

Residential - Vacant Land **RESIDENTIAL**

BERRY DR
WOOD RIVER, IL 62095



436 ft²
LOT SIZE

VALUATION

Last Sale **\$51,000 · Sep 26, 2013**

TAX & ASSESSMENT

Property Tax	\$17 (2025)
Assessed Value	\$270
Previous Assessed	\$250
Assessor Market Value	\$810

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	MADISON
Lot (acres)	0.01
Pool	No

CLIMATE RISK

1 FLOOD	27 WILDFIRE	83 HEAT	69 STORM	4 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 20, 2013	Resale	Warranty Deed	\$51,000		
Jan 25, 2010	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roxana Junior High School	Middle	6–8	1.4 mi
Roxana Senior High School	High	9–12	1.4 mi
South Primary School	Elementary	PK–2	2.4 mi

District: Roxana Community Unit School District 1

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 62095

125 CRIME INDEX	93 AIR POLLUTION	10,408 POPULATION	\$70K MEDIAN IN- COME	55°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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