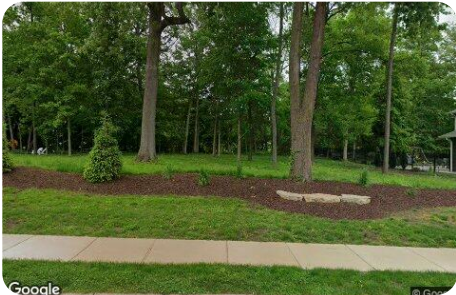


Residential - Vacant Land

RESIDENTIAL

3 CHIPPIANNOCK TRL  
ROCK ISLAND, IL 61201



0.3 ac

LOT SIZE

VALUATION

Last Sale

\$40,000 · Oct 31, 2023

TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,196 (2025) |
| Assessed Value        | \$21,947       |
| Previous Assessed     | \$20,228       |
| Assessor Market Value | \$65,841       |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | ROCK ISLAND               |
| Lot (acres)   | 0.30                      |
| Pool          | No                        |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 39<br>FLOOD | 19<br>WILDFIRE | 74<br>HEAT | 54<br>STORM | 17<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|---------------|----------|--------------------|------|
| Oct 29, 2023 | Resale | Deed          | \$40,000 |                    |      |
| Dec 16, 2016 | Resale | Warranty Deed | \$47,000 |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Rock Island High School           | High       | 9–12   | 0.4 mi   |
| Frances Willard Elementary School | Elementary | PK–6   | 0.7 mi   |
| Edison Jr High School             | Middle     | 7–8    | 1.1 mi   |

District: Rock Island School District 41

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 61201

|                    |                     |                      |                         |                  |                 |
|--------------------|---------------------|----------------------|-------------------------|------------------|-----------------|
| 114<br>CRIME INDEX | 82<br>AIR POLLUTION | 36,708<br>POPULATION | \$61K<br>MEDIAN IN-COME | 50°F<br>AVG TEMP | 55%<br>SUNSHINE |
|--------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|