

**LISA A. RICHEY, C.I.A.O.**  
**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 2024**

<b>Valuation date (35 ILCS 200/9-95):</b>	<b>January 1, 2024</b>
<b>Required level of assessment (35 ILCS 200/9-145):</b>	<b>33.33%</b>
<b>Valuation based on sales from (35 ILCS 200/1-155):</b>	<b>2021 thru 2024</b>

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](mailto: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 19, 2024. 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.clark-countyil.org/assessor-appeals.htm>.**

Your property tax bill will be calculated as follows:

$$\text{Final Equalized Assessed Value} - \text{Exemptions} = \text{Taxable Assessment};$$

$$\text{Taxable Assessment} \times \text{Current Tax Rate} = \text{Total Tax Bill}.$$

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.

**CASEY TOWNSHIP Improved: 3 Unimproved: 0**

03-11-10-00-100-004	LITTLEJOHN FARMS LLC	26,905
03-11-10-00-200-013	SMITH, DEVAN J	25,728
03-11-23-00-300-013	ROBINSON, RILAN JR & DIANA	97,478

**PARKER TOWNSHIP Improved: 1 Unimproved: 0**

12-06-28-00-400-005	FLAHERTY, CHRIS M & RUTH A	23,995
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Pursuant to 35 ILCS 200/10-115, the farmland assessments for the 2024 assessment year will increase by 10% of the preceding year's median cropped soil productivity index 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.

## PUBLIC NOTICE

### Notice of Public Hearing

In accordance with Section 17-20 of the Property Tax Code (35 ILCS 200/17-20), notice is hereby given that a public hearing will be held at 11:30am, 26-Dec-2024, in the Offices of the **Illinois Department of Revenue**, 101 West Jefferson Street, Springfield, Illinois, for the purpose of taking evidence which

may be pertinent to the Department's estimate of the percent to be applied to the aggregate assessment of locally assessed property in Clark County for the assessment year 2024. This hearing is required by the Property Tax Code.

Based on the comparison of assessed valuations, the analysis of property transfers, and other available information, the estimated percentage

to be applied to the aggregate assessment of locally assessed property other than property assessed under Sections 10-110 through 10-140 and 10-170 through 10-200 of the Property Tax Code (35 ILCS 200/10-110 through 10-140 and 10-170 through 10-200) is 6.96%. Accordingly, the tentative equalization factor is 1.0696.

This meeting will be accessible to persons with disabilities in

compliance with Executive Order #5 and pertinent state and federal laws upon notification of anticipated attendance. Persons with disabilities planning to attend and needing special accommodations should contact the Property Tax Division, by telephone at 217 785-6619, email [Rev.SR-EQUAL@illinois.gov](mailto:Rev.SR-EQUAL@illinois.gov) or letter at Illinois Department of Revenue, Property Tax Division MC- 3-450, P.O.

Box 19033, Springfield, Illinois 62794-9033, by 19-Dec-2024, to inform of their anticipated attendance.

## LEGAL NOTICE

In The Circuit Court  
Of The Fifth Judicial Circuit  
Clark County, Marshall, Illinois

**Preferred Bank**

Plaintiff

- VS -

**Thomas G. Eichinger,  
Anna Maria Eichinger,**  
Unknown Owners, and  
Non-record Claimants  
Defendants

No. 2024-FC-3

### Notice Of Sale

Know All Men By These Presents That Preferred Bank, shall proceed to sell by public auction certain real estate described herein which is subject to a certain foreclosure action in Clark County Circuit Court Case Number 2024-CH-3. Those persons interested in bidding at said auction are hereby advised of the following:

1. Description and address of the Real Estate:

Lot Twelve (12) in Dulaney's Sixth Addition to the Town (now City) of Casey, situated in the County of Clark, in the State of Illinois;

The common address to the property is 204 West Jefferson Avenue, Casey, Illinois 62420; the Permanent Tax I.D. Number is: 03-11-19-16-402-011

2. The real estate is currently improved with a single-family residential home.

3. Information regarding the real estate may be obtained by contacting Preferred Bank, c/o David Belt, 602 N. Route 49, Casey, IL 62420; telephone (217) 932-2265.

4. Time, Place, and Terms of Sale: Sale shall be by public auction to be held on Tuesday, the 14th day of January 2025 at 10:30am, by the Plaintiff, said sale to be held at the main entrance to the Clark County Courthouse 501 Archer, Marshall, Illinois.

Successful bidder shall be required to present, at the time of the sale, a certified check or money order in the amount of 10% of the successful bid amount, balance being due and payable in cash or cash equivalent at closing within 30 days of sale at Clark County Title Co., Marshall, Illinois. Successful bidder will receive Receipt Of Sale and will receive title to property by judicial deed at closing. Successful bidder shall pay all of the closing fee charged by Clark County Title Co. All real estate taxes and assessments shall be paid by the buyer based on the latest available information, and shall not be subject to reparation. Subject property shall be transferred to the successful bidder subject to rights of way for drainage ditches, drain tiles, feeders, laterals, and underground pipes, if any; rights

of way of the public and public utility easements; taxes for the current year and all preceding years; easements, rights of way, conditions and restrictions of record, and conveyed mineral interest of record.

Submitted this 3rd day of December 2024.

By: Tracy A. Willenborg  
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12/14,21,28