

1933 S Jefferson St, Chicago, IL 60616-1010, Cook County

APN: 17-21-324-029-0000 CLIP: 3252497206



Beds	3	Full Baths	2	Half Baths	N/A	Sale Price	\$240,000	Sale Date	11/26/2002
Bldg Sq Ft	1,596	Lot Sq Ft	2,500	Yr Built	1875	Type	DUPLEX		

OWNER INFORMATION

Owner Name	Junker Timothy	Tax Billing Zip	60093
Owner Name 2		Tax Billing Zip+4	4251
Tax Billing Address	484 Elder Ln	Owner Occupied	No
Tax Billing City & State	Winnetka, IL	No Mail Flag	

COMMUNITY INSIGHTS

Median Home Value	\$341,632	School District	CITY OF CHICAGO SD 299
Median Home Value Rating	6 / 10	Family Friendly Score	8 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	35 / 100	Walkable Score	77 / 100
Total Incidents (1 yr)	63	Q1 Home Price Forecast	\$347,910
Standardized Test Rank	18 / 100	Last 2 Yr Home Appreciation	11%

LOCATION INFORMATION

Township	West Chicago	Census Tract	8432.00
Township Range Sect	39N-14E-21	Carrier Route	C016
Market Area		Flood Zone Date	08/19/2008
Neighborhood Name	Pilsen	Flood Zone Code	X
Subdivision	Dormans	Flood Zone Panel	17031C0507J
Zoning	10	Lot #	3
School District Name	299 Chicago City SD	Block #	37
School District	299 Chicago City SD	Within 250 Feet of Multiple Flood Zone	No
Elementary School District		Neighborhood Code	141-141
Middle School District		Township #	39N
High School District/School Name			

TAX INFORMATION

County Assessor Link	17-21-324-029-0000	% Improved	82%
Parcel ID	17213240290000	Senior Tax Exempt	
Alt APN		Homestead	
Tax Area	77002	Exemption(s)	
Tax Appraisal Area			
Legal Description	PART N3 AC LOT2 BLK37 CANAL TRUSTEE S SUB W2SE4 S21 T39N R14E 3P		

ASSESSMENT & TAX

Assessment Year	2022 - Preliminary	2021	2020	2019
Market Value - Total	\$408,090	\$408,090	\$269,710	\$310,020
Assessed Value - Total	\$40,809	\$40,809	\$26,971	\$31,002
Assessed Value - Land	\$7,500	\$7,500	\$5,875	\$5,875
Assessed Value - Improved	\$33,309	\$33,309	\$21,096	\$25,127
YOY Assessed Change (\$)	\$0	\$13,838	-\$4,031	
YOY Assessed Change (%)	0%	51.31%	-13%	
Exempt Building Value				
Exempt Land Value				
Exempt Total Value				
Tax Year	Tax Amount	Change (\$)	Change (%)	
2019	\$6,229			
2020	\$6,008	-\$220	-3.54%	
2021	\$8,206	\$2,198	36.58%	
Jurisdiction	Tax Type	Tax Amount	Tax Rate	

Period	Tax Year	Tax Amount	Change (\$)	Change (%)	Administrative Fee
Winter					
Summer					
Total					
Winter					
Summer					
Total					

Period	Ad Valorem Tax
Winter	
Summer	
Total	
Winter	
Summer	
Total	

CHARACTERISTICS			
Universal Land Use	Duplex	Basement - Finished Sq Ft	
County Use Code	Apartments 2-6	Area of Recreation Room	
State Use		Attic Type	None
Year Built	1875	Fireplace Ind (Y/N)	
Year Built - Effective		Fireplaces	
Lot Depth		Water	
Lot Frontage		Sewer	
Lot Sq Ft	2,500	Cooling Type	Yes
Lot Acres	0.0574	Heat Type	
Bldg Class	211	Heating Fuel	
Building Type	Residential	Parking - # Cars	
Building Sq Ft	1,596	Parking Type	
Gross Area		Parking Size Sq Ft (Garage #97)	
# of Buildings	1	Roof Type	
Building Above Grade Sq Ft		Roof Material	Asphalt Shingle
Style	Multi-Family	Roof Frame	
Stories	2	Roof Shape	
Condition	Average	Construction	
Quality		Exterior	Masonry
Total Rooms		Interior Wall	
Bedrooms	3	Flooring	
Baths - Full	2	Foundation	
Baths - Half		Porch	
MLS Total Baths		Patio/Deck	
Bath - Number of Fixtures		Pool	
Other Rooms		Pool Size	
Total Units	2	Other Impvs	
Basement Type	Full	Equipment	
Basement Sq Ft		Topography	
Basement Improvements	Finished	Building Comments	
Basement - Unfinished Sq Ft		Lot Shape	

BUILDING PERMITS	
Permit Date	
Permit Purpose	
Permit Number	
Permit Amount	
Permit Flag	

SELL SCORE			
Rating	Moderate	Value As Of	2024-03-10 06:05:45
Sell Score	595		

ESTIMATED VALUE			
RealAVM™	\$403,800	Confidence Score	58
RealAVM™ Range	\$335,100 - \$472,500	Forecast Standard Deviation	17
Value As Of	03/04/2024		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS			
Estimated Value	2816	Cap Rate	4.2%
Estimated Value High	3286	Forecast Standard Deviation (FSD)	0.17
Estimated Value Low	2346		

(1) Rental Trends is a CoreLogic® derived value and should be used for information purposes only.

(2) The FSD denotes confidence in an Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Amount estimate will fall within, based on the consistency of the information available to the Rental Amount at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

LISTING INFORMATION			
MLS Listing Number	11132910	MLS Orig. List Price	\$600,000
MLS Status	Canceled	MLS Listing Price	\$550,000
MLS Area Name	CHI - LOWER WEST SIDE	MLS Sold Price	
MLS Listing Date	06/24/2021	Listing Broker Name	@PROPERTIES CHRISTIE'S INTER NATIONAL REAL ESTATE
MLS Off Market Date		Listing Agent Name	Mrd108188-Patricia Young
MLS Contract Date		Selling Broker Name	
MLS Closed Date		Selling Agent Name	

MLS Listing #

MLS Status

MLS Listing Date

MLS Closed Date

MLS Off Market Date

MLS Orig Listing Price

MLS Listing Price

MLS Sold Price

LAST MARKET SALE & SALES HISTORY			
Deed Type	Warranty Deed	Sale Price	\$240,000
Recording Date	01/15/2003	Multi/Split Sale	
Sale Type		Owner Name	Junker Timothy
Sale Date	11/26/2002	Owner Name 2	
Document Number	30072635	Seller	Chavez Rebecca

Recording Date 01/15/2003 05/19/1997 10/18/1979 10/18/1979

Sale Date 11/26/2002 10/1979 10/1979

Sale Price \$240,000

Nominal

Buyer Name Larosa Kymm Chavez Rebecca Lockard Mary Lockard Wallace & Mary

Buyer Name 2 Lockard Mary

Seller Name Chavez Rebecca Trust 1696 Lockhard

Document Number 30072635 352114

Document Type Warranty Deed Grant Deed Deed (Reg) Quit Claim Deed

Multi/Split Sale Type

CERTIFICATES OF REAL ESTATE VALUE					
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Purchase Date Buyer Name Signer Date Filing Date Deed Type Purchase Price

Purchase Date CREV # CREV ID

Purchase Date

Buyer Name

Purchase Price

Buyer Address

Seller Name

Seller Address

Down Payment

Seller Points

Personal Property
 Property Transferred
 Planned Use of Property
 Planned Use Desc
 Loan Amount
 Acquisition Type 1
 Acquisition Type 2
 Acquisition Type 3
 Acquisition Type 4
 Loan Balloon Date
 Loan Interest Rate
 Loan Monthly Payment
 Loan # of Payment
 Buyer City/State/ZIP
 Seller City/State/ZIP

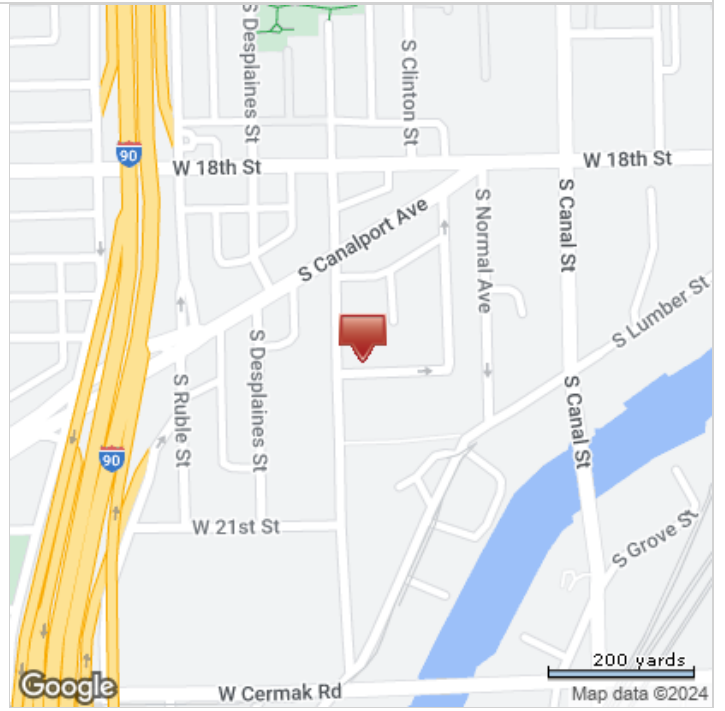
MORTGAGE HISTORY

Mortgage Date	06/09/2005	12/14/2004	01/15/2003	01/15/2003	09/03/1997
Mortgage Amount	\$255,000	\$255,000	\$48,000	\$192,000	\$58,875
Mortgage Lender	Chicago Fin'l Svcs Inc	Chicago Fin'l Svcs Inc	Fremont Invs & Ln	Fremont Invs & Ln	First Chicago Nbd Mtg Co
Mortgage Type	Conventional	Conventional	Conventional	Conventional	Conventional
Mortgage Term	30	30	20	30	
Mortgage Term Code	Years	Years	Years	Years	
Mortgage Purpose	Refi	Refi	Resale	Resale	Refi
Mortgage Int Rate		4.5		6.49	
Mortgage Int Rate Type	Fixed Rate Loan	Adjustable Int Rate Loan	Fixed Rate Loan	Adjustable Int Rate Loan	
Mortgage Doc #	16035332	34902132	30072636	30072637	647516
Borrower Name	Larosa Kymm	Larosa Kymm	Larosa Kymm	Larosa Kymm	Chavez Rebecca
Borrower Name 2					

FORECLOSURE HISTORY

Document Type
 Default Date
 Recording Date
 Document Number
 Book Number
 Page Number
 Buyer 1
 Final Judgment Amount
 Original Doc Date
 Original Document Number
 Original Book Page
 Lien Type
 Foreclosure Filing Date
 Default Amount

PROPERTY MAP



*Lot Dimensions are Estimated