

NOTICE TO CARROLL COUNTY TAXPAYERS: ASSESSED VALUES FOR 2025

Valuation date (35 ILCS 200/9-95):	January 1, 2025
Required level of assessment (35 ILCS 200/9-145):	33.33%
Median level of assessments for the County:	33.13
Valuation based on sales from (35 ILCS 200/1-155):	2022, 2023, 2024

Publication is hereby made for equalized assessed valuations for real property in the following townships: **Elkhorn Grove, Fairhaven, Salem, Washington, and Woodland** 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%:

Residential:	1.0000
Commercial:	1.0000
Industrial:	1.0000
Farm Home & Site:	1.0000

Publication is hereby made for equalized assessed valuations for real property in **Cherry Grove/Shannon Township** 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% **1.0850 on class 30 and 40, Residential Property Only:**

Residential:	1.0850
Commercial:	1.0000
Industrial:	1.0000
Farm Home & Site:	1.0000

Publication is hereby made for equalized assessed valuations for real property in **Freedom Township** 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% **1.0600 on class 30, 40 and 60, Residential and Commercial Property Only:**

Residential:	1.0600
Commercial:	1.0600
Industrial:	1.0000
Farm Home & Site:	1.0000

Publication is hereby made for equalized assessed valuations for real property in **Mount Carroll Township** 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% **1.0300 on all classes:**

Residential:	1.0300
Commercial:	1.0300
Industrial:	1.0300
Farm Home & Site:	1.0300

Publication is hereby made for equalized assessed valuations for real property in **Rock Creek/Lima Township** 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% **1.0900 on all classes:**

Residential:	1.0900
Commercial:	1.0900
Industrial:	1.0900
Farm Home & Site:	1.0900

Publication is hereby made for equalized assessed valuations for real property in **Savanna Township** 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% **1.0400 on all classes:**

Residential:	1.0400
Commercial:	1.0400
Industrial:	1.0400
Farm Home & Site:	1.0400

Publication is hereby made for equalized assessed valuations for real property in **Wysox Township** 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% **1.0500 on all classes:**

Residential:	1.0500
Commercial:	1.0500
Industrial:	1.0500
Farm Home & Site:	1.0500

Publication is hereby made for equalized assessed valuations for real property in **York Township** 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% **1.1500 on all classes:**

Residential:	1.1500
Commercial:	1.1500
Industrial:	1.1500
Farm Home & Site:	1.1500

Pursuant to 35 ILCS 200/10-115, the Farmland assessments for the 2025 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 \$51.56 per acre increase for each soil productivity index.

Questions about these valuations should be directed to:

Carroll County Supervisor of Assessment's Office
 301 N Main St/ P.O Box 227
 Mount Carroll, Illinois 61053
 (815) 244-0237
www.carrollcountyil.gov
 Office Hours are: 8:30 AM – 4:30 PM Monday through Friday

Property in this County, other than farmland and coal, 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:

1. Contact your Carroll County Supervisor of Assessment's Office to review the assessment.
2. If not satisfied with the assessor review, taxpayers may file a complaint with the Carroll County Board of Review. For complaint forms, instructions, and the Rules and Procedures of the Board of Review, call (815) 244-0237 or visit www.carrollcountyil.gov for more information.
3. The final filing deadline for your township is generally 30 days from this publication date which is **01/16/26**. After this date, the Board of Review is prohibited by law from accepting assessment complaints for properties in this township. For more information on complaint deadlines, call (815) 244-0237 or visit www.carrollcountyil.gov

Your property may be eligible for homestead exemptions, which can reduce your property's taxable assessment. For more information on homestead exemptions, call (815) 244-0237 or visit www.carrollcountyil.gov

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 Carroll County Board of Review as well as equalization by the Illinois Department of Revenue.

A complete list of assessments for this County for the current assessment year, except for those assessments that were changed solely by equalization as noted above were published on **12/17/25**.