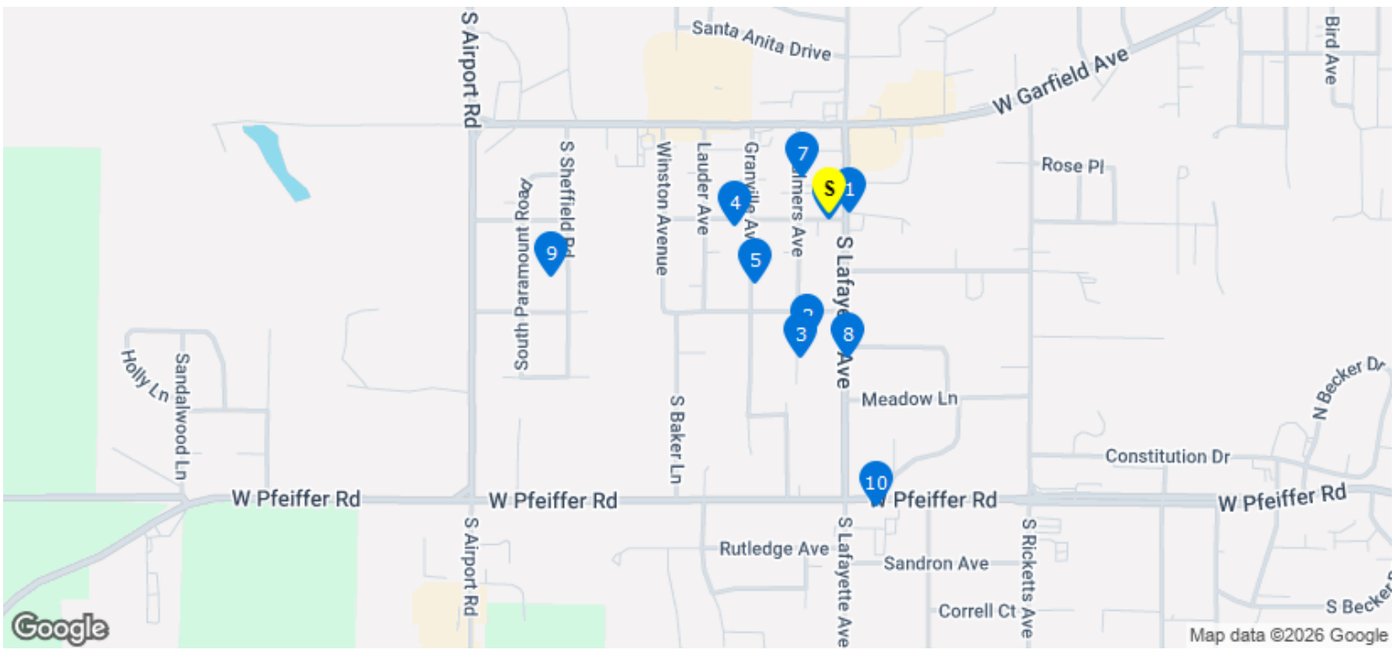
ICE SiteX Report

OrderID: 98775422

SiteX Property Information Report



Subject Property Location

3806 CHALMERS AVE, BARTONVILLE, IL 61607-2239

County:	**PEORIA IL**	Census Tract:	0046.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	17-26-329-010	Thomas Bros Pg-Grid:	

Valuation

Value:	**$80,000**	FSD:	17	Common Confidence Score:	41
Value Range:	$66,400 - $93,600	ICE Confidence Score:	83		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$4,420	Market Land Value:	$13,260	Tax Year:	2025
Assd Improvement:	$39,550	Market Improvment Value:	$118,650	Total Taxable Value:	$3,653
Total Assessed Value:	$43,970	Total Assessor Market Value:	$131,910	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 141 Sec/Twnship/Range: SEC 26 TWN 08 RNG 07

Abbreviated Description:	BROADMORE HEIGHTS SW 1/4 SEC 26-8-7E LOT 141
City/Muni/Twp:	LIMESTONE

Property Characteristics

Lot Size:		Bedrooms:	2	Pool:	
Building Area:	869 SF	Baths:	1	Fireplace:	
Year Built:	1962	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:	Attached Garage	Heating:	
Number of Stories:	1+B	Number of Cars:		A/C:	Yes
Style:	Ranch\Rambler	Basement:	Basement (not specified)	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	10/21/2025	Sales Price:	N/A
Document #:	2025018120 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	12/08/2020	Loan Amount:	N/A
Document #:	2020024126 BK-PG -	Loan Type:	USDA Loan
Contract Date:	11/17/2020		
TD Due Date:	12/01/2050	Type Finance:	
Legal Description:			

Subdivision: BROADMORE HEIGHTS Sec/Twnship/Range: SW4 S26T08NR07E 4PM

Prior Transfer

Recording Date:	12/08/2020	Sales Price:	$92,500
Document #:	2020024125 BK-PG -	Type of Sale:	Arms-Length Transfer
Contract Date:	11/17/2020		
Document Type:	Deed		
Legal Description:			

Subdivision: BROADMORE HEIGHTS Sec/Twnship/Range: SW4 S26T08NR07E 4PM

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Prior Transfer

Recording Date:	10/01/2015	Sales Price:	N/A
Document #:	2015021301 BK-PG -	Type of Sale:	Non Arms-Length Transfer
Contract Date:	09/24/2015		
Document Type:	Deed		

Legal Description:
Subdivision: BROADMORE HEIGHTS

Area Sales Analysis

Total Area Sales	$976,500	Median # of Bedrooms	2
Median Lot Size	SF	Median # of Baths	1
Median Living Area	905 SF	Median Year Built	1951
Price Range - 2 Yrs	$55,000 to $150,000	Age Range	66 years to 90 years
Median Value	$94,000	Median Age	75.5 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.14Mi.	**3824 LAUDER AVE** **BARTONVILLE, IL 61607-2221**	09/04/2026	$195,500	$95	2048	/3/1	1930	12,632 SF	
		APN: 17-26-331-024 Document #: 2026013905 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 51-53 Subdivision: BROADMORE HEIGHTS Sec/Twnship/Range: SW4 S26T08NR07E 4PM Abbreviated Description: Lot:51-53 Subdivision:BROADMORE HEIGHTS Sec/Twnship/Range:SW4 S26T08NR07E 4PM Abbreviated Description:PORTION LOTS51&52								
2	.17Mi.	**3903 LAUDER AVE** **BARTONVILLE, IL 61607-2280**	07/02/2026	$71,000	$124	572	/2/1	1935	SF	
		APN: 17-26-330-013 Document #: 2026010513 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 34 Subdivision: BROADMORE HEIGHTS Sec/Twnship/Range: SW4 S26T08NR07E 4PM Abbreviated Description: Lot:34 Subdivision:BROADMORE HEIGHTS Sec/Twnship/Range:SW4 S26T08NR07E 4PM								
3	.18Mi.	**3 SANTA ANITA DR** **BARTONVILLE, IL 61607-1769**	04/29/2026	$52,500	$51	1025	/3/1	1955	SF	
		APN: 17-26-182-018 Document #: 2026006376 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 2 Subdivision: PADDOCK MANOR MapRef: MB W PG 118&119 Sec/Twnship/Range: E2NW4 S26T08NR07E 4PM Abbreviated Description: Lot:2 Subdivision:PADDOCK MANOR Map Ref:MB W PG 118&119Sec/Twnship/Range:E2NW4 S26T08NR07E 4PM								
4	.19Mi.	**914 W GARFIELD AVE** **BARTONVILLE, IL 61607-1849**	09/03/2026	$210,000			//		89,734 SF	
		APN: 17-26-403-012 Document #: 2026013807 Document Type: Special Warranty Deed Price Code: Land Use: Industrial (General) Legal: Sec/Twnship/Range: W2SE4&W2NE4 S26T08NR07E 4PM Abbreviated Description: Sec/Twnship/Range:W2SE4&W2NE4 S26T08NR07E 4PM								
5	.2Mi.	**4015 CHALMERS AVE** **BARTONVILLE, IL 61607-2213**	07/10/2026	$107,500	$149	720	/2/1	1952	SF	
		APN: 17-26-378-024 Document #: 2026010899 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Sec/Twnship/Range: SE4SW4 S26T08NR07E 4PM Abbreviated Description: Sec/Twnship/Range:SE4SW4 S26T08NR07E 4PM								
6	.2Mi.	**206 WINSTON AVE** **BARTONVILLE, IL 61607-2269**	05/06/2026	$170,000	$163	1041	/3/1	1960	SF	
		APN: 17-26-330-004 Document #: 2026006802 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 12 Subdivision: BELVEDERE SUBDIVISION MapRef: MB Y PG 13 Sec/Twnship/Range: SW4 S26T08NR07E 4PM Abbreviated Description: Lot:12 Subdivision:BELVEDERE SUBDIVISION Map Ref:MB Y PG 13Sec/Twnship/Range:SW4 S26T08NR07E 4PM								
7	.23Mi.	**913 W GARFIELD AVE** **BARTONVILLE, IL 61607-1807**	07/06/2026	$350,000			//		SF	
		APN: 17-26-253-010 Document #: 2026010570 Document Type: Warranty Deed Price Code: A Land Use: Commercial (General) Legal: Lot: 14&15 Section: 2 Subdivision: ROELES ADDITION Sec/Twnship/Range: NE4 S26T08NR07E 4PM Abbreviated Description: Lot:14&15 Section:2 Subdivision:ROELES ADDITION Sec/Twnship/Range:NE4 S26T08NR07E 4PM Abbreviated Description:PORTION LOT15								
8	.26Mi.	**1008 COLLINS CT** **BARTONVILLE, IL 61607-1714**	08/07/2026	$103,000	$84	1225	/3/1	1962	SF	
		APN: 17-26-252-016 Document #: 2026012247 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 17 Subdivision: PADDOCK MANOR EXTENSION NO ONE Sec/Twnship/Range: NE4 S26T08NR07E 4PM Abbreviated Description: Lot:17 Subdivision:PADDOCK MANOR EXTENSION NO ONE Sec/Twnship/Range:NE4 S26T08NR07E 4PM								
9	.3Mi.	**26 CALIENTE AVE** **BARTONVILLE, IL 61607-1724**	09/21/2026	$160,500	$174	925	/3/1	1959	SF	
		APN: 17-26-177-012 Document #: 2026015266 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 90 Subdivision: PADDOCK MANOR MapRef: MB W PG 118 Sec/Twnship/Range: E2NW4 S26T08NR07E 4PM Abbreviated Description: Lot:90 Subdivision:PADDOCK MANOR Map Ref:MB W PG 118Sec/Twnship/Range:E2NW4 S26T08NR07E 4PM								
10	.31Mi.	**102 WILLMS CT** **BARTONVILLE, IL 61607-1845**	10/22/2026	$140,000	$167	840	/2/1	1956	SF	
		APN: 17-26-253-015 Document #: 2026017950 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 8-10 Subdivision: WILLMS PLACE Sec/Twnship/Range: NE4 S26T08NR07E 4PM Abbreviated Description: Subdivision:WILLMS PLACE Sec/Twnship/Range:NE4 S26T08NR07E 4PM Abbreviated Description:PORTION LOTS8-10								
11	.32Mi.	**10 PIMLICO PL** **BARTONVILLE, IL 61607-1703**	07/08/2026	$125,000	$135	925	/2/1	1959	SF	
		APN: 17-26-180-002 Document #: 2026010773 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 80 Subdivision: PADDOCK MANOR Abbreviated Description: Lot:80 Subdivision:PADDOCK MANOR City/Muni/Twp:BARTONVILLE City/Muni/Twp: BARTONVILLE								
12	.33Mi.	**32 CALIENTE AVE**	06/01/2026	$175,000	$171	1025	/3/1	1960	SF	

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BARTONVILLE, IL 61607-1724
APN: 17-26-177-005 Document #: 2026008371
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 93 Subdivision: PADDOCK MANOR MapRef: MB W PG 118 Sec/Twnship/Range: E2NW4 S26T08NR07E 4PM Abbreviated Description: Lot:93 Subdivision:PADDOCK MANOR Map Ref:MB W PG 118Sec/Twnship/Range:E2NW4 S26T08NR07E 4PM

13	.36Mi.	**4119 FAIRVIEW DR**	06/01/2026	$105,000	$126	832	/2/1	1950	SF

BARTONVILLE, IL 61607-2342
APN: 17-26-453-033 Document #: 2026008333
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 14 Subdivision: OAK GROVE SUBDIVISION Sec/Twnship/Range: W2SE4 S26T08NR07E 4PM Abbreviated Description: Subdivision:OAK GROVE SUBDIVISION Sec/Twnship/Range:W2SE4 S26T08NR07E 4PM Abbreviated Description:PORTION LOT14

14	.37Mi.	**201 ROSE ST**	04/10/2026	$185,000	$121	1526	/2/3	1925	SF

BARTONVILLE, IL 61607-2356
APN: 17-26-426-004 Document #: 2026005193
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 5 Subdivision: PETER HERMANNS SUBDIVISION Sec/Twnship/Range: NE4SE4 S26T08NR07E 4PM Abbreviated Description: Subdivision:PETER HERMANNS SUBDIVISION Sec/Twnship/Range:NE4SE4 S26T08NR07E 4PM Abbreviated Description:PORTION LOT5

15	.38Mi.	**3912 S PARAMOUNT RD**	04/06/2026	$67,500	$68	988	/3/1	1957	SF

BARTONVILLE, IL 61607-2131
APN: 17-26-307-004 Document #: 2026004968
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 38 Subdivision: CRESTWOOD MapRef: MB V PG 86 Sec/Twnship/Range: W2SW4 S26T08NR07E 4PM Abbreviated Description: Lot:38 Subdivision:CRESTWOOD Map Ref:MB V PG 86Sec/Twnship/Range:W2SW4 S26T08NR07E 4PM

16	.39Mi.	**3819 S PARAMOUNT RD**	06/11/2026	$210,000	$163	1288	/3/3	1994	SF

BARTONVILLE, IL 61607-2128
APN: 17-26-302-012 Document #: 2026009151
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 5 Subdivision: CRESTWOOD Sec/Twnship/Range: W2SW4 S26T08NR07E 4PM Abbreviated Description: Lot:5 Subdivision:CRESTWOOD Sec/Twnship/Range:W2SW4 S26T08NR07E 4PM

17	.39Mi.	**820 CEDAR POINT CT**	03/16/2026	$213,000	$163	1308	/3/2	1999	SF

BARTONVILLE, IL 61607-2385
APN: 17-26-477-018 Document #: 2026003950
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 26 Subdivision: CEDARWOOD COVE MapRef: DOC 95-12508 Sec/Twnship/Range: E2SE4 S26T08NR07E 4PM Abbreviated Description: Lot:26 Subdivision:CEDARWOOD COVE Map Ref:DOC 95-12508Sec/Twnship/Range:E2SE4 S26T08NR07E 4PM

18	.42Mi.	**4922 PFEIFFER RD**	08/20/2026	$215,000	$142	1518	/3/1	1968	SF

PEORIA, IL 61607-2612
APN: 17-35-128-026 Document #: 2026012939
Document Type: Warranty Deed Price Code: A
Land Use: Triplex (3 units, any combination)
Legal: Lot: 13&14 Subdivision: BASSETT SUBDIVISION EXTENSION NO ONE Sec/Twnship/Range: NW4 S35T08NR07E 4PM Abbreviated Description: Lot:13&14 Subdivision:BASSETT SUBDIVISION EXTENSION NO ONE Sec/Twnship/Range:NW4 S35T08NR07E 4PM

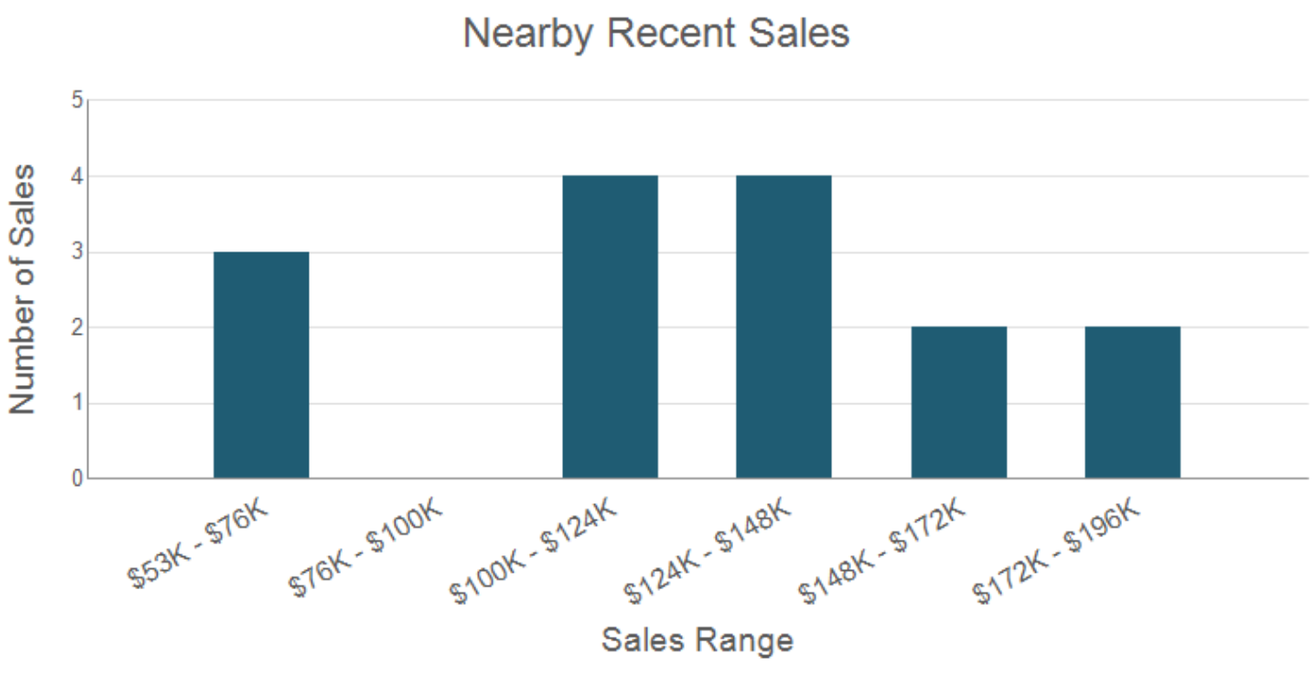
19	.42Mi.	**106 MAPLE LN**	03/18/2026	$130,000	$135	960	/3/1	1978	SF

BARTONVILLE, IL 61607-2382
APN: 17-26-429-002 Document #: 2026004100
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 10 Subdivision: PETER HERMANNS SUBDIVISION MapRef: MB I PG 50 Sec/Twnship/Range: NE4SE4 S26T08NR07E 4PM Abbreviated Description: Lot:10 Subdivision:PETER HERMANNS SUBDIVISION Map Ref:MB I PG 50Sec/Twnship/Range:NE4SE4 S26T08NR07E 4PM

20	.43Mi.	**3810 AIRPORT RD**	10/19/2026	$90,000	$104	864	/3/1	1953	SF

PEORIA, IL 61607-1757
APN: 17-26-302-008 Document #: 2026017433
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: LOEFFEL MANOR Sec/Twnship/Range: SW4 S26T08NR07E 4PM Abbreviated Description: Lot:1 Subdivision:LOEFFEL MANOR Sec/Twnship/Range:SW4 S26T08NR07E 4PM

Comparable Sales Chart



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The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**3806 CHALMERS AVE**	**11/17/2020**	$131,910	$43,970	869	/2/1	1962		
.01Mi.	**3810 CHALMERS AVE**	**02/19/2026**	$107,220	$35,740	942	/3/2	1940		
.01Mi.	**3804 CHALMERS AVE**		$108,210	$36,070	936	/2/1	1955		
.02Mi.	**3812 CHALMERS AVE**	**01/17/2020**	$94,050	$31,350	1,159	/2/1	1950		
.02Mi.	**3728 CHALMERS AVE**	**09/05/2014**	$87,810	$29,270	980	/2/1	1940		
.03Mi.	**3807 S LAFAYETTE AVE**	**10/31/2025**	$108,090	$36,030	1,040	/2/1	1950		
.03Mi.	**3801 S LAFAYETTE AVE**	**09/13/2019**	$102,330	$34,110	2,333	/3/2	1950		
.03Mi.	**3724 CHALMERS AVE**	**12/02/2019**	$95,220	$31,740	1,028	/2/1	1955		
.04Mi.	**3807 CHALMERS AVE**	**08/26/2025**	$40,110	$13,370	656	/2/1	1938		
.04Mi.	**3811 CHALMERS AVE**	**04/27/2023**	$45,150	$15,050	520	/2/1	1948		
.04Mi.	**3803 CHALMERS AVE**	**06/27/2025**	$50,520	$16,840	944	/2/1	1938		
.04Mi.	**3735 S LAFAYETTE AVE**		$145,290	$48,430	2,232	/3/1	1953		
.04Mi.	**3813 CHALMERS AVE**		$118,680	$39,560	1,236	/3/1	1930		
.05Mi.	**3725 CHALMERS AVE**	**07/19/1999**	$104,130	$34,710	1,436	/2/2	1935		
.05Mi.	**3723 S LAFAYETTE AVE**		$92,160	$30,720	680	/2/1	1937		
.05Mi.	**3723 CHALMERS AVE**	**07/15/2016**	$73,860	$24,620	1,100	/2/1	1938		

Rent vs. Own

Households Occupied by Renters:	16%	Households Occupied by Owners:	77%

Demographics & Income

Median Age:	41.0 years old	Households:	4,615
Median Household Income:	$74,212	Households w/Family:	61%
Household Income Per Capita:	$37,061	Households w/Family Married:	46%
Most Common Education Level:	High School Graduate	Households w/Family Children:	29%

School District

School District Zone:	Oak Grove School District 68	Students:	285
Number of Schools:	1	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.98Mi.	**Oak Grove School** Number of Students: 285 Student-Teacher Ratio: 11.4	B-	Public	PK - 8
0.98Mi.	**Oak Grove School** Number of Students: 285 Student-Teacher Ratio: 11.4	B-	Public	PK - 8
0.59Mi.	**Limestone Community High School** Number of Students: 898 Student-Teacher Ratio: 13.21 Advanced Placement: Yes	D+	Public	9 - 12
0.59Mi.	**Limestone Community High School** Number of Students: 898 Student-Teacher Ratio: 13.21 Advanced Placement: Yes	D+	Public	9 - 12

Flood Report

The Subject Property of **3806 CHALMERS AVE, BARTONVILLE, IL 61607-2239** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

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Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	101%	SIMILAR
BURGLARY	91%	LOWER
MOTOR VEHICLE THEFT	90%	LOWER
FORCIBLE ROBBERY	123%	HIGHER
AGGRAVATED ASSAULT	62%	NOTABLY LOWER
FORCIBLE RAPE	105%	SIMILAR
MURDER	93%	SIMILAR
OVERALL	72%	NOTABLY LOWER

Disaster Alerts

No alerts noted

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