



**FINAL ADMINISTRATIVE DECISION
ILLINOIS PROPERTY TAX APPEAL BOARD**

APPELLANT: Prairie Place Condo Assoc.
DOCKET NO.: 11-23203.001-R-2 through 11-23203.126-R-2
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Prairie Place Condo Assoc., the appellant, by attorney Michael R. Davies, of the Law Offices of Michael R. Davies, Ltd. in Oak Lawn; and the Cook County Board of Review.

Prior to the hearing the parties reached an agreement as to the correct assessment of the subject property. This assessment agreement was presented to and considered by the Property Tax Appeal Board.

After reviewing the record and considering the evidence submitted, the Property Tax Appeal Board finds that it has jurisdiction over the parties and the subject matter of this **Cook** County appeal. The Property Tax Appeal Board further finds that the agreement of the parties is proper, and the correct assessed valuation of the property is:

DOCKET NO	PARCEL NUMBER	LAND	IMPRVMT	TOTAL
11-23203.001-R-2	16-18-428-043-1001	621	17,419	\$18,040
11-23203.002-R-2	16-18-428-043-1002	432	12,111	\$12,543
11-23203.003-R-2	16-18-428-043-1003	452	12,666	\$13,118
11-23203.004-R-2	16-18-428-043-1004	492	13,792	\$14,284
11-23203.005-R-2	16-18-428-043-1005	424	11,895	\$12,319
11-23203.006-R-2	16-18-428-043-1006	459	12,867	\$13,326
11-23203.007-R-2	16-18-428-043-1007	703	19,702	\$20,405
11-23203.008-R-2	16-18-428-043-1008	444	12,466	\$12,910
11-23203.009-R-2	16-18-428-043-1009	424	11,895	\$12,319
11-23203.010-R-2	16-18-428-043-1010	492	13,792	\$14,284
11-23203.011-R-2	16-18-428-043-1011	665	18,653	\$19,318
11-23203.012-R-2	16-18-428-043-1012	452	12,666	\$13,118
11-23203.013-R-2	16-18-428-043-1013	432	12,111	\$12,543
11-23203.014-R-2	16-18-428-043-1014	621	17,419	\$18,040
11-23203.015-R-2	16-18-428-043-1015	432	12,111	\$12,543
11-23203.016-R-2	16-18-428-043-1016	452	12,666	\$13,118
11-23203.017-R-2	16-18-428-043-1017	424	11,895	\$12,319
11-23203.018-R-2	16-18-428-043-1018	459	12,867	\$13,326
11-23203.019-R-2	16-18-428-043-1019	444	12,466	\$12,910
11-23203.020-R-2	16-18-428-043-1020	424	11,895	\$12,319
11-23203.021-R-2	16-18-428-043-1021	665	18,653	\$19,318

11-23203.022-R-2	16-18-428-043-1022	469	13,160	\$13,629
11-23203.023-R-2	16-18-428-043-1023	432	12,111	\$12,543
11-23203.024-R-2	16-18-428-043-1024	452	12,666	\$13,118
11-23203.025-R-2	16-18-428-043-1025	645	18,097	\$18,742
11-23203.026-R-2	16-18-428-043-1026	492	13,792	\$14,284
11-23203.027-R-2	16-18-428-043-1027	424	11,895	\$12,319
11-23203.028-R-2	16-18-428-043-1028	459	12,867	\$13,326
11-23203.029-R-2	16-18-428-043-1029	444	12,466	\$12,910
11-23203.030-R-2	16-18-428-043-1030	492	13,792	\$14,284
11-23203.031-R-2	16-18-428-043-1031	665	18,653	\$19,318
11-23203.032-R-2	16-18-428-043-1032	645	18,097	\$18,742
11-23203.033-R-2	16-18-428-043-1033	452	12,666	\$13,118
11-23203.034-R-2	16-18-428-043-1034	469	13,160	\$13,629
11-23203.035-R-2	16-18-428-043-1035	72	2,036	\$2,108
11-23203.036-R-2	16-18-428-043-1036	78	2,190	\$2,268
11-23203.037-R-2	16-18-428-043-1037	78	2,190	\$2,268
11-23203.038-R-2	16-18-428-043-1038	78	2,190	\$2,268
11-23203.039-R-2	16-18-428-043-1039	78	2,190	\$2,268
11-23203.040-R-2	16-18-428-043-1040	78	2,190	\$2,268
11-23203.041-R-2	16-18-428-043-1041	78	2,190	\$2,268
11-23203.042-R-2	16-18-428-043-1042	78	2,190	\$2,268
11-23203.043-R-2	16-18-428-043-1043	78	2,190	\$2,268
11-23203.044-R-2	16-18-428-043-1044	78	2,190	\$2,268
11-23203.045-R-2	16-18-428-043-1045	78	2,190	\$2,268
11-23203.046-R-2	16-18-428-043-1046	72	2,036	\$2,108
11-23203.047-R-2	16-18-428-043-1047	72	2,036	\$2,108
11-23203.048-R-2	16-18-428-043-1048	78	2,190	\$2,268
11-23203.049-R-2	16-18-428-043-1049	78	2,190	\$2,268
11-23203.050-R-2	16-18-428-043-1050	78	2,190	\$2,268
11-23203.051-R-2	16-18-428-043-1051	78	2,190	\$2,268
11-23203.052-R-2	16-18-428-043-1052	78	2,190	\$2,268
11-23203.053-R-2	16-18-428-043-1053	78	2,190	\$2,268
11-23203.054-R-2	16-18-428-043-1054	78	2,190	\$2,268
11-23203.055-R-2	16-18-428-043-1055	78	2,190	\$2,268
11-23203.056-R-2	16-18-428-043-1056	78	2,190	\$2,268
11-23203.057-R-2	16-18-428-043-1057	78	2,190	\$2,268
11-23203.058-R-2	16-18-428-043-1058	72	2,036	\$2,108
11-23203.059-R-2	16-18-428-043-1059	72	2,037	\$2,109
11-23203.060-R-2	16-18-428-043-1060	78	2,190	\$2,268
11-23203.061-R-2	16-18-428-043-1061	78	2,190	\$2,268
11-23203.062-R-2	16-18-428-043-1062	78	2,190	\$2,268
11-23203.063-R-2	16-18-428-043-1063	78	2,190	\$2,268
11-23203.064-R-2	16-18-428-043-1064	78	2,190	\$2,268
11-23203.065-R-2	16-18-428-043-1065	78	2,190	\$2,268
11-23203.066-R-2	16-18-428-043-1066	78	2,190	\$2,268
11-23203.067-R-2	16-18-428-043-1067	78	2,190	\$2,268

11-23203.068-R-2	16-18-428-043-1068	78	2,190	\$2,268
11-23203.069-R-2	16-18-428-043-1069	78	2,190	\$2,268
11-23203.070-R-2	16-18-428-043-1070	78	2,190	\$2,268
11-23203.071-R-2	16-18-428-043-1071	78	2,190	\$2,268
11-23203.072-R-2	16-18-428-043-1072	78	2,190	\$2,268
11-23203.073-R-2	16-18-428-043-1073	78	2,190	\$2,268
11-23203.074-R-2	16-18-428-043-1074	78	2,190	\$2,268
11-23203.075-R-2	16-18-428-043-1075	78	2,190	\$2,268
11-23203.076-R-2	16-18-428-043-1076	78	2,190	\$2,268
11-23203.077-R-2	16-18-428-043-1077	78	2,190	\$2,268
11-23203.078-R-2	16-18-428-043-1078	78	2,190	\$2,268
11-23203.079-R-2	16-18-428-043-1079	72	2,036	\$2,108
11-23203.080-R-2	16-18-428-043-1080	67	1,882	\$1,949
11-23203.081-R-2	16-18-428-043-1081	67	1,882	\$1,949
11-23203.082-R-2	16-18-428-043-1082	67	1,882	\$1,949
11-23203.083-R-2	16-18-428-043-1083	67	1,882	\$1,949
11-23203.084-R-2	16-18-428-043-1084	67	1,882	\$1,949
11-23203.085-R-2	16-18-428-043-1085	67	1,882	\$1,949
11-23203.086-R-2	16-18-428-043-1086	67	1,882	\$1,949
11-23203.087-R-2	16-18-428-043-1087	67	1,882	\$1,949
11-23203.088-R-2	16-18-428-043-1088	67	1,882	\$1,949
11-23203.089-R-2	16-18-428-043-1089	67	1,882	\$1,949
11-23203.090-R-2	16-18-428-043-1090	67	1,882	\$1,949
11-23203.091-R-2	16-18-428-043-1091	67	1,882	\$1,949
11-23203.092-R-2	16-18-428-043-1092	67	1,882	\$1,949
11-23203.093-R-2	16-18-428-043-1093	67	1,882	\$1,949
11-23203.094-R-2	16-18-428-043-1094	67	1,882	\$1,949
11-23203.095-R-2	16-18-428-043-1095	67	1,882	\$1,949
11-23203.096-R-2	16-18-428-043-1096	67	1,882	\$1,949
11-23203.097-R-2	16-18-428-043-1097	67	1,882	\$1,949
11-23203.098-R-2	16-18-428-043-1098	67	1,882	\$1,949
11-23203.099-R-2	16-18-428-043-1099	67	1,882	\$1,949
11-23203.100-R-2	16-18-428-043-1100	67	1,882	\$1,949
11-23203.101-R-2	16-18-428-043-1101	67	1,882	\$1,949
11-23203.102-R-2	16-18-428-043-1102	67	1,882	\$1,949
11-23203.103-R-2	16-18-428-043-1103	67	1,882	\$1,949
11-23203.104-R-2	16-18-428-043-1104	67	1,882	\$1,949
11-23203.105-R-2	16-18-428-043-1105	67	1,882	\$1,949
11-23203.106-R-2	16-18-428-043-1106	67	1,882	\$1,949
11-23203.107-R-2	16-18-428-043-1107	469	13,160	\$13,629
11-23203.108-R-2	16-18-428-043-1108	695	19,501	\$20,196
11-23203.109-R-2	16-18-428-043-1109	645	18,097	\$18,742
11-23203.110-R-2	16-18-428-043-1110	469	13,160	\$13,629
11-23203.111-R-2	16-18-428-043-1111	469	13,160	\$13,629
11-23203.112-R-2	16-18-428-043-1112	645	18,097	\$18,742
11-23203.113-R-2	16-18-428-043-1113	492	13,792	\$14,284

11-23203.114-R-2	16-18-428-043-1114	703	19,702	\$20,405
11-23203.115-R-2	16-18-428-043-1115	492	13,792	\$14,284
11-23203.116-R-2	16-18-428-043-1116	645	18,097	\$18,742
11-23203.117-R-2	16-18-428-043-1117	452	12,666	\$13,118
11-23203.118-R-2	16-18-428-043-1118	432	12,111	\$12,543
11-23203.119-R-2	16-18-428-043-1119	469	13,160	\$13,629
11-23203.120-R-2	16-18-428-043-1120	424	11,895	\$12,319
11-23203.121-R-2	16-18-428-043-1121	432	12,111	\$12,543
11-23203.122-R-2	16-18-428-043-1122	645	18,097	\$18,742
11-23203.123-R-2	16-18-428-043-1123	695	19,501	\$20,196
11-23203.124-R-2	16-18-428-043-1124	621	17,419	\$18,040
11-23203.125-R-2	16-18-428-043-1125	695	19,501	\$20,196
11-23203.126-R-2	16-18-428-043-1126	703	19,702	\$20,405

Subject only to the State multiplier as applicable.

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This is a final administrative decision of the Property Tax Appeal Board which is subject to review in the Circuit Court or Appellate Court under the provisions of the Administrative Review Law (735 ILCS 5/3-101 et seq.) and section 16-195 of the Property Tax Code.



Chairman



Member



Member



Member



Acting Member

DISSENTING: _____

CERTIFICATION

As Clerk of the Illinois Property Tax Appeal Board and the keeper of the Records thereof, I do hereby certify that the foregoing is a true, full and complete Final Administrative Decision of the Illinois Property Tax Appeal Board issued this date in the above entitled appeal, now of record in this said office.

Date: August 19, 2016



Clerk of the Property Tax Appeal Board

IMPORTANT NOTICE

Section 16-185 of the Property Tax Code provides in part:

"If the Property Tax Appeal Board renders a decision lowering the assessment of a particular parcel after the deadline for filing complaints with the Board of Review or after adjournment of the session of the Board of Review at which assessments for the subsequent year are being

considered, the taxpayer may, within 30 days after the date of written notice of the Property Tax Appeal Board's decision, appeal the assessment for the subsequent year directly to the Property Tax Appeal Board."

In order to comply with the above provision, **YOU MUST FILE A PETITION AND EVIDENCE WITH THE PROPERTY TAX APPEAL BOARD WITHIN 30 DAYS OF THE DATE OF THE ENCLOSED DECISION IN ORDER TO APPEAL THE ASSESSMENT OF THE PROPERTY FOR THE SUBSEQUENT YEAR.**

Based upon the issuance of a lowered assessment by the Property Tax Appeal Board, the refund of paid property taxes is the responsibility of your County Treasurer. Please contact that office with any questions you may have regarding the refund of paid property taxes.