

The Special Population for this Report is 'Ad Valorem Parcels'

School(s): ST CHARLES COMMUNITY SCHOOLS

<<<< S.E.V., Taxable and Capped Values >>>>

Totals for School District: 73240 ST CHARLES COMMUNITY SCHOOLS										
Property Class	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
Agricultural	404	51,084,400	51,084,400	55,498,600	25,178,168	25,178,168	25,152,885	25,152,885	25,183,090	25,183,090
Commercial	112	11,153,700	11,153,700	12,723,000	10,171,457	10,171,457	11,018,185	11,018,185	10,960,821	10,960,821
Industrial	32	4,757,000	4,757,000	4,327,500	3,665,198	3,665,198	3,643,969	3,643,969	3,848,446	3,848,446
Residential	3018	212,997,600	212,843,200	250,766,800	171,587,289	171,496,818	186,799,518	186,483,042	184,914,932	184,783,464
Com. Personal	174	795,000	795,000	1,233,300	795,000	795,000	1,233,300	1,233,300	1,233,300	1,233,300
Ind. Personal	15	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000
Util. Personal	14	8,452,400	8,452,400	9,291,200	8,452,400	8,452,400	8,975,575	8,552,010	8,975,575	8,552,010
Exempt	145	0	0	0	0	0	0	0	0	0
All: 73240	3914	289,280,100	289,125,700	333,880,400	219,889,512	219,799,041	236,863,432	236,123,391	235,156,164	234,601,131
Totals for Property Class: Agricultural By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	404	51,084,400	51,084,400	55,498,600	25,178,168	25,178,168	25,152,885	25,152,885	25,183,090	25,183,090
All: Agricultural	404	51,084,400	51,084,400	55,498,600	25,178,168	25,178,168	25,152,885	25,152,885	25,183,090	25,183,090
Totals for Property Class: Commercial By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	112	11,153,700	11,153,700	12,723,000	10,171,457	10,171,457	11,018,185	11,018,185	10,960,821	10,960,821
All: Commercial	112	11,153,700	11,153,700	12,723,000	10,171,457	10,171,457	11,018,185	11,018,185	10,960,821	10,960,821
Totals for Property Class: Industrial By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	32	4,757,000	4,757,000	4,327,500	3,665,198	3,665,198	3,643,969	3,643,969	3,848,446	3,848,446
All: Industrial	32	4,757,000	4,757,000	4,327,500	3,665,198	3,665,198	3,643,969	3,643,969	3,848,446	3,848,446
Totals for Property Class: Residential By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	3018	212,997,600	212,843,200	250,766,800	171,587,289	171,496,818	186,799,518	186,483,042	184,914,932	184,783,464
All: Residential	3018	212,997,600	212,843,200	250,766,800	171,587,289	171,496,818	186,799,518	186,483,042	184,914,932	184,783,464
Totals for Property Class: Com. Personal By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	174	795,000	795,000	1,233,300	795,000	795,000	1,233,300	1,233,300	1,233,300	1,233,300
All: Com. Personal	174	795,000	795,000	1,233,300	795,000	795,000	1,233,300	1,233,300	1,233,300	1,233,300
Totals for Property Class: Ind. Personal By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	15	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000
All: Ind. Personal	15	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000
Totals for Property Class: Util. Personal By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	14	8,452,400	8,452,400	9,291,200	8,452,400	8,452,400	8,975,575	8,552,010	8,975,575	8,552,010
All: Util. Personal	14	8,452,400	8,452,400	9,291,200	8,452,400	8,452,400	8,975,575	8,552,010	8,975,575	8,552,010
Totals for Property Class: Exempt By School District										
School District	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
73240	145	0	0	0	0	0	0	0	0	0
All: Exempt	145	0	0	0	0	0	0	0	0	0
Totals										
Real	Count	2023 SEV	Fin SEV	2024 SEV	2023 Tax	Fin Tax	2024 Tax	BOR Tax	2024 Cap	2024 MCAP
Real	3,566	279,992,700	279,838,300	323,315,900	210,602,112	210,511,641	226,614,557	226,298,081	224,907,289	224,775,821
Personal	203	9,287,400	9,287,400	10,564,500	9,287,400	9,287,400	10,248,875	9,825,310	10,248,875	9,825,310
Real & Personal	3,769	289,280,100	289,125,700	333,880,400	219,889,512	219,799,041	236,863,432	236,123,391	235,156,164	234,601,131
Exempt	145	0	0	0	0	0	0	0	0	0





\*\*\*\*\* DDA/LDFA Totals \*\*\*\*\*

DDA/LDFA	Count	Base Value	Current Assessed	Current Taxable	Current Captured	Final Assessed	Final Taxable	Final Captured
24 85 DDA	237	3,415,002	10,995,700	9,382,965	5,967,963	9,764,000	8,670,983	5,255,981

\*\*\*\*\* Special Act Totals \*\*\*\*\*

		Count	SEV Value	Taxable Value
Land Bank (Not a Special Act)	Real	3	0	0
Land Bank (Not a Special Act)	Personal	0	0	0
Land Bank (Not a Special Act)	Real & Personal	3	0	0
County Land Bank Sale	Real	3	0	0
County Land Bank Sale	Personal	0	0	0
County Land Bank Sale	Real & Personal	3	0	0

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School(s): ST CHARLES COMMUNITY SCHOOLS

<<<<< Top 20 Statistics >>>>>

\*\*\*\*\* Top 20 S.E.V.s \*\*\*\*\*

26-99-9-99-0005-000	CONSUMERS ENERGY COMPANY	\$ 2,242,500
24-99-9-99-0019-000	CONSUMERS ENERGY COMPANY	\$ 1,362,700
24-10-3-22-1001-000	CASASSA, JANE & CASASSA, MICHA	\$ 1,335,700
24-99-9-99-0018-000	CONSUMERS ENERGY COMPANY	\$ 1,251,000
24-99-9-99-0034-000	GREAT LAKES GAS TRANS CO	\$ 1,171,900
26-11-3-20-2003-002	DRUMHILLER, LYNETTE K TRUST	\$ 1,001,700
08-99-9-99-0002-000	CONSUMERS ENERGY COMPANY	\$ 986,800
26-11-3-31-1003-002	MAYER, DAVID J & SHERI A	\$ 982,000
24-10-3-05-2137-000	PK ARBOR GLEN LIMITED DIVIDEND HOUS	\$ 968,400
26-11-3-32-4003-001	ST CHARLES INVESTMENT CO	\$ 922,700
26-11-3-29-2005-000	FISHER, LARRY LEE JR	\$ 799,800
08-99-9-99-0006-000	GREAT LAKES GAS TRANS CO	\$ 724,100
26-11-3-20-1006-008	FILTRONA POROUS TECHNOLOGIES CORP	\$ 659,200
15-11-2-13-1002-001	MAY, RACHEL J & VAN STRYDONK, COLE	\$ 644,500
24-10-3-15-1002-000	RIVERCREST FARMS INC	\$ 622,900
26-11-3-20-3004-002	EGGERS, CHADWICK R	\$ 601,700
26-11-3-20-2020-007	SHANKER, RAVI & GAYATRI	\$ 600,500
15-99-9-99-0003-000	CONSUMERS ENERGY COMPANY	\$ 594,800
26-11-3-18-4001-002	MEYER, RICKY A & RENEE E TRUST	\$ 590,200
26-11-3-20-1006-010	5401 S GRAHAM ROAD LLC	\$ 561,500

\*\*\*\*\* Top 20 Taxable Values \*\*\*\*\*

26-99-9-99-0005-000	CONSUMERS ENERGY COMPANY	\$ 2,242,500
24-99-9-99-0019-000	CONSUMERS ENERGY COMPANY	\$ 1,362,700
24-99-9-99-0018-000	CONSUMERS ENERGY COMPANY	\$ 1,251,000
08-99-9-99-0002-000	CONSUMERS ENERGY COMPANY	\$ 986,800
26-11-3-20-2003-002	DRUMHILLER, LYNETTE K TRUST	\$ 792,171
26-11-3-32-4003-001	ST CHARLES INVESTMENT CO	\$ 764,372
24-99-9-99-0034-000	GREAT LAKES GAS TRANS CO	\$ 748,335
24-10-3-05-2137-000	PK ARBOR GLEN LIMITED DIVIDEND HOUS	\$ 701,671
26-11-3-31-1003-002	MAYER, DAVID J & SHERI A	\$ 695,361
26-11-3-20-1006-008	FILTRONA POROUS TECHNOLOGIES CORP	\$ 659,200
26-11-3-29-2005-000	FISHER, LARRY LEE JR	\$ 623,711
15-99-9-99-0003-000	CONSUMERS ENERGY COMPANY	\$ 594,800
24-10-3-22-1001-000	CASASSA, JANE & CASASSA, MICHA	\$ 580,874
26-11-3-20-1006-010	5401 S GRAHAM ROAD LLC	\$ 561,500
26-11-3-05-4012-001	GOLDEN GLOW PROPERTIES LLC	\$ 556,500
15-11-2-13-1002-001	MAY, RACHEL J & VAN STRYDONK, COLE	\$ 528,638
26-11-3-20-3004-002	EGGERS, CHADWICK R	\$ 520,800
26-11-3-20-2020-007	SHANKER, RAVI & GAYATRI	\$ 506,940
26-11-3-18-4001-002	MEYER, RICKY A & RENEE E TRUST	\$ 476,165
08-99-9-99-0006-000	GREAT LAKES GAS TRANS CO	\$ 462,630

\*\*\*\*\* Top 20 Owners by Taxable Value \*\*\*\*\*

CONSUMERS ENERGY COMPANY	has	6,704,962	Taxable Value in 19 Parcel(s)
GREAT LAKES GAS TRANS CO	has	1,306,410	Taxable Value in 3 Parcel(s)
DRUMHILLER, LYNETTE K TRUST	has	920,487	Taxable Value in 3 Parcel(s)
ZELINKO FARMS REALTY LLC	has	919,701	Taxable Value in 15 Parcel(s)
MAYER, DAVID J & SHERI A	has	767,997	Taxable Value in 3 Parcel(s)
ST CHARLES INVESTMENT CO	has	764,372	Taxable Value in 1 Parcel(s)
PK ARBOR GLEN LIMITED DIVIDEND HOUS	has	701,671	Taxable Value in 1 Parcel(s)
FILTRONA POROUS TECHNOLOGIES CORP	has	659,200	Taxable Value in 1 Parcel(s)
OAKES, EDMOND G & KATHLEEN A	has	631,483	Taxable Value in 4 Parcel(s)
FISHER, LARRY LEE JR	has	623,711	Taxable Value in 1 Parcel(s)
DONOVAN, D & B	has	608,031	Taxable Value in 7 Parcel(s)
MAY, FREDERICK H JR	has	604,264	Taxable Value in 2 Parcel(s)
CASASSA, JANE & CASASSA, MICHA	has	580,874	Taxable Value in 1 Parcel(s)

<<<< Top 20 Statistics >>>>

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5401 S GRAHAM ROAD LLC	has	561,500	Taxable Value in 1 Parcel(s)
GOLDEN GLOW PROPERTIES LLC	has	556,500	Taxable Value in 1 Parcel(s)
ZELINKO, RYAN C & STEPHANIE M	has	544,122	Taxable Value in 6 Parcel(s)
KULHANEK, DAVID W & JALENE S TRUST	has	542,804	Taxable Value in 4 Parcel(s)
MAY, RACHEL J & VAN STRYDONK, COLE	has	528,638	Taxable Value in 1 Parcel(s)
EGGERS, CHADWICK R	has	520,800	Taxable Value in 1 Parcel(s)
SHANKER, RAVI & GAYATRI	has	506,940	Taxable Value in 1 Parcel(s)

\*\*\*\*\* Top 20 Owners by S.E.V. Value \*\*\*\*\*

CONSUMERS ENERGY COMPANY	has	7,061,800	S.E.V. Value in 19 Parcel(s)
ZELINKO FARMS REALTY LLC	has	2,082,500	S.E.V. Value in 15 Parcel(s)
GREAT LAKES GAS TRANS CO	has	2,045,600	S.E.V. Value in 3 Parcel(s)
OAKES, EDMOND G & KATHLEEN A	has	1,584,800	S.E.V. Value in 4 Parcel(s)
DONOVAN, D & B	has	1,507,100	S.E.V. Value in 7 Parcel(s)
CASASSA, JANE & CASASSA, MICHA	has	1,335,700	S.E.V. Value in 1 Parcel(s)
KULHANEK, DAVID W & JALENE S TRUST	has	1,234,200	S.E.V. Value in 4 Parcel(s)
DRUMHILLER, LYNETTE K TRUST	has	1,164,300	S.E.V. Value in 3 Parcel(s)
DONOVAN, J D & S K	has	1,147,900	S.E.V. Value in 8 Parcel(s)
MAYER, DAVID J & SHERI A	has	1,087,800	S.E.V. Value in 3 Parcel(s)
ZELINKO, RYAN C & STEPHANIE M	has	1,074,200	S.E.V. Value in 6 Parcel(s)
PK ARBOR GLEN LIMITED DIVIDEND HOUS	has	968,400	S.E.V. Value in 1 Parcel(s)
ST CHARLES INVESTMENT CO	has	922,700	S.E.V. Value in 1 Parcel(s)
MAY, FREDERICK H JR	has	868,800	S.E.V. Value in 2 Parcel(s)
FISHER, LARRY LEE JR	has	799,800	S.E.V. Value in 1 Parcel(s)
BREASBOIS, KAREN M	has	677,900	S.E.V. Value in 7 Parcel(s)
FILTRONA POROUS TECHNOLOGIES CORP	has	659,200	S.E.V. Value in 1 Parcel(s)
RIVERCREST FARMS INC	has	648,700	S.E.V. Value in 2 Parcel(s)
MAY, RACHEL J & VAN STRYDONK, COLE	has	644,500	S.E.V. Value in 1 Parcel(s)
VOGELAAR, HOWARD L TRUST	has	627,600	S.E.V. Value in 8 Parcel(s)

\*\*\*\*\* Top 20 Owners by Acreage \*\*\*\*\*

CASASSA, JANE & CASASSA, MICHA	has	682.60	Total Acres in 1 Parcel(s)
OAKES, EDMOND G & KATHLEEN A	has	604.66	Total Acres in 4 Parcel(s)
ZELINKO FARMS REALTY LLC	has	552.65	Total Acres in 15 Parcel(s)
DONOVAN, D & B	has	498.78	Total Acres in 7 Parcel(s)
KULHANEK, DAVID W & JALENE S TRUST	has	473.00	Total Acres in 4 Parcel(s)
DONOVAN, J D & S K	has	467.00	Total Acres in 8 Parcel(s)
WILSON, SHIRLEY C	has	349.93	Total Acres in 4 Parcel(s)
DEGEUS, CARL L & CHARLOTTE M	has	340.56	Total Acres in 3 Parcel(s)
VOGELAAR, HOWARD L TRUST	has	338.93	Total Acres in 8 Parcel(s)
GARNO, RUTHANNE	has	281.14	Total Acres in 7 Parcel(s)
ANAMAN, E & D	has	254.10	Total Acres in 2 Parcel(s)
IRISH FAMILY FARMS LLC	has	244.01	Total Acres in 4 Parcel(s)
CONSUMERS ENERGY COMPANY	has	233.54	Total Acres in 19 Parcel(s)
EICKHOLT, JOSEPH J TRUST	has	230.53	Total Acres in 6 Parcel(s)
ZELINKO, RYAN C & STEPHANIE M	has	223.50	Total Acres in 6 Parcel(s)
EICKHOLT, J J TRUST	has	221.91	Total Acres in 4 Parcel(s)
BLAINE, HAROLD F TRUST	has	220.50	Total Acres in 1 Parcel(s)
DEGUES, CARL L & CHARLOTTE M	has	219.80	Total Acres in 4 Parcel(s)
RIVERCREST FARMS INC	has	219.58	Total Acres in 2 Parcel(s)
DREWS, DONALD H	has	216.05	Total Acres in 7 Parcel(s)