


Building Record - Agricultural

Missouri Uniform Parcel Number			Brief Legal Description				Card	
06-00-00149.00		Year: 2022	N PT NW4 SW4 & SW4 NW4 EX CEMETARY & EX CO RD R/W SEC 3 TSP 63 RNG 21 54.8 AC 16-07-2-03-0-00-04.00				Residential Imp. Val. 65,158 Land Val. 2,500 Total Val. 67,658 Assm't Val. 12,855 Agricultural Imp. Val. 3,346 Land Val. 9,616 Total Val. 12,962 Assm't Val. 1,555 Commercial Imp. Val. Land Val. Total Val. Assm't Val. Total Assm't Val. 14,410	
Tax Code	Property Type	Neighborhood Code						
LWF2								
Lot Dimension		Property Use	Acreage					
			Calc.	Deeded				
		Agricultural	53.80	.00				
		Residential	1.00	.00				

	Owners Name NICKS DARRYL R TRUST 1/2 Mailing Address NICKS, DEBBIE L TRUST 1/2 1835 BEM CHURCH RD OWENSVILLE MO 65066	Date Acq. Mo. Yr. 07/2018 Cn. 94 Doc No. Bk Pg 66
	Site Address W OF COUNTRY DR MO	
	Tax Districts RALI LIBERTY ADDR&B RBLI LIBERTY R&B RCBR RCBR BRUSH CUTTING RFMC MED CREEK FIRE RLWS LOCUST WATERSHED RMFD MED CREEK FIRE RSMI MILAN C-2 RTLI LIBERTY TSP RXAM AMBULANCE TAX RXHE HEALTH UNIT	

Notes		Agricultural Use Value		Bldg Permits-Const. Code					
		.00 AC CL 1 X \$1,035.00 .00 AC CL 2 X \$850.00 .00 AC CL 3 X \$645.00 .00 AC CL 4 X \$405.00 38.80 AC CL 5 X \$191.00 7,411 15.00 AC CL 6 X \$147.00 2,205 .00 AC CL 7 X \$73.00 .00 AC CL 8 X \$30.00 .00 AC Forest X .00 Ag Market X .00 Additional Value Total Value 9,616							
Land Computations									
Unit	Units	Unit Value	Front.	Depth	Depth Fr.	Shape Fr.	Misc. Fr.	Partial Value	Full Value
Residential	1.00 acres	2,500.00	.00	.00			100	2,500.00	2,500
Land Appraised by: Land Processed by: Land Use: 0021									

Building Record -

Missouri Uniform Parcel Number						Brief Legal Description							<div>Card<div></div></div>							
06-00-00151.00Year: 2022						W2 E2 SW4 & E2 W2 SW4 LY E OF COUNTRY DR EX CHURCH & CEM & ALSO A TR IN THE SW COR OF SW4 LY W OF COUNTY DR EX CO RD R/W SEC 3 TSP 63 RNG 21 96.0 AC 16-07-2-03-0-00-06.00							Residential <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Agricultural <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Commercial <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> <div>Total Assm't Val.</div>							
Tax CodeProperty TypeNeighborhood CodeLWF2																				
Lot DimensionProperty UseAcreageCalc.DeededAgricualtural96.00.00																				
<div></div>						Owners NameMailing AddressDate Acq.Mo. Yr.Cn.Doc No.BkPg							RALI LIBERTY ADDR&B RBLI LIBERTY R&B RCBR RCBR BRUSH CUTTING RFMC MED CREEK FIRE RLWS LOCUST WATERSHED RMFD MED CREEK FIRE RSMI MILAN C-2 RTLJ LIBERTY TSP RXAM AMBULANCE TAX RXHE HEALTH UNIT							
						NICKS DARRYL R TRUST 1/2 NICKS, DEBBIE L TRUST 1/2 1835 BEM CHURCH RD OWENSVILLE MO 6506607/20189466														
						Site AddressCOUNTRY DRMO													Tax Districts	
Notes						Agricultural Use Value							Bldg Permits-Const. Code							
						<div>.00 AC CL 1 X \$1,035.00</div> <div>.00 AC CL 2 X \$850.00</div> <div>.00 AC CL 3 X \$645.00</div> <div>3.00 AC CL 4 X \$405.001,215</div> <div>80.00 AC CL 5 X \$191.0015,280</div> <div>6.00 AC CL 6 X \$147.00882</div> <div>7.00 AC CL 7 X \$73.00511</div> <div>.00 AC CL 8 X \$30.00</div> <div>.00 AC Forest X</div> <div>.00 Ag Market X .00</div> <div>Additional Value</div> <div>Total Value17,888</div>														
Land Computations																				
Land Appraised by:						Land Processed by:							Land Use: 0021							

Building Record -

Missouri Uniform Parcel Number						Brief Legal Description							<div>Card</div>							
06-00-00158.00 <div>Year: 2022</div>						SE4SE4 LY E OF OLD CREK CHANNEL & SE PT NE4 SE4 LY E OF OLD CREEK CHANNEL EX CO RD R/W SEC 4 TSP 63 RNG 21 17.5 AC 16-07-2-04-0-00-06.00							Residential <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Agricultural <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Commercial <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> <div>Total Assm't Val.</div> <div>Year: 2022</div>							
Tax CodeProperty TypeNeighborhood CodeLWF2																				
Lot DimensionProperty UseAcreageCalc. DeededAgricultural17.50.00																				
						Owners NameMailing AddressDate Acq. Mo. Yr.Cn.Doc No. BkPg														
						NICKS DARRYL R TRUST 1/2 NICKS, DEBBIE L TRUST 1/2 1835 BEM CHURCH RD OWENSVILLE MO 6506607/20189466														
						Site AddressMAPLE RD MO							RALI LIBERTY ADDR&B RBLI LIBERTY R&B RCBR RCBR BRUSH CUTTING RFMC MED CREEK FIRE RLWS LOCUST WATERSHED RMFD MED CREEK FIRE RSMI MILAN C-2 RTLJ LIBERTY TSP RXAM AMBULANCE TAX RXHE HEALTH UNIT							
Notes						Agricultural Use Value														
						.00 AC CL 1 X \$1,035.00														
						.00 AC CL 2 X \$850.00														
						.00 AC CL 3 X \$645.00														
						.00 AC CL 4 X \$405.00														
						8.00 AC CL 5 X \$191.00							1,528							
						.00 AC CL 6 X \$147.00														
						9.50 AC CL 7 X \$73.00							694							
						.00 AC CL 8 X \$30.00														
						.00 AC Forest X														
						.00 Ag Market X .00 Additional Value														
Land Computations						Total Value2,222							Bldg Permits-Const. Code							
Land Appraised by:						Land Processed by:							Land Use: 0021							

Building Record -

Missouri Uniform Parcel Number						Brief Legal Description							<div>Card</div>							
06-00-00159.00						Year: 2022						Residential <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Agricultural <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> Commercial <div>Imp. Val.</div> <div>Land Val.</div> <div>Total Val.</div> <div>Assm't Val.</div> <div>Total Assm't Val.</div> <div>Year: 2022</div>								
Tax CodeProperty TypeNeighborhood Code																				
LWF2																				
Lot DimensionProperty UseAcreageCalc. Deeded																				
Agricultural200.00.00																				
						Owners NameMailing AddressDate Acq. Mo. Yr.Cn.Doc No. BkPg														
						NICKS DARRYL R TRUST 1/2 NICKS, DEBBIE L TRUST 1/2 1835 BEM CHURCH RD OWENSVILLE MO 6506607/20189466														
						Site AddressW OF COUNTRY DR. MO														
Notes						Agricultural Use Value							Tax Districts							
						.00 AC CL 1 X \$1,035.00							RALI LIBERTY ADDR&B							
						.00 AC CL 2 X \$850.00							RBLI LIBERTY R&B							
						.00 AC CL 3 X \$645.00							RCBR							
						25.00 AC CL 4 X \$405.0010,125							RCBR BRUSH CUTTING							
						112.00 AC CL 5 X \$191.0021,392							RFMC MED CREEK FIRE							
						23.00 AC CL 6 X \$147.003,381							RLWS LOCUST WATERSHED							
						40.00 AC CL 7 X \$73.002,920							RMFD MED CREEK FIRE							
						.00 AC CL 8 X \$30.00							RSMI MILAN C-2							
						.00 AC Forest X							RTL I LIBERTY TSP							
						.00 Ag Market X .00							RXAM AMBULANCE TAX							
						Additional Value							RXHE HEALTH UNIT							
						Total Value37,818							Bldg Permits-Const. Code							
Land Computations																				
Land Appraised by:						Land Processed by:							Land Use: 0021							

SULLIVAN COUNTY TAX STATEMENT

4,116

2021 REAL ESTATE TAX STATEMENT

Jennifer S. Russell
SULLIVAN CO.
COLLECTOR/TREASURER
109 N. MAIN SUITE #4
MILAN, MO. 63556

NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-

Jurisdiction Code: 3553
Tax Code: LWF2
Tax Rate: 6.327100
Parcel No: 06-00-00149.00

PROPERTY DESCRIPTION

Parcel No. 06-00-00149.00

Location

Legal Description

N PT NW4 SW4 & SW4 NW4 EX
CEMETARY & EX CO RD R/W
SEC 3 TSP 63 RNG 21 54.8 AC
16-07-2-03-0-00-04.00

Acres 54.80

ASSESSED VALUATION

Sect	3	Agr Val	1,550
Twp	63	Res Val	12,860
Range	21	Com Val	0
		Tot Val	14,410

ITEMIZATION OF TAX

SENIOR SERVICES	\$7.21
STATE	\$4.33
COUNTY TAX	\$54.76
LIBRARY	\$14.41
HOSPITAL	\$61.97
HEALTH UNIT	\$36.08
AMBULANCE TAX	\$66.45
MED CREEK FIRE	\$43.23
MILAN C-2	\$565.68
LOCUST WATERSHED	\$57.64

TOTAL BASE TAX	Paid on	911.76
AMOUNT PAID	12/27/2021	911.76
TOTAL DUE		0.00

QUESTIONS ABOUT PROPERTY LISTED, VALUES, ADDRESS CHANGE, OR
CORRECTIONS TO TAX BILLS, CONTACT ASSESSOR (660) 265-4474

NOTES

Please see reverse side for more information

Non clearance of check payment will void receipt.

QUESTIONS REGARDING PAYMENT CONTACT COLLECTOR (660) 265-4514

For payments made after December 31, see chart below for current year. Call for total due on prior years.

RETURN BOTTOM PORTION. KEEP TOP PORTION.
RECEIPT WILL BE RETURNED UPON PAYMENT

If you owe more than one year tax,
you must pay oldest tax first.

TAXES DUE ON OR BEFORE
DECEMBER 31

2021 REAL ESTATE TAX STATEMENT

Parcel No: 06-00-00149.00

Tax Rate: 6.327100

N PT NW4 SW4 & SW4 NW4 EX
CEMETARY & EX CO RD R/W
SEC 3 TSP 63 RNG 21 54.8 AC
16-07-2-03-0-00-04.00

Please indicate ADDRESS CHANGES on reverse:

NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-

Tax Code: LWF2

LATE PAYMENTS

2021 TAXES PAID 2022

January	0.00
February	0.00
March	0.00
April	0.00
May	0.00
June	0.00
July	0.00
August	0.00
Sept - Dec	0.00

CURRENT TAX DUE 0.00

Pay by: Ck, Cash, M.O., Credit/Debit Card.
**If paying by Credit or Debit Card,
complete all information on reverse side.

Make checks payable to:
Sullivan County Collector
109 N. Main Suite #4 / Milan, MO. 63556





SULLIVAN COUNTY TAX STATEMENT

4,118

2021 REAL ESTATE TAX STATEMENT

Jennifer S. Russell
SULLIVAN CO.
COLLECTOR/TREASURER
109 N. MAIN SUITE #4
MILAN, MO. 63556

NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-

Jurisdiction Code: 3553
Tax Code: LWF2
Tax Rate: 6.327100
Parcel No: 06-00-00158.00

PROPERTY DESCRIPTION

Parcel No. 06-00-00158.00

Location

Legal Description

SE4SE4 LY E OF OLD CREK CHANNEL
& SE PT NE4 SE4 LY E OF OLD CREEK
CHANNEL EX CO RD R/W
SEC 4 TSP 63 RNG 21 17.5 AC
16-07-2-04-0-00-06.00

Acres 17.50

ASSESSED VALUATION

Sect	4	Agr Val	260
Twp	63	Res Val	0
Range	21	Com Val	0
		Tot Val	260

ITEMIZATION OF TAX

SENIOR SERVICES	\$0.13
STATE	\$0.08
COUNTY TAX	\$0.99
LIBRARY	\$0.26
HOSPITAL	\$1.12
HEALTH UNIT	\$0.65
AMBULANCE TAX	\$1.20
MED CREEK FIRE	\$0.78
MILAN C-2	\$10.21
LOCUST WATERSHED	\$1.04

TOTAL BASE TAX	Paid on	16.46
AMOUNT PAID	12/27/2021	16.46
TOTAL DUE		0.00

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TAXES DUE ON OR BEFORE
DECEMBER 31

2021 REAL ESTATE TAX STATEMENT

Parcel No: 06-00-00158.00

Tax Rate: 6.327100

SE4SE4 LY E OF OLD CREK CHANNEL
& SE PT NE4 SE4 LY E OF OLD CREEK
CHANNEL EX CO RD R/W
SEC 4 TSP 63 RNG 21 17.5 AC
16-07-2-04-0-00-06.00

Please indicate ADDRESS CHANGES on reverse:

Tax Code: LWF2

LATE PAYMENTS

2021 TAXES PAID 2022

January	0.00
February	0.00
March	0.00
April	0.00
May	0.00
June	0.00
July	0.00
August	0.00
Sept - Dec	0.00

CURRENT TAX DUE 0.00

Pay by: Ck, Cash, M.O., Credit/Debit Card.
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NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-



SULLIVAN COUNTY TAX STATEMENT

4,119

2021 REAL ESTATE TAX STATEMENT

Jennifer S. Russell
SULLIVAN CO.
COLLECTOR/TREASURER
109 N. MAIN SUITE #4
MILAN, MO. 63556

NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-

Jurisdiction Code: 3553
Tax Code: LWF2
Tax Rate: 6.327100
Parcel No: 06-00-00159.00

PROPERTY DESCRIPTION

Parcel No. 06-00-00159.00

Location

Legal Description

S2 NE4 SE4 LY W OF OLD CREEK
CHANNEL EX E 330' & NE PT NE4SE4
EX CO RD R/W
SEC 4 TSP 63 RNG 21 200.0 AC
16-07-2-04-0-00-07.00

Acres 200.00

ASSESSED VALUATION

Sect	4	Agr Val	4,540
Twp	63	Res Val	0
Range	21	Com Val	0
		Tot Val	4,540

ITEMIZATION OF TAX

SENIOR SERVICES	\$2.27
STATE	\$1.36
COUNTY TAX	\$17.25
LIBRARY	\$4.54
HOSPITAL	\$19.52
HEALTH UNIT	\$11.37
AMBULANCE TAX	\$20.93
MED CREEK FIRE	\$13.62
MILAN C-2	\$178.22
LOCUST WATERSHED	\$18.16

TOTAL BASE TAX	Paid on	287.24
AMOUNT PAID	12/27/2021	287.24
TOTAL DUE		0.00

QUESTIONS ABOUT PROPERTY LISTED, VALUES, ADDRESS CHANGE, OR
CORRECTIONS TO TAX BILLS, CONTACT ASSESSOR (660) 265-4474

NOTES

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QUESTIONS REGARDING PAYMENT CONTACT COLLECTOR (660) 265-4514

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you must pay oldest tax first.

TAXES DUE ON OR BEFORE
DECEMBER 31

2021 REAL ESTATE TAX STATEMENT

Parcel No: 06-00-00159.00

Tax Rate: 6.327100

S2 NE4 SE4 LY W OF OLD CREEK
CHANNEL EX E 330' & NE PT NE4SE4
EX CO RD R/W
SEC 4 TSP 63 RNG 21 200.0 AC
16-07-2-04-0-00-07.00

Please indicate ADDRESS CHANGES on reverse:

Tax Code: LWF2

LATE PAYMENTS

2021 TAXES PAID 2022

January	0.00
February	0.00
March	0.00
April	0.00
May	0.00
June	0.00
July	0.00
August	0.00
Sept - Dec	0.00

CURRENT TAX DUE 0.00

Pay by: Ck, Cash, M.O., Credit/Debit Card.
**If paying by Credit or Debit Card,
complete all information on reverse side.

Make checks payable to:
Sullivan County Collector
109 N. Main Suite #4 / Milan, MO. 63556

NICKS, DARRYL R TRUST 1/2
NICKS, DEBBIE L TRUST 1/2
1835 BEM CHURCH RD
OWENSVILLE, MO 65066-



Imp. 1 2 3 4 5 6 7 8								Construction Data															
Type of Struct. RESIDENC SHED 1-2								Code Foundation 1 2 3 4				Code Roof Material Unit 1 2 3 4				Code Other Adjustments- Units 1 2 3 4							
Yr Built 2012 2015								1- Brick 2- Concrete 3- Concrete Block 4- Continuous Wall 5- Piers 6- Slab 7- Stone 8- Wood				1- Sheet Metal 2- Roll Composition 3- B.U. / T&G 4- Asphalt Shingle 5- Asbestos Shingle 6- Cement Tile 7- Clay Tile 9- Slate 10- Corrugated Asbest 11- Enameled Metal 12- Wood Shingles 13- Wood Shakes				1- Apartment Equivalent 2- Special Use Adjustment 3- Height Adjustment 4- Partitioned Area (%) 5- Elaborate Interior 6- Timber 7- Open Steel 8- Reinforced Concrete 9- Fireproof Steel 10- Irregular Shape							
Remod.								Code Exterior Wall Unit 1 2 3 4				Code Floor Unit 1 2 3 4				Code Electrical Unit 1 2 3 4							
Age 2 5								1- Wall Board 2- Composition 3- Sheet Metal 4- Wood Frame Asbe 5- Wood Frame Stuc 6- Wood No Sheathir 7- 8 in Concrete Bloc 8- 12in Concrete Blo 9- Conc. Block Stucc 11- Wood Sheathing 12- Brick on Wood 13- Brick on Masonry 14- 8 Inch Brick 16- Reinforced Concre 21- Hardboard Panel / 23- Cedar/Cypress B 27- Vinyl / Masonite / 32- Hardboard Lap 34- Permastone 35- Pre-Stressed T. 37- Wood Shake				1- Plywood 2- Single Pine 3- Concrete on Gradi 4- Concrete & Tile 5- Concrete Raised 6- Terrazzo 7- Double Pine 8- Hardwood 9- Precast Concrete 10- Parquet 11- Quarry/Ceramic Ti 13- Marble 14- Carpet & Underlay 21- Earth 22- Torgonal 23- Single Pine & Tile 24- Vinyl				1- None 2- Minimum 3- Average 4- Maximum							
Subclass. 1 2 3 4 5 6 7 8								15 15 16 100 30 28 30 31 38 33 33 38 38 38 43 30 43 33 33 38 40 45				8 100 6 8				1 100 5							
Res. % 100								Code Roof Type Unit 1 2 3 4				Code Heating/Cooling 1 2 3 4				Code Extra Baths 1 2 3 4							
Ag. % 100								1- Flat-Shed 2- Hip/Gable 4- Sawtooth 5- Gambrel/Mansard/ 8- Pre-Stressed 9- Wood Truss 10- Bar Joists Rigid In 13- Steel Truss Rigid I 14- Steel Truss Pourer 15- Bar Joists Wood C				1- Unfinished 2- Painted 3- Wood Ceiling Boa 4- Wall Board 5- Plaster No Furr. 6- Plaster & Furr. 7- Drywall 8- Wood Panel 15- Plywood Panel 16- Good Plywood Pai 17- Accoustical Ceiling 18- Suspended Ceilinc				1- None 2- Poor 3- Average 4- Good 5- Excellent				1- 2 Fixture Average 2- 3 Fixture Average 3- 4 Fixture Average 4- 2 Fixture Good 5- 3 Fixture Good 6- 4 Fixture Good 7- 3 Fixture Excellent 8- 4 Fixture Excellent			
Com. %								7 8 100 8 9 10 13 14 23 26 8				1- Gravity No Ducts 1st 2- Gravity with Ducts 1st 3- Forced Hot Air 1st Flc 4- Hot Water 1st Floor 5- FHA & AC 1st Floor				1 960							
<div><div><div></div><div>Information By:</div><div>Field Work By</div><div>Date-Time</div></div><div><div></div><div>Other: OWNER</div><div>Class By</div><div>Review By</div></div><div><div></div><div>Name:</div><div></div><div></div></div></div>																							
Building No. 1 1 1 2 2 2 3 3 3 4 4 4																							
Number of Apartments																							
Number of Rooms																							
Number of Bedrooms																							
Name of Property:																							
1																							
<div><div><div></div><div>SHED 1-2</div><div>800.0 sf</div></div><div><div><div></div><div>O.P. (0.2)</div><div>396.0 sf</div></div><div><div></div><div>RESIDENCE</div><div>1804.0 sf</div></div><div><div></div><div>Grg Unfin. (0.4)</div><div>820.0 sf</div></div></div></div>																							
Sketch by Apex Mapping™																							

Bldg	Improvement	Class	Scale	Class Units	Const. Units	Total Units	Base Rate	Adj. Rate	Index	Sq. Ft. Cost	Base Area	Adjusted Area	Base Cost	Extra Features	Replacement Cost	Physical	Adjusted	Value
1	RESIDENCE	E +		-8	80	72	18.30	13.18	2.35	30.97	1,804	2,211	68,475	12,972	81,447	94%	80 %	65,158
2	SHED 1-2	B-42		0			2.58	2.58	2.35	6.06	800	800	4,850		4,850	92%	69 %	3,347
3																		
4																		
5																		
6																		
7																		
8																		

