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SUPERVISOR OF ASSESSMENTS CLARK COUNTY
Clark Courthouse (217) 826-5815 Marshall IL 62441

Real Estate Assessment Changes

**NOTICE TO CLARK COUNTY TAXPAYERS:
ASSESSED VALUES FOR 2023**

Valuation date (35 ILCS 200/9-95):	January 1, 2023
Required level of assessment (35 ILCS 200/9-145):	33.33%
Valuation based on sales from (35 ILCS 200/1-155):	2020 thru 2022

Publication is hereby made for equalized assessed valuations for real property in **Marshall, Douglas, Anderson, Auburn, Martinsville, Dolson, Darwin, York, Wabash, Orange, and Melrose Townships** in accordance with 35 ILCS 200/12-10. As required by 35 ILCS 200/9-210 and 35 ILCS 200/10-115, the following equalization factors have been applied to bring the assessments to the statutorily required three-year median level of 33.33%.

A factor of 1.1200 has been applied to all values except those assessed under the provisions of 35 ILCS 200 Sections 10-110 through 10-140

Questions about these valuations should be directed to: Supervisor of Assessments, 501 Archer Avenue, Marshall, IL 62441; 217-826-5815; assessor@clarkcountyil.org. Office hours are 8am-4pm Monday-Friday.

Property in these townships, other than farmland, and coal, and oil, is to be assessed at a 33.33% median level of assessment, based on the fair cash value of the property. You may check the accuracy of your assessment by dividing your assessment by the median level of assessment. The resulting value should equal the estimated fair cash value of your property. If the resulting value is greater than the estimated fair cash value of your property, you may be over-assessed. If the resulting value is less than the fair cash value of your property, you may be under-assessed. You may appeal your assessment to the Board of Review.

If you believe your property's fair cash value is incorrect or that the equalized assessed valuation is not uniform with other comparable properties in the same neighborhood, the following steps should be taken:

- Contact your Supervisor of Assessments office to review the assessment.
- If not satisfied with the assessor review, taxpayers may file a complaint with the Clark County Board of Review. For complaint forms, instructions, and the Rules and Procedures of the Board of Review, call (217) 826-5815 for more information.
- The final filing deadline for your township **is generally 30 days from this publication date**. After this date, the board of Review is prohibited by law from accepting assessment complaints for properties in these townships. The Board of Review will accept written complaints through November 9, 2023. For more information on filing a complaint call (217) 826-5815 or <http://www.clarkcountyil.org/assessor-appeals.htm>.

Your property may be eligible for homestead exemptions, which can reduce your property's taxable assessment. For more information on homestead exemptions, call (217) 826-5815 or visit <http://www.clarkcountyil.org/assessor-appeals.htm>.

Your property tax bill will be calculated as follows:

$$\begin{aligned} \text{Final Equalized Assessed Value} - \text{Exemptions} &= \text{Taxable Assessment}; \\ \text{Taxable Assessment} \times \text{Current Tax Rate} &= \text{Total Tax Bill}. \end{aligned}$$

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

NOTICE OF PROPOSED PROPERTY TAX INCREASE FOR WEST UNION FIRE PROTECTION DISTRICT

I. A public hearing to approve a proposed property tax levy increase for the West Union Fire Protection District for 2024 will be held on Monday, October 2, 2023 at 6:15 p.m. at the West Union Fire Protection District, 119 W. Union St., West Union, IL 62477.

Any person desiring to appear at the public hearing and present testimony to the taxing district may contact Danny Hone, Director, 116 W. Union St., West Union, IL. 62477; (618) - 562-6490.

II. The corporate and special purpose property taxes extended or abated for 2023 were \$38,213.00.

The proposed corporate and special purpose property taxes to be levied for 2024 are \$68,342.60. This represents a 78.85% increase over the previous year.

III. The property taxes extended for debt service and public building commission leases for 2023 were none.

The estimated property taxes to be levied for debt service and public building commission leases for 2024 are none. This represents no change over the previous year.

IV. The total property taxes extended or abated for 2023 were \$38,213.00.

The estimated total property taxes to be levied for 2024 are \$68,342.60. This represents a 78.85% increase over the previous year.

PUBLIC NOTICE

The **Clark County Housing Authority** has developed the Annual Agency Plan and Annual Budget for Fiscal Years April 1, 2024 through April 1, 2025, in compliance with current HUD regulations. It is available for review at the Authority's office located at 208 Maple Street, Marshall, IL. The office is open Monday – Friday, 8am- 4pm.

A public hearing will be held on November 17, 2023 at the Authority's office at 8am.
9/19,26