IN OR 1151/1423

KELLEY NOMA COREY/KELLEY DONALD RAY ET AL
128 CHURCH ST
BONNE TERRE, MO 63628

**2026**

**16-1N-25-0000-0011-0070**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| MAP NUM | | MKT AREA | 08 |
| NEIGHBORHOOD/LOC | 8005.00 | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

KOREYS LN, CALLAHAN

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/07/2026 MLU |
| INC DATE | | AG DATE | |

## NASSAU COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 6 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 85,200 |
| TOTAL MARKET VALUE | 85,200 |
| SOH/AGL Deduction | 24,931 |
| ASSESSED VALUE | 60,269 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 60,269 |
| TOTAL JUST VALUE | 85,200 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 74,550 |

ALSO SEE ADJCNT PRCLS 11-3(HX) & 11-6

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1151/1423 | 7/08/2003 | QC | Q | V | 01 | 100 |
| GRANTOR: KELLEY NOMA COREY | | | | | | |
| GRANTEE: KELLEY NOMA C ETAL | | | | | | |
| 0936/1690 | 6/16/2000 | WD | Q | V | 01 | 100 |
| GRANTOR: KELLEY NOMA COREY | | | | | | |
| GRANTEE: KELLEY NOMA & AURLI | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

## EXTRA FEATURES

| LN | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON | YEAR ACTUAL | Q | % COND | OB/XF MKT VALUE | NOTES |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## LAND DESCRIPTION

TOTAL OB/XF 0

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 000100 | C | RES | 0 | | OR | 0.00 | 0.00 | 2.13 | AC | | 1.00 | 1.00 | 1.00 | 40,000.00 | 40,000.00 | 85,200 | | | | | | | |

REVIEW DATE 05/07/2026 BY MLU Total Acres: 2.13 Total Land Value: 85,200 Market: 0 Agricultural: 0 Common: 85,200 PRINTED 07/09/2026 BY SYS