

# NOTICE TO TAXPAYERS

## 2024 Real Estate Publication List for **Buckhart** township:

Valuation date (35 ILCS 200/9-95): January 1, 2024

Required level of assessment (35ILCS 200/9-145): 33.33%

Valuation based on sales from (35 ILCS 200/1-155): 2021, 2022 & 2023

Office hours: Monday-Friday 8:00 a.m. – 4:00 P.M

Assessments of property, other than farm land and coal, are required by law to be assessed at 33-1/3% of fair market value. Final Equalized Assessed Value – Exemptions = Taxable Assessment. Taxable Assessment x Current Tax Rate = Total Tax Bill

The following equalization factors have been applied to all non-farm land and buildings, and also includes farm home site and farm dwelling, per 35 ILCS 200/9-210, to bring them to the statutorily required 3 year median level of 33.33%:

Buckhart Township: **1.0677**

You may check the accuracy of your assessment by dividing your assessment by the median level of assessment. If the resulting value is greater than the estimated fair cash value of your property, you may be over-assessed. Pursuant to 35 ILCS 200/10-115, the farmland assessment for the 2024 assessment year will increase by **10%** of the preceding year's median cropped soil productivity index 111 as certified by the Illinois Department of Revenue with data provided by the Farmland Assessment Technical Advisory Board resulting in a **\$46.87** per acre increase for each soil productivity index. Property owners in these townships may file an appeal on their assessment to the Christian County Board of Review by filling out a complaint form in the Supervisor of Assessments office **within 30 days of the date of this publication**. The address of the Supervisor of assessments office is 101 S. Main, Taylorville, IL 62568, and the phone number is (217) 824-5900. The assessment, minus exemptions, is multiplied by your local tax rate resulting in the amount of property taxes. **Your property may be eligible for homestead exemptions, which can reduce your property's taxable assessment. For more information on homestead exemptions, call (217) 824-5900 or visit [www.christiancountyl.gov/assessments](http://www.christiancountyl.gov/assessments).**

All equalized assessed valuations are subject to further equalization and review by Christian County Board of Review as well as the Illinois Department of Revenue. The following is the listing of all taxable property for which changes have been made:

**Buckhart Township**

<b>Parcel Number</b>	<b>Owner Name</b>	<b>Total Assessed</b>
03-07-03-300-004-00	HUNSLEY STEPHEN M & RITA	2,113
03-07-03-300-004-01	HUNSLEY STEPHEN M & RITA	21,198
03-07-03-300-004-02	HUNSLEY STEPHEN M & RITA	43,102
03-07-07-200-004-00	KAIN JOHN P & AMY E	11,068
03-07-07-400-002-00	SELLER PROPERTIES LLC	7,771
03-07-09-300-006-00	PETERS AUSTIN G & MIRANDA J	2,075
03-07-10-100-001-00	HUNSLEY STEPHEN M & RITA	19,082
03-07-10-100-001-01	HUNSLEY STEPHEN M & RITA	70,552
03-07-10-100-003-00	MKL TRUST &	47,000
03-07-10-100-004-00	HUNSLEY STEPHEN M & RITA	6,154
03-07-10-100-008-00	LANHAM MICHAEL R	3,303
03-07-10-300-004-00	LANHAM MICHAEL R & MARSHA K	32,537
03-07-10-300-004-02	LANHAM MATTHEW M & NICOLE	145,217
03-07-10-400-001-00	LANHAM MATTHEW M & NICOLE	20,470
03-07-10-400-001-01	BORGIC FARMS INC	333,366
03-07-13-309-006-00	PORTWOOD VALERIE	23,788
03-07-13-312-004-00	DURBIN DARRELL LEE & DEBRA J	39,347
03-07-14-202-001-00	BOHLEN TIMOTHY E	41,664
03-07-14-203-001-00	DIEDRICH BRENDA (LSE)	58,538
03-07-14-204-003-00	KOCUREK KYLE J	94,259
03-07-14-301-001-00	WOMACK RANDAL A &	96,409
03-07-14-303-002-00	NORRIS MICHAEL R	104,600
03-07-14-303-003-00	ERNST MIRANDA N	2,754
03-07-14-420-001-00	WAKE LARRY & BEVERLY	75,059
03-07-14-422-011-00	HUNSLEY CORY & EMILY L	69,491
03-07-14-423-001-00	HARTER RAYMOND L & CASSIE J	59,439
03-07-14-426-009-00	IGOU SHAWN	6,177
03-07-14-428-006-00	HOLSTEIN JOYCE (LSE)	55,103
03-07-14-428-008-00	WILLIAMS ASHYLA DESTINY	43,757
03-07-14-429-003-00	RT MANAGEMENT SERVICES INC	114,611
03-07-14-443-003-00	FOUNTAIN CYNTHIA S	19,696
03-07-14-443-003-01	FOUNTAIN CYNTHIA S	10,948
03-07-15-100-008-00	HOBBS ROSEANNE	45,141
03-07-15-300-001-01	HOMEIER JOHN C & NANCY L	71,812

03-07-15-300-005-00	YEAMAN HERITAGE FARMS LLC	8,996
03-07-16-400-009-00	THOMAS WILLIAM L & V RACHEL	87,235
03-07-21-400-012-00	NELSON ANDREW G & NANCY A	8,657
03-07-22-200-001-00	LANHAM MICHAEL R & MARSHA K	228,442
03-07-23-200-002-00	HORNE ERIC W &	38,404
03-07-23-201-007-00	SOUTHARD MARY BERNADINE	29,183
03-07-23-201-009-00	MORRIS JACOB K	44,072
03-07-23-202-005-01	SOUTHARD MARY B	2,544
03-07-23-202-009-00	MELLON THERESA JULIE	20,116
03-07-23-205-009-00	VEACH CHRISTOPHER F & CASSANDRA A	88,940
03-07-23-206-012-00	HANLON ZACKREY B & CARLI E	70,107
03-07-24-200-005-00	WHITLOW NANCY CAROL TRUSTEE	10,933
03-07-24-200-005-01	WHITLOW JONNA	17,255
03-07-26-100-004-00	BAKER JOEY L	54,144
03-07-26-100-004-01	BAKER BRIAN E	9,884
03-07-27-200-006-00	HOUK WANDA E	70,338
03-07-27-300-014-01	SNYDER MAURICE & CYNTHIA TAPSCOTT	259
03-07-34-400-007-01	LINTON KATHY & LLOYD	98,087
03-07-35-400-005-00	HIGGASON G LYNN	66,842
03-07-36-300-003-00	HIGGASON DOUGLAS R & SUSAN G	95,453
03-08-04-300-004-00	GIRUP DAVID P	13,543
03-08-04-400-003-00	GIRUP DAVID P	534
03-08-07-200-002-01	SWINGER ROBERT	70,599
03-08-09-200-002-04	HOMEIER WALTER M & MARY K	55,632
03-08-11-100-004-00	MATEER JOE S & NANCY A TRUSTEE	82,095
03-08-16-400-004-00	ROETHEMEYER DANIEL E & LORI A	92,789
03-08-17-200-002-00	HEDDEN ISAAC JR	147,677
03-08-17-200-002-01	HEDDEN BENJAMIN & JILL	16,690
03-08-20-100-002-01	YOUNKER DOUGLAS E	73,850
03-08-20-300-002-00	UTES KAREN MARIE	22,282
03-08-20-300-002-01	YOUNKER DOUGLAS E & BETTY C	57,811
03-08-20-400-003-00	OSTERMEIER DALE W	25,411
03-08-20-400-003-01	OSTERMEIER ANTHONY & LINDSEY	81,391
03-08-22-200-002-01	DECLERCK ADAM J	99,651
03-08-22-400-002-02	CRUIKSHANK BENJAMIN	53,534
03-08-26-300-003-01	NELSON WAYNE	9,765

03-08-26-300-003-02	HENNEN DELORES	9,576
03-08-26-300-003-03	SWIGERT WAYNE E TRUST &	9,846
03-08-27-300-004-03	OEHLER SHELLIE A AS TRUSTEE	104,654
03-08-31-100-005-00	BAR S INC	23,082
03-08-31-100-005-01	BAR S INC	899
03-08-31-400-003-00	TARR RODNEY TRUSTEE	41,577
03-08-31-402-003-00	NEST HOME RENOVATION & RENTALS LLC	34,925
03-08-32-300-002-00	BAR S INC	2,800
03-08-32-300-002-01	BAR S INC	3,654
03-08-34-300-001-00	FRONTIER FARMS INC	114,081