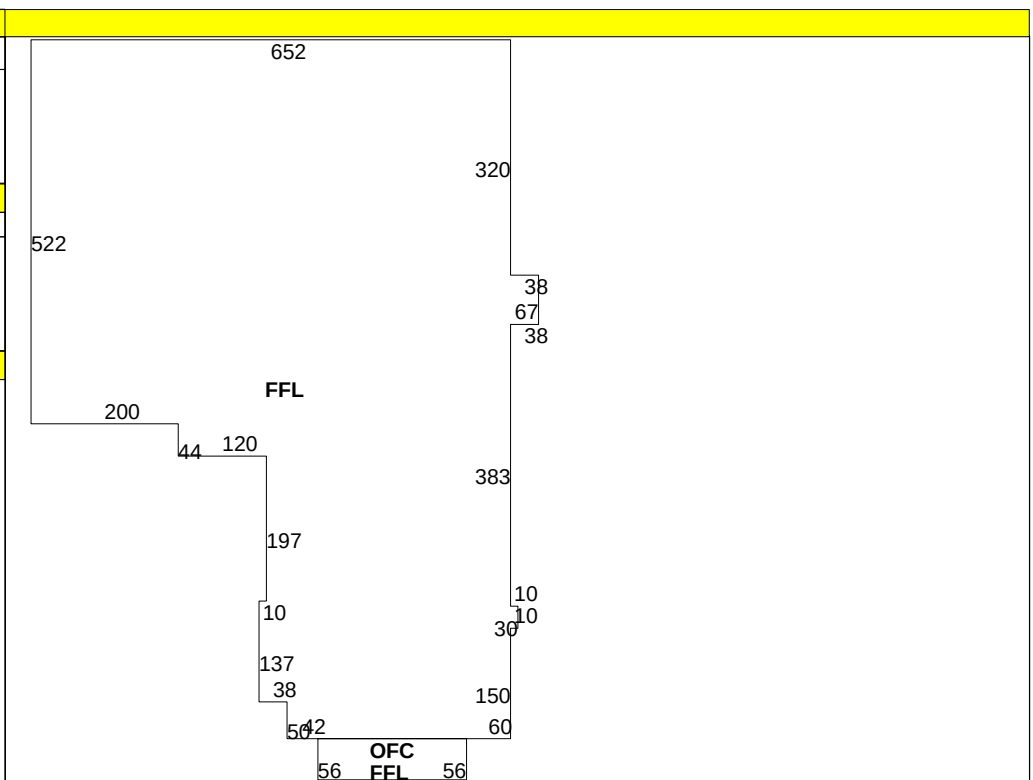


CURRENT OWNER										TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT											
ASM + COMPANY INC C/O ACCOUNTS PAYABLE PO BOX 60 FREEPORT, IL 61032 Additional Owners:										1		TYPCL						INDUSTR. IND LAND INDUSTR.		Description		Code		Appraised Value		Assessed Value			
																				400		8,909,000		8,909,000					
																				400		2,451,900		2,451,900					
																		400		422,900		422,900							
SUPPLEMENTAL DATA										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378682_2846794		Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																	
RECORD OF OWNERSHIP										BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)										
ASM + COMPANY INC AMERICAN										24037/ LC LC030-0090		12/27/1988 02/13/1952		U	I	1 B 0		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
																		2015	400	8,909,000		2014	B	9,578,500		2013	B	9,578,500	
																		2015	400	2,451,900		2014	L	2,480,300		2013	L	2,480,300	
																		2015	400	422,900		2014	O	314,000		2013	O	314,000	
Total:															11,783,800		Total:		12,372,800		Total:		12,373,600						
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor									
Year	Type	Description			Amount			Code	Description			Number	Amount			Comm. Int.													
Total:																													
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY																			
NBHD/ SUB			NBHD Name			Street Index Name			Tracing											Batch									
0001/A									400											GG									
NOTES										Appraised Bldg. Value (Card) 8,648,100 Appraised XF (B) Value (Bldg) 260,900 Appraised OB (L) Value (Bldg) 422,900 Appraised Land Value (Bldg) 2,451,900 Special Land Value 0 Total Appraised Parcel Value 11,783,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 11,783,800																			
93 PERMIT NVC WATER METER PIT 1996, \$30,000 PER FIRE DEPT.																													
SHED 1997 COMPLETE - GENERATOR BUILDING NEW ROOF 2015 NO ADDED VALUE																													
32X68; OC 8/15/02 ATB SETTLEMENT																													
9,545,900 FY 2003 2002 VALUE																													
9,500,000-AKA IRWIN TOOLS INDUSTRIAL																													
CO, IL 7/10/2013 FIRE EST DAMAGE @																													
BUILDING PERMIT RECORD															VISIT/ CHANGE HISTORY														
Permit ID		Issue Date		Type	Description			Amount		Insp. Date	% Comp.	Date Comp.		Comments			Date	Type	IS	ID	Cd.	Purpose/Result							
201502230		07/23/2015		12	REROOF			130,000			0						05/15/2015			317	15	PERMIT VISIT							
201500535		03/23/2015		12	REROOF			370,000		05/15/2015	100	05/15/2015		NVC VACUUM & RECCO			04/24/2015			317	15	PERMIT VISIT							
201302680		09/12/2013		41	FOUNDATION			5,221		05/30/2014	100	05/30/2014		CONCRETE FOOTINGS			05/30/2014			317	15	PERMIT VISIT							
201302679		09/12/2013		GEN	GENERATOR			13,499		05/30/2014	100	05/30/2014		GENERATOR W/CONC			03/30/2012			317	15	PERMIT VISIT							
193		07/01/2011		15	TENT			0			0			3 TEMPORARY TENTS			12/03/2010			317	15	PERMIT VISIT							
305		09/30/2010		6	SIGN			2,000			0			5X10 FREE STANDING															
3A		01/06/2010		7	REMODEL			132,000			0			2100 SF INTERIOR OFF															
LAND LINE VALUATION SECTION																													
B #	Use Code	Use Description			Zone	D	Front	Depth	Units		Unit Price		I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing		S Adj Fact	Adj. Unit Price	Land Value				
1	400	FACTORY			INDG				871,200		SF	2.48	0.7000	B	1.0000	1.00	GG	1.00					1.00	1.74	1,515,900				
1	400	FACTORY			INDG				18.00		AC	52,000.00	1.0000	0	1.0000	1.00	GG	1.00					1.00	52,000.00	936,000				
Total Card Land Units:										38.00		AC	Parcel Total Land Area:					38 AC			Total Land Value:					2,451,900			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	34		INDUSTRIAL				
Model	96		INDUSTRIAL				
Grade	C		AVERAGE				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	7		BRICK	Code	Description		Percentage
Exterior Wall 2	15		AVERAGE	400	FACTORY		100
Roof Structure	4		FLAT				
Roof Cover	4		TAR+GRAVEL				
Interior Wall 1	5		MINIMUM	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:		24.78	
Interior Floor 1	12		CONCRETE				
Interior Floor 2							
Heating Fuel	2		GAS	Replace Cost		12,717,765	
Heating Type	7		UNIT HTRS	AYB		1962	
AC Percent	5			EYB		1982	
FBM Sqft				Dep Code		AG	
Bldg Use	400		FACTORY	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %		32	
Full Baths	0			Functional Obslnc			
Half Baths	10			External Obslnc			
Extra Fixtures	65			Cost Trend Factor		1	
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond		68	
Foundation	6		SLAB	Apprais Val		8,648,100	
Partitions	T		TYPICAL	Dep % Ovr		0	
Wall Height	12			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
				Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
85	PAVING			L	301,431	1.61	1970	A		AV	60	291,200
77	LITE-SIN			L	4	690.00	1988	A		AV	60	1,700
88	FENCE-6			L	190	9.78	1978	A		AV	60	1,100
01	SHED/MTL			L	60	5.18	1997	E		GD	70	400
31	BARN			L	2,176	16.10	2002	V		GD	70	36,800
MN	MANUAL	OB	Outbuilding	L	2,176	30.00	1962	A		AV	60	39,200
84	SIGN-ILU			L	40	40.25	2010	G		GD	70	1,400
78	LITE-DBL			L	3	920.00	1970	A		AV	60	1,700
77	LITE-SIN			L	12	690.00	1970	A		AV	60	5,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	501,848	501,848		24.78	12,437,349	
OFC	OFFICE	11,312	11,312		24.78	280,346	
OPF	OPEN PORCH	0	16		3.10	50	
Ttl. Gross Liv/Lease Area:		513,160	513,176	513,162		12,717,765	



CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT										
ASM + COMPANY INC C/O ACCOUNTS PAYABLE PO BOX 60 FREEPORT, IL 61032 Additional Owners:																				Description		Code		Appraised Value		Assessed Value				
				SUPPLEMENTAL DATA																										
Other ID:																														
GIS ID: F_378682_2846794				ASSOC PID#												Total		11,783,800		11,783,800										
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u	v/i	SALE PRICE				V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
																			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
																			Total:				Total:				Total:			
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																		
Year	Type	Description		Amount		Code	Description		Number		Amount		Comm. Int.		APPRAISED VALUE SUMMARY															
Total:																														
ASSESSING NEIGHBORHOOD												Appraised Bldg. Value (Card) 8,648,100 Appraised XF (B) Value (Bldg) 260,900 Appraised OB (L) Value (Bldg) 422,900 Appraised Land Value (Bldg) 2,451,900 Special Land Value 0 Total Appraised Parcel Value 11,783,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 11,783,800																		
NBHD/ SUB		NBHD Name				Street Index Name				Tracing														Batch						
0001/A										400														GG						
NOTES																														
BUILDING PERMIT RECORD												VISIT/ CHANGE HISTORY																		
Permit ID		Issue Date		Type	Description		Amount		Insp. Date		% Comp.		Date Comp.		Comments		Date		Type	IS	ID	Cd.	Purpose/Result							
LAND LINE VALUATION SECTION																														
B #	Use Code	Use Description		Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing		S Adj Fact	Adj. Unit Price	Land Value							
Total Card Land Units:				0.00		AC	Parcel Total Land Area:				38 AC				Total Land Value:															

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)																						
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description																			
						MIXED USE																						
						Code	Description				Percentage																	
						400	FACTORY				100																	
						COST/MARKET VALUATION																						
						Cost Trend Factor																						
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)																												
Code	Description		Sub	Sub Descript		L/B	Units	Unit Price		Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value													
71	TANK-IG					L	5,000	1.55	1969	A			AV	60	4,700													
71	TANK-IG					L	3,000	1.55	1970	A			AV	60	2,800													
73	TANK-AIR					L	6,000	2.42	1974	G			GD	70	12,700													
73	TANK-AIR					L	9,000	2.42	1974	G			GD	70	19,100													
73	TANK-AIR					L	1,000	2.42	1962	G			GD	70	2,100													
53	BUNKER					L	210	6.90	1996	A			GD	70	1,000													
SPR	SPRINKLER					L	1	1.00	Null	A			AV	60	0													
FN	FOUNDTN					L	96	20.00	2013	A			GD	70	1,300													
88	FENCE-6				L	100	9.78	2013	A			GD	70	700														
BUILDING SUB-AREA SUMMARY SECTION																												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value																
Ttl. Gross Liv/Lease Area:				0		0		0				12,717,765																

No Photo On Record

Property Location: 301 CHESTNUT ST

MAP ID:18/ 1/ 0/ /

Bldg Name:

State Use:400

Vision ID: 897

Bldg #: 1 of 1

Sec #: 1 of 1

Card 3 of 3

Print Date:11/24/2015 18:38

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, M VISION					
ASM + COMPANY INC C/O ACCOUNTS PAYABLE PO BOX 60 FREEPORT, IL 61032 Additional Owners:												Description		Code		Appraised Value		Assessed Value							
SUPPLEMENTAL DATA																									
Other ID:																									
GIS ID: F_378682_2846794														ASSOC PID#											
Total														11,783,800				11,783,800							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
													Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
													Total:				Total:				Total:				
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor													
Year	Type	Description		Amount		Code	Description		Number	Amount	Comm. Int.														
Total:																									
ASSESSING NEIGHBORHOOD														APPAISED VALUE SUMMARY											
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch																	
0001/A						400		GG																	
NOTES														Appraised Bldg. Value (Card) 8,648,100 Appraised XF (B) Value (Bldg) 260,900 Appraised OB (L) Value (Bldg) 422,900 Appraised Land Value (Bldg) 2,451,900 Special Land Value 0 Total Appraised Parcel Value 11,783,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 11,783,800											
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY															
Permit ID	Issue Date	Type	Description		Amount		Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result									
LAND LINE VALUATION SECTION																									
B #	Use Code	Use Description	Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value					
Total Card Land Units:							0.00		AC	Parcel Total Land Area:38 AC				Total Land Value:							0				

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)																
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description													
						MIXED USE																
						Code	Description			Percentage												
						400	FACTORY			100												
						COST/MARKET VALUATION																
						Cost Trend Factor																
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)																						
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value										
91	LOAD LEV	EX	Extra Feature	B	13	3,680.00	1982	A	1	AV	65	31,100										
64	MEZ-FIN			B	7,377	27.60	1982	A	1	AV	65	132,300										
61	ELEV-COMME			B	2	75,000.00	1982		1	AV	65	97,500										
GEN	GENERATOR			B	2	0.00	1982	A	1		100	0										
BUILDING SUB-AREA SUMMARY SECTION																						
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value										
Ttl. Gross Liv/Lease Area:				0		0		0				12,717,765										
No Photo On Record																						

No Photo On Record