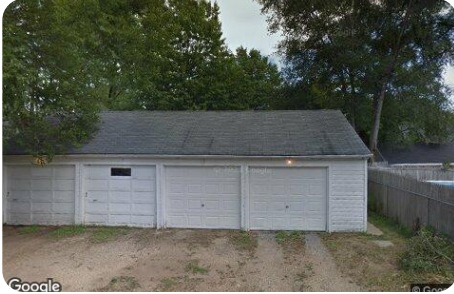


Quadplex (4 Units, Any Combination)

RESIDENTIAL

2012 DOUGLAS ST

ROCKFORD, IL 61103



4

BEDS

4

BATHS

2,652 ft²

LIVING AREA

0.2 ac

LOT SIZE

1954

YEAR BUILT

1

STORIES

12

ROOMS

1

PARKING

VALUATION

Last Sale

\$208,000 · Apr 22, 2024

TAX & ASSESSMENT

Property Tax	\$5,644 (2025)
Assessed Value	\$63,930
Previous Assessed	\$47,742
Assessor Market Value	\$191,790

PROPERTY FACTS

Property Type	Quadplex (4 Units, Any Combination)
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.20
Construction	Brick
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Detached
Pool	No
View	Alley

CLIMATE RISK

1 FLOOD	22 WILDFIRE	69 HEAT	64 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 18, 2024	Resale	Warranty Deed	\$208,000	\$78	\$166K
Jul 6, 2017	Quitclaim	Quit Claim Transfer			
Jan 20, 2017	Resale	Warranty Deed	\$103,000	\$39	
Feb 28, 2008	Quitclaim	Quit Claim Transfer			\$120K
Mar 1, 2006	Resale	Warranty Deed	\$150,000	\$57	\$120K
Apr 14, 2004	Quitclaim	Quit Claim Transfer			
Jun 6, 2002	Resale	Grant Deed	\$129,500	\$49	\$106K
Jul 31, 1998	Resale	Grant Deed	\$116,000	\$44	\$105K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Welsh Elementary School	Elementary	KG–5	0.8 mi
West Middle School	Middle	6–8	1.3 mi
Guilford High School	High	9–12	3.3 mi

District: Rockford School District 205

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 61103

122 CRIME INDEX	91 AIR POLLUTION	23,056 POPULATION	\$54K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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