



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

APPELLANT: Lynwood Land Holdings LLC
DOCKET NO.: 20-46543.001-C-2 through 20-46543.113-C-2
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Lynwood Land Holdings LLC, the appellant, by attorney Frederick F. Richards III, of Thompson Coburn LLP in Chicago; 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
20-46543.001-C-2	32-12-411-012-0000	1,467	0	\$1,467
20-46543.002-C-2	32-12-411-013-0000	1,523	0	\$1,523
20-46543.003-C-2	32-12-412-001-0000	1,425	0	\$1,425
20-46543.004-C-2	32-12-412-002-0000	1,269	0	\$1,269
20-46543.005-C-2	32-12-412-003-0000	1,263	0	\$1,263
20-46543.006-C-2	32-12-412-004-0000	1,258	0	\$1,258
20-46543.007-C-2	32-12-412-005-0000	1,253	0	\$1,253
20-46543.008-C-2	32-12-412-006-0000	1,245	0	\$1,245
20-46543.009-C-2	32-12-412-007-0000	1,240	0	\$1,240
20-46543.010-C-2	32-12-412-008-0000	1,097	0	\$1,097
20-46543.011-C-2	32-12-412-009-0000	1,228	0	\$1,228
20-46543.012-C-2	32-12-412-010-0000	1,269	0	\$1,269
20-46543.013-C-2	32-12-412-011-0000	1,779	0	\$1,779
20-46543.014-C-2	32-12-412-012-0000	1,783	0	\$1,783
20-46543.015-C-2	32-12-412-013-0000	1,439	0	\$1,439
20-46543.016-C-2	32-12-412-014-0000	1,393	0	\$1,393
20-46543.017-C-2	32-12-412-015-0000	1,402	0	\$1,402
20-46543.018-C-2	32-12-412-016-0000	1,409	0	\$1,409
20-46543.019-C-2	32-12-412-017-0000	1,424	0	\$1,424
20-46543.020-C-2	32-12-412-018-0000	1,438	0	\$1,438
20-46543.021-C-2	32-12-412-019-0000	1,432	0	\$1,432

20-46543.022-C-2	32-12-412-020-0000	1,449	0	\$1,449
20-46543.023-C-2	32-12-412-021-0000	1,458	0	\$1,458
20-46543.024-C-2	32-12-412-022-0000	1,471	0	\$1,471
20-46543.025-C-2	32-12-412-023-0000	1,482	0	\$1,482
20-46543.026-C-2	32-12-412-024-0000	1,500	0	\$1,500
20-46543.027-C-2	32-12-412-025-0000	2,430	0	\$2,430
20-46543.028-C-2	32-12-412-026-0000	1,642	0	\$1,642
20-46543.029-C-2	32-12-412-027-0000	1,415	0	\$1,415
20-46543.030-C-2	32-12-412-028-0000	1,434	0	\$1,434
20-46543.031-C-2	32-12-412-029-0000	1,435	0	\$1,435
20-46543.032-C-2	32-12-412-030-0000	1,436	0	\$1,436
20-46543.033-C-2	32-12-412-031-0000	1,450	0	\$1,450
20-46543.034-C-2	32-12-412-032-0000	1,453	0	\$1,453
20-46543.035-C-2	32-12-412-033-0000	1,437	0	\$1,437
20-46543.036-C-2	32-12-412-034-0000	1,437	0	\$1,437
20-46543.037-C-2	32-12-412-035-0000	1,438	0	\$1,438
20-46543.038-C-2	32-12-412-036-0000	1,423	0	\$1,423
20-46543.039-C-2	32-12-412-037-0000	1,455	0	\$1,455
20-46543.040-C-2	32-12-412-038-0000	1,440	0	\$1,440
20-46543.041-C-2	32-12-412-039-0000	1,436	0	\$1,436
20-46543.042-C-2	32-12-412-041-0000	1,439	0	\$1,439
20-46543.043-C-2	32-12-413-002-0000	1,465	0	\$1,465
20-46543.044-C-2	32-12-413-004-0000	1,467	0	\$1,467
20-46543.045-C-2	32-12-413-009-0000	1,481	0	\$1,481
20-46543.046-C-2	32-12-415-006-0000	2,348	0	\$2,348
20-46543.047-C-2	32-12-415-007-0000	1,315	0	\$1,315
20-46543.048-C-2	32-12-415-009-0000	2,333	0	\$2,333
20-46543.049-C-2	32-12-416-002-0000	2,311	0	\$2,311
20-46543.050-C-2	32-12-416-007-0000	2,311	0	\$2,311
20-46543.051-C-2	32-12-416-009-0000	2,311	0	\$2,311
20-46543.052-C-2	32-12-418-001-0000	1,609	0	\$1,609
20-46543.053-C-2	32-12-418-002-0000	1,366	0	\$1,366
20-46543.054-C-2	32-12-418-003-0000	1,385	0	\$1,385
20-46543.055-C-2	32-12-418-004-0000	1,373	0	\$1,373
20-46543.056-C-2	32-12-418-005-0000	1,361	0	\$1,361
20-46543.057-C-2	32-12-418-006-0000	1,349	0	\$1,349
20-46543.058-C-2	32-12-418-007-0000	1,470	0	\$1,470
20-46543.059-C-2	32-12-418-008-0000	1,462	0	\$1,462
20-46543.060-C-2	32-12-418-009-0000	1,456	0	\$1,456
20-46543.061-C-2	32-12-418-010-0000	1,456	0	\$1,456
20-46543.062-C-2	32-12-418-011-0000	1,456	0	\$1,456
20-46543.063-C-2	32-12-418-012-0000	1,456	0	\$1,456
20-46543.064-C-2	32-12-418-013-0000	1,735	0	\$1,735
20-46543.065-C-2	32-12-418-014-0000	1,322	0	\$1,322
20-46543.066-C-2	32-12-418-015-0000	1,396	0	\$1,396
20-46543.067-C-2	32-12-418-016-0000	2,075	0	\$2,075

20-46543.068-C-2	32-12-418-017-0000	1,808	0	\$1,808
20-46543.069-C-2	32-12-418-018-0000	1,387	0	\$1,387
20-46543.070-C-2	32-12-418-019-0000	1,306	0	\$1,306
20-46543.071-C-2	32-12-418-020-0000	1,465	0	\$1,465
20-46543.072-C-2	32-12-419-001-0000	1,463	0	\$1,463
20-46543.073-C-2	32-12-419-002-0000	1,463	0	\$1,463
20-46543.074-C-2	32-12-419-003-0000	1,463	0	\$1,463
20-46543.075-C-2	32-12-419-004-0000	1,463	0	\$1,463
20-46543.076-C-2	32-12-419-005-0000	1,463	0	\$1,463
20-46543.077-C-2	32-12-419-006-0000	1,464	0	\$1,464
20-46543.078-C-2	32-12-419-007-0000	1,289	0	\$1,289
20-46543.079-C-2	32-12-419-008-0000	1,292	0	\$1,292
20-46543.080-C-2	32-12-419-009-0000	1,295	0	\$1,295
20-46543.081-C-2	32-12-419-010-0000	1,298	0	\$1,298
20-46543.082-C-2	32-12-419-011-0000	1,317	0	\$1,317
20-46543.083-C-2	32-12-419-012-0000	1,320	0	\$1,320
20-46543.084-C-2	32-12-419-013-0000	1,323	0	\$1,323
20-46543.085-C-2	32-12-419-014-0000	1,325	0	\$1,325
20-46543.086-C-2	32-12-419-015-0000	1,328	0	\$1,328
20-46543.087-C-2	32-12-419-016-0000	1,409	0	\$1,409
20-46543.088-C-2	32-12-419-017-0000	1,456	0	\$1,456
20-46543.089-C-2	32-12-419-018-0000	1,305	0	\$1,305
20-46543.090-C-2	32-12-419-019-0000	1,308	0	\$1,308
20-46543.091-C-2	32-12-419-020-0000	1,311	0	\$1,311
20-46543.092-C-2	32-12-419-021-0000	1,314	0	\$1,314
20-46543.093-C-2	32-12-419-022-0000	1,317	0	\$1,317
20-46543.094-C-2	32-12-419-023-0000	1,331	0	\$1,331
20-46543.095-C-2	32-12-419-024-0000	1,750	0	\$1,750
20-46543.096-C-2	32-12-419-025-0000	2,145	0	\$2,145
20-46543.097-C-2	32-12-419-026-0000	1,371	0	\$1,371
20-46543.098-C-2	32-12-419-027-0000	1,305	0	\$1,305
20-46543.099-C-2	32-12-419-028-0000	1,700	0	\$1,700
20-46543.100-C-2	32-12-420-001-0000	1,446	0	\$1,446
20-46543.101-C-2	32-12-420-002-0000	1,285	0	\$1,285
20-46543.102-C-2	32-12-420-003-0000	1,283	0	\$1,283
20-46543.103-C-2	32-12-420-004-0000	1,283	0	\$1,283
20-46543.104-C-2	32-12-420-005-0000	1,283	0	\$1,283
20-46543.105-C-2	32-12-420-006-0000	1,283	0	\$1,283
20-46543.106-C-2	32-12-420-007-0000	1,449	0	\$1,449
20-46543.107-C-2	32-12-420-008-0000	1,356	0	\$1,356
20-46543.108-C-2	32-12-420-009-0000	1,277	0	\$1,277
20-46543.109-C-2	32-12-420-010-0000	1,278	0	\$1,278
20-46543.110-C-2	32-12-420-011-0000	509	0	\$509
20-46543.111-C-2	32-12-420-012-0000	590	0	\$590
20-46543.112-C-2	32-12-420-013-0000	514	0	\$514
20-46543.113-C-2	32-12-420-014-0000	594	0	\$594

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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: August 19, 2025



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

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APPELLANT

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