Form Date: ____/____/____

12-24-253-007 New Name / Address

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID
12-24-253-007

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE 1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-253-007
Board of Review Assessed Value		65
Township Equalization factor	X	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	X	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	X	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300

TOTAL TAX DUE:

\$0.00

Location of	Fair Market Value:
Property: 530 CROSS PLAINS RD	200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
12-24-253-007

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

NO TAX

2

TAX INFORMATION

TRACT 15

112516
LH

Change of Address Form Date: ____/____/____

12-24-201-008 New Name / Address

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID

12-24-201-008

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

1

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

Formula for Tax Calculation - 2017		Parcel ID: 12-24-201-008
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 TOTAL TAX DUE: \$0.00

Location of Property: 542 CROSS PLAINS RD Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00



Property Code Parcel ID

12-24-201-008

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 16

112515 LH	Change of Address Form	Date: ____/____/____
12-24-201-007	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____ - ____		
Reason for Change	Signature	


Property Code
Parcel ID
12-24-201-007

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-201-007
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00


Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 550 CROSS PLAINS RD Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00


Property Code
Parcel ID
12-24-201-007
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111
09/07/2018
\$0.00

2

NO TAX

TAX INFORMATION

TRACT 17

112514 LH	Change of Address Form	Date: ____/____/____
12-24-201-006	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____ - ____		
Reason for Change	Signature	


Property Code
Parcel ID 12-24-201-006

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-201-006
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300	TOTAL TAX DUE:
	\$0.00

Location of Property: 564 CROSS PLAINS RD	Fair Market Value: 200
--	---------------------------

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00


Property Code
Parcel ID 12-24-201-006

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

NO TAX

2

TAX INFORMATION

TRACT 18

112513
LH

Change of Address Form Date: ____/____/____

12-24-201-005 New Name / Address

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID
12-24-201-005

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

1

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

Formula for Tax Calculation - 2017		Parcel ID: 12-24-201-005
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$0.00

Township Assessor Phone Number: 815-965-0300 TOTAL TAX DUE: \$0.00

Location of Property: 572 CROSS PLAINS RD Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

Property Code Parcel ID
12-24-201-005

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 19

112517 LH	Change of Address Form	Date: ____/____/____
12-24-203-003	New Name / Address	
LOBDELL HALL INC 6050 BRYNWOOD DR ROCKFORD IL 61111		
Phone: (____) ____ - ____		
Reason for Change	Signature	


Property Code Parcel ID
12-24-203-003

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-203-003
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 521 VERONA DR Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00


Property Code Parcel ID
12-24-203-003

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 20

112518 LH	Change of Address Form	Date: ____/____/____
12-24-203-005	New Name / Address	
LOBDELL HALL INC	_____	
6050 BRYNWOOD DR	_____	
ROCKFORD IL 61111	_____	
Phone: (____) ____ - ____	_____	
Reason for Change	Signature	


Property Code
Parcel ID
12-24-203-005

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE 1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-203-005
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$0.00

Township Assessor Phone Number: 815-965-0300

TOTAL TAX DUE:

\$0.00

Location of Property: 503 VERONA DR

Fair Market Value:

200

Property Code

Parcel ID

12-24-203-005

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

NO TAX

2

TAX INFORMATION

TRACT 21

112519
LH

Change of Address Form Date: ____/____/____

12-24-203-008 New Name / Address

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID
12-24-203-008

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE 1/4 SEC 24-44

Formula for Tax Calculation - 2017		Parcel ID: 12-24-203-008
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 457 VERONA DR Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

06/08/2018 \$0.00

Property Code Parcel ID
12-24-203-008

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

NO TAX

TAX INFORMATION

TRACT 22

112520
LH

Change of Address Form Date: ____/____/____

12-24-203-009 New Name / Address

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

Phone: (____) ____ - ____

Reason for Change Signature

Property Code Parcel ID

12-24-203-009

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 10 PT NE1/4 SEC 24-44

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-203-009
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 443 VERONA DR Fair Market Value: 200

06/08/2018 \$0.00

Property Code Parcel ID

12-24-203-009

LOBDELL HALL INC
6050 BRYNWOOD DR
ROCKFORD IL 61111

09/07/2018 \$0.00

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

NO TAX

2

TAX INFORMATION

TRACT 23

112526 LH	Change of Address Form	Date: ____/____/____
12-24-255-002	New Name / Address	
ARTHUR H WEAVER FAMILY TRUST C/O		
LOBDELL HALL ANDREWS 3728		
6050 BRYNWOOD DR		
ROCKFORD IL 61114-		
Phone: (____) ____-____		
Reason for Change	Signature	


Property Code
Parcel ID
12-24-255-002

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC 24-44-

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-255-002
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**

Location of Property: 427 VERONA DR Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00


Property Code
Parcel ID
12-24-255-002

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$0.00

2

NO TAX

TAX INFORMATION

TRACT 24

112527 LH	Change of Address Form	Date: ____/____/____
12-24-255-006	New Name / Address	
ARTHUR H WEAVER FAMILY TRUST C/O		
LOBDELL HALL ANDREWS 3728		
6050 BRYNWOOD DR		
ROCKFORD IL 61114-		
Phone: (____) ____ - ____		
Reason for Change	Signature	

	
Property Code	Parcel ID
	12-24-255-006

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC 24-44-

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

NO TAX

1

Formula for Tax Calculation - 2017		Parcel ID: 12-24-255-006
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAF Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$0.00

Township Assessor Phone Number: 815-965-0300 **TOTAL TAX DUE: \$0.00**



Property Code Parcel ID
12-24-255-006

Location of Property:	Fair Market Value:			
335 VERONA DR	200			
Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

NO TAX

2

TAX INFORMATION

TRACT 25

112528
LH

Change of Address Form Date: ____/____/____

12-24-255-008 New Name / Address

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-
Phone: (____) ____-____

Reason for Change Signature

Property Code Parcel ID
12-24-255-008

WINNEBAGO COUNTY TREASURER AND COLLECTOR Ph. No. (815) 319-4400 2017

1

Abbreviated Legal Description*:

*Not to be used as a Recordable Legal Description

Due Date	First Installment
06/08/2018	\$0.00
Due Date	Second Installment
09/07/2018	\$0.00

FOX RIDGE AT UNIVERSITY CENTRE NO 7 PT E 1/2 SEC 24-44-

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

NO TAX

Formula for Tax Calculation - 2017		Parcel ID: 12-24-255-008
Board of Review Assessed Value		65
Township Equalization factor	x	1.0000
Board of Review Equalized Value	=	65
Home Improvement Exemption	-	0
Disabled Vet Adapted Housing Exemption	-	0
Department of Revenue Assessed Value	=	65
State Multiplier for Winn Cnty	x	1.0000
Revised Equalized Value	=	65
Senior Freeze Exemption	-	0
FAF/VAE Exemption	-	0
General Homestead Exemption	-	0
Senior Citizen (over 65) Exemption	-	0
Disabled Person / Disabled Vet Exemption	-	0
Returning Veteran Exemption	-	0
Taxable Value	=	0
Tax Rate for Tax Code 001	x	14.8363
Calculated Tax	=	\$0.00
Abatements	-	0
Non AD Valorem Tax	+	0.00

06/08/2018 \$0.00

Township Assessor Phone Number: 815-965-0300 TOTAL TAX DUE: \$0.00



Property Code Parcel ID
12-24-255-008

Location of Property: 311 VERONA DR Fair Market Value: 200

Taxing Body	Prior Rate	Prior Tax	Current Rate	Current Tax
WINNEBAGO COUNTY	0.0000	0.00	0.0000	0.00
FOREST PRESERVE	0.0000	0.00	0.0000	0.00
ROCKFORD TOWNSHIP	0.0000	0.00	0.0000	0.00
ROCKFORD CITY	0.0000	0.00	0.0000	0.00
ROCKFORD PARK DISTRICT	0.0000	0.00	0.0000	0.00
ROCK RIVER WATER REC	0.0000	0.00	0.0000	0.00
ROCKFORD CITY LIBRARY	0.0000	0.00	0.0000	0.00
GREATER RKFD AIRPORT	0.0000	0.00	0.0000	0.00
ROCKFORD SCHOOL DIST 205	0.0000	0.00	0.0000	0.00
COMMUNITY COLLEGE 511	0.0000	0.00	0.0000	0.00
ROCKFORD TWSP ROAD	0.0000	0.00	0.0000	0.00
Totals:	0.0000	0.00	0.0000	0.00

ARTHUR H WEAVER FAMILY TRUST C/O
LOBDELL HALL ANDREWS 3728
6050 BRYNWOOD DR
ROCKFORD IL 61114-

09/07/2018 \$0.00

Supplemental Pension Information Included in Tax Amount Above

Pension Fund Description	Rate	Amount
WINNEBAGO COUNTY	0.2794	0.00
FOREST PRESERVE	0.0058	0.00
ROCKFORD CITY	1.1791	0.00
ROCKFORD PARK DISTRICT	0.0886	0.00
GREATER RKFD AIRPORT	0.0178	0.00
ROCKFORD SCHOOL DIST 205	0.3129	0.00
COMMUNITY COLLEGE 511	0.0000	0.00

2

NO TAX

PHOTOS

PHOTOS



PHOTOS



PHOTOS



PHOTOS



PHOTOS



PHOTOS



PHOTOS



PHOTOS



PHOTOS





SCHRADER REAL ESTATE & AUCTION CO., INC.
950 N. Liberty Dr., Columbia City, IN 46725
260-244-7606 or 800-451-2709
SchraderAuction.com

