



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

APPELLANT: 3823 N Ashland Condominium Association
DOCKET NO.: 20-33471.001-R-3 through 20-33471.054-R-3
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are 3823 N Ashland Condominium Association, the appellant(s), by attorney Joanne Elliott, of Elliott & Associates Attorneys, PLLC in Des Plaines; 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
20-33471.001-R-3	14-20-105-055-1001	4069	39981	44050
20-33471.002-R-3	14-20-105-055-1002	2846	27963	30809
20-33471.003-R-3	14-20-105-055-1003	4151	40782	44933
20-33471.004-R-3	14-20-105-055-1004	4722	46390	51112
20-33471.005-R-3	14-20-105-055-1005	3335	32771	36106
20-33471.006-R-3	14-20-105-055-1006	4477	43987	48464
20-33471.007-R-3	14-20-105-055-1007	4232	41584	45816
20-33471.008-R-3	14-20-105-055-1008	2846	27963	30809
20-33471.009-R-3	14-20-105-055-1009	4314	42386	46700
20-33471.010-R-3	14-20-105-055-1010	4314	42386	46700
20-33471.011-R-3	14-20-105-055-1011	3057	30038	33095
20-33471.012-R-3	14-20-105-055-1012	4395	43186	47581
20-33471.013-R-3	14-20-105-055-1013	4395	43186	47581
20-33471.014-R-3	14-20-105-055-1014	3009	29566	32575
20-33471.015-R-3	14-20-105-055-1015	4477	43988	48465
20-33471.016-R-3	14-20-105-055-1016	4477	43988	48465
20-33471.017-R-3	14-20-105-055-1017	3172	31168	34340
20-33471.018-R-3	14-20-105-055-1018	4558	44789	49347
20-33471.019-R-3	14-20-105-055-1019	5537	54404	59941
20-33471.020-R-3	14-20-105-055-1020	5700	56006	61706
20-33471.021-R-3	14-20-105-055-1021	5782	56807	62589

20-33471.022-R-3	14-20-105-055-1022	5945	58410	64355
20-33471.023-R-3	14-20-105-055-1023	285	2804	3089
20-33471.024-R-3	14-20-105-055-1024	220	2163	2383
20-33471.025-R-3	14-20-105-055-1025	220	2163	2383
20-33471.026-R-3	14-20-105-055-1026	220	2163	2383
20-33471.027-R-3	14-20-105-055-1027	220	2163	2383
20-33471.028-R-3	14-20-105-055-1028	220	2163	2383
20-33471.029-R-3	14-20-105-055-1029	220	2163	2383
20-33471.030-R-3	14-20-105-055-1030	220	2163	2383
20-33471.031-R-3	14-20-105-055-1031	220	2163	2383
20-33471.032-R-3	14-20-105-055-1032	220	2163	2383
20-33471.033-R-3	14-20-105-055-1033	326	3204	3530
20-33471.034-R-3	14-20-105-055-1034	326	3204	3530
20-33471.035-R-3	14-20-105-055-1035	326	3204	3530
20-33471.036-R-3	14-20-105-055-1036	326	3204	3530
20-33471.037-R-3	14-20-105-055-1037	326	3204	3530
20-33471.038-R-3	14-20-105-055-1038	265	2604	2869
20-33471.039-R-3	14-20-105-055-1039	265	2604	2869
20-33471.040-R-3	14-20-105-055-1040	326	3204	3530
20-33471.041-R-3	14-20-105-055-1041	326	3204	3530
20-33471.042-R-3	14-20-105-055-1042	326	3204	3530
20-33471.043-R-3	14-20-105-055-1043	265	2604	2869
20-33471.044-R-3	14-20-105-055-1044	203	2000	2203
20-33471.045-R-3	14-20-105-055-1045	203	2000	2203
20-33471.046-R-3	14-20-105-055-1046	191	1883	2074
20-33471.047-R-3	14-20-105-055-1047	191	1883	2074
20-33471.048-R-3	14-20-105-055-1048	179	1763	1942
20-33471.049-R-3	14-20-105-055-1049	179	1763	1942
20-33471.050-R-3	14-20-105-055-1050	179	1763	1942
20-33471.051-R-3	14-20-105-055-1051	179	1763	1942
20-33471.052-R-3	14-20-105-055-1052	179	1763	1942
20-33471.053-R-3	14-20-105-055-1053	179	1763	1942
20-33471.054-R-3	14-20-105-055-1054	265	2607	2872

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. Pursuant to Section 1910.50(d) of the rules of the Property Tax Appeal Board (86 Ill.Admin.Code §1910.50(d)) the proceeding before the Property Tax Appeal Board is terminated when the decision is rendered. The Property Tax Appeal Board does not require any motion or request for reconsideration.



Chairman



Member



Member



Member



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: February 20, 2024



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 or years of the same general assessment period, as provided in Sections 9-125 through 9-225, 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 such subsequent year or years 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 OR YEARS. A separate petition and evidence must be filed for each of the remaining years of the general assessment period.

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.

PARTIES OF RECORD

AGENCY

State of Illinois
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APPELLANT

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