

CITY OF DUBUQUE, IOWA
ALLEYS BETWEEN Almond-Ellis-W Locust-Foye; Lincoln-Providence-Windsor; Maple-Cedar-14th-15th
PRELIMINARY SCHEDULE OF VALUATION AND PROPOSED ASSESSMENTS
DATE: JANUARY 2, 2014

The following schedule is hereby determined to show each lot proposed to be assessed for the improvement shown in the title together with the amount proposed to be assessed against each lot and the valuations shown opposite each lot are hereby fixed as the true valuations of such lots by the City Council of the City of Dubuque.

| PARCEL NUMBER | PROPERTY OWNER NAME | LOT DESCRIPTION | STREET ADDRESS | NET ASSESSED VALUATION | VALUATION WITH IMPROVEMENT | NET PAVING IMPROVEMENT COST | NET PAVING IMPROVEMENT DEFICIENCY | TOTAL PUBLIC IMPROVEMENT COST | TOTAL NET ASSESSMENT |
|-----------------------------------|--------------------------------------|--|------------------|------------------------|----------------------------|-----------------------------|-----------------------------------|-------------------------------|----------------------|
| ALMOND ELLIS W LOCUST FOYE | | | | | | | | | |
| 1024177031 | BURRIS, CHARLENE | LOT 14 COX'S ADD | 547 W LOCUST ST | 89,280.00 | \$90,660.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177029 | MASON PROPERTIES LLC | E 26'6" OF LOT 16 COXS ADD | 561 W LOCUST ST | 62,910.00 | \$63,641.79 | \$731.79 | \$0.00 | \$731.79 | \$731.79 |
| 1024177030 | TRESSEL, DENNIS J & ANN D | LOT 15 COXS ADD 553-555 W LOCUST ST | 553 W LOCUST ST | 96,941.00 | \$98,321.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177010 | KLEIN, LAVERN P & ILEEN M | E 2' OF LOT 30 & W 1/2 OF LOT 31 COXS ADD | 530 ALMOND | 7,020.00 | \$7,729.39 | \$709.39 | \$0.00 | \$709.39 | \$709.39 |
| 1024177011 | KLEIN, LAVERN P & ILEEN M | E 1/2 OF 31 & W 1/2 OF 32 COXS ADD | 520 ALMOND | 126,890.00 | \$128,203.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177035 | BIRCH, CRAIG T & LESLIE E | LOT 11 COX'S ADD 523-525 W LOCUST ST | 523 W LOCUST ST | 97,827.00 | \$99,207.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177037 | RICHARD, DANIEL J. | LOT 9 & E 1/2 OF LOT 10 COXS ADD 509-511 W LOCUST ST | 509 W LOCUST ST | 76,043.00 | \$78,114.09 | \$2,071.09 | \$0.00 | \$2,071.09 | \$2,071.09 |
| 1024177012 | KLEIN, LAVERN P & ILEEN M | E 1/2 OF LOT 32 & W 1/2 OF 33 COXS ADD | 510 ALMOND | 13,000.00 | \$14,313.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177016 | DROESSLER, ANTHONY P & CONSTANCE | LOT 36 COXS ADD | 454 ALMOND | 78,660.00 | \$79,973.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177025 | FECKER, JOSEPH JR & BARBARA R | LOT 19 COX'S ADD | 587 W LOCUST ST | 108,470.00 | \$109,850.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177041 | ENGLING, CHAD A & LINDSAY M | LOT 2-5 OF E 1/2 OF 6 COXS ADD | 1913 ELLIS | 76,220.00 | \$78,718.63 | \$2,498.63 | \$0.00 | \$2,498.63 | \$2,498.63 |
| 1024177014 | YOUNG, MICHELLE L & BIRCH, LEO | LOT 34 & W 1/2 OF LOT 35 COXS ADD | 490 ALMOND | 131,620.00 | \$133,590.53 | \$1,970.53 | \$0.00 | \$1,970.53 | \$1,970.53 |
| 1024177024 | CATHMAN, RICHARD A & LINDA A | LOT 20 COX'S ADD | 591 W LOCUST ST | 94,400.00 | \$95,780.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177001 | LEE, MARJORIE | E 32' OF LOT 23 COXS ADD 594-594 1/2 ALMOND | 594 ALMOND | 75,920.00 | \$76,676.28 | \$756.28 | \$0.00 | \$756.28 | \$756.28 |
| 1024177013 | MK PROPERTIES LLC | E 1/2 OF LOT 33 COXS ADD | 506 ALMOND | 35,070.00 | \$35,726.84 | \$656.84 | \$0.00 | \$656.84 | \$656.84 |
| 1024177017 | RADABAUGH, SUSAN M & PAUL A | W 1/2 OF LOT 37 COXS ADD | 436 ALMOND | 55,250.00 | \$56,563.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177023 | RATH, DAVID A & ELLEN M | LOT 21 COX'S ADD | 595 W LOCUST ST | 73,090.00 | \$74,470.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177034 | TANGERI, DANIEL & PHILLIPS, LYNN ANN | E 1/2 OF LOT 12 COX'S ADD 531 W LOCUST ST | 531 W LOCUST ST | 68,200.00 | \$142,504.52 | \$690.36 | \$0.00 | \$690.36 | \$690.36 |
| 1024177009 | BERESFORD, BERNICE E | W 48' OF LOT 30 COXS ADD | 540 ALMOND | 80,870.00 | \$82,131.14 | \$1,261.14 | \$0.00 | \$1,261.14 | \$1,261.14 |
| 1024177027 | JG INVESTMENTS LLC | LOT 17 COX'S ADD 575-577 W LOCUST ST | 575 W LOCUST ST | 15,840.00 | \$17,220.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177036 | BURNES, LORI ANN | W 1/2 OF LOT 10 COX'S ADD 517-517 1/2 W LOCUST ST | 517 W LOCUST ST | 35,760.00 | \$36,450.36 | \$690.36 | \$0.00 | \$690.36 | \$690.36 |
| 1024177005 | WITTER, DAVID J & MICHELINE R | LOT 27 COXS ADD | 570 ALMOND | 59,760.00 | \$61,073.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177015 | YOUNG, MICHELLE L & BIRCH, LEO | E 1/2 OF LOT 35 COXS ADD | ALMOND | 6,500.00 | \$7,156.84 | \$656.84 | \$0.00 | \$656.84 | \$656.84 |
| 1024177019 | HAUN, JEFFREY D & DONNA RAE | LOT 38 COXS ADD | 410 ALMOND | 75,690.00 | \$77,003.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177026 | BURDS, LOIS A | LOT 18 COX'S ADD | 581 W LOCUST ST | 79,090.00 | \$80,470.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177032 | NELSON, KATHALEEN M | LOT 13 COX'S ADD | 541 W LOCUST ST | 62,260.00 | \$63,640.73 | \$1,380.73 | \$0.00 | \$1,380.73 | \$1,380.73 |
| 1024177038 | LOVE, RONALD L | LOT 1-8 COXS ADD | 505 W LOCUST ST | 65,600.00 | \$66,754.77 | \$1,154.77 | \$0.00 | \$1,154.77 | \$1,154.77 |
| 1024177002 | SCHMITZ, JESSE & HEATHER A | LOT 24 COXS ADD | 590 ALMOND | 55,880.00 | \$57,193.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177018 | QUECK PROPERTIES LLC | E 1/2 OF LOT 37 COXS ADD | 418 ALMOND | 49,880.00 | \$50,536.84 | \$656.84 | \$0.00 | \$656.84 | \$656.84 |
| 1024177028 | MANDERS, VINCENT I & MARY L | W 23.5' OF LOT 16 COX'S ADD | 569 W LOCUST ST | 58,720.00 | \$59,368.94 | \$648.94 | \$0.00 | \$648.94 | \$648.94 |
| 1024177007 | BON VIVANT LC | E 1/2 OF LOT 28 COXS ADD | 560 ALMOND | 32,200.00 | \$32,856.84 | \$656.84 | \$0.00 | \$656.84 | \$656.84 |
| 1024177022 | RANS, JESSE J | E 24' OF LOT 22 COX'S ADD | 2008 FOYE | 43,170.00 | \$43,907.58 | \$737.58 | \$0.00 | \$737.58 | \$737.58 |
| 1024177033 | BERTJENS, THOMAS J & MARKUS, CAROL | W 1/2 OF LOT 12 COX'S ADD | 535 W LOCUST ST | 48,410.00 | \$49,100.36 | \$690.36 | \$0.00 | \$690.36 | \$690.36 |
| 1024177040 | QUECK CAPITAL MANAGEMENT LLC | LOT 7 & W 1/2 LOT 6 COX'S ADD | 481 W LOCUST ST | 88,410.00 | \$91,150.23 | \$2,740.23 | \$0.00 | \$2,740.23 | \$2,740.23 |
| 1024177003 | MC CLAIN, DUANE L & ANN M | LOT 25 COXS ADD | 586 ALMOND | 87,100.00 | \$88,413.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177004 | SCHROMEN, LOREN | LOT 26 COXS ADD | 574 ALMOND | 94,953.00 | \$96,266.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177006 | BON VIVANT LC | W 1/2 OF LOT 28 COXS ADD | 562 ALMOND | 30,960.00 | \$31,616.84 | \$656.84 | \$0.00 | \$656.84 | \$656.84 |
| 1024177008 | ZELLER, JAMES F & MILDRED R | LOT 29 COXS ADD | 550 ALMOND | 94,170.00 | \$95,483.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177020 | BAUER, ALEC R | LOT 39 COXS ADD | 406 ALMOND | 88,880.00 | \$90,193.68 | \$1,313.68 | \$0.00 | \$1,313.68 | \$1,313.68 |
| 1024177039 | MCMAHON REAL EST RENTALS LLC | LOT 2-8 COX'S ADD 485-485 1/2 W LOCUST ST | 485 W LOCUST ST | 56,280.00 | \$57,749.74 | \$1,469.74 | \$0.00 | \$1,469.74 | \$1,469.74 |
| 1024177021 | FRENCH QUARTER ESTATES LC | LOT 40 COXS ADD 1935-1935 1/2 ELLIS | 1935 ELLIS | 69,390.00 | \$71,458.78 | \$2,068.78 | \$0.00 | \$2,068.78 | \$2,068.78 |
| LINCOLN PROVIDENCE WINDSOR | | | | | | | | | |
| 1013486008 | CULBERTSON INVESTMENTS LLC | NE 1/2 LOT 62 COOKS ADD | 623 LINCOLN | 32,870.00 | \$33,675.82 | \$805.82 | \$0.00 | \$805.82 | \$805.82 |
| 1013486005 | LUDOVISSY, DANA M | LOT 1-63 COOKS ADD | 2107 WINDSOR AVE | 48,490.00 | \$49,803.50 | \$1,313.50 | \$0.00 | \$1,313.50 | \$1,313.50 |
| 1013486010 | JONES, MARLENE R & RICHARD W | NE 1/2 OF LOT 61 COOKS ADD | 619 LINCOLN | 76,450.00 | \$77,255.82 | \$805.82 | \$0.00 | \$805.82 | \$805.82 |
| 1013486011 | SHELDON-TALIAFERRO SUZAN R | SW 1/2 LOT 61 COOKS ADD | 617 LINCOLN | 63,740.00 | \$64,545.82 | \$805.82 | \$0.00 | \$805.82 | \$805.82 |
| 1013486004 | ALDUNATE, DAVID C | SE 1/2 OF LOT 78, LOT 79 COOKS ADD | 2111 WINDSOR AVE | 58,740.00 | \$61,965.13 | \$3,225.13 | \$0.00 | \$3,225.13 | \$3,225.13 |
| 1013486003 | MITCHELL, NICHOLAS J & JENNIFER | LOT 80 COOKS ADD | 616 PROVIDENCE | 58,580.00 | \$60,192.57 | \$1,612.57 | \$0.00 | \$1,612.57 | \$1,612.57 |
| 1013486009 | NORTON, ROBERT W JR & TINA M | SW 1/2 LOT 62 COOKS ADD | 621 LINCOLN | 59,450.00 | \$60,255.82 | \$805.82 | \$0.00 | \$805.82 | \$805.82 |
| MAPLE CEDAR 14TH 15TH | | | | | | | | | |
| 1024290015 | LYONS, TERRANCE W & REBECCA A | LOT 325 EAST DUBUQUE ADD | 1402 MAPLE | 96,822.00 | \$98,231.31 | \$1,409.31 | \$0.00 | \$1,409.31 | \$1,409.31 |
| 1024290004 | G & S REAL ESTATE | LOT 323 EAST DUBUQUE ADD | MAPLE | 23,780.00 | \$25,135.72 | \$1,355.72 | \$0.00 | \$1,355.72 | \$1,355.72 |
| 1024290005 | MIHALAKIS, SHIRLEY | LOT 324 EAST DUBUQUE ADD | 1450 MAPLE | 70,700.00 | \$72,055.72 | \$1,355.72 | \$0.00 | \$1,355.72 | \$1,355.72 |
| 1024290001 | G & S REAL ESTATE | N 1/2 LOT 321 EAST DUBUQUE ADD NO 2 | 1498 MAPLE | 29,520.00 | \$30,197.86 | \$677.86 | \$0.00 | \$677.86 | \$677.86 |
| 1024290016 | M-M & M LLC | LOTS 346, N 1/2 & S 1/2 OF 347, 348 & LOTS 1 & 2 OF 349 ALL IN EAST DUBUQUE ADD. | 1425 CEDAR ST | 143,705.00 | \$149,342.25 | \$5,637.25 | \$0.00 | \$5,637.25 | \$5,637.25 |
| 1024290008 | HERBST, DONALD J | LOT 350 EAST DUBUQUE ADD | 1517 CEDAR ST | 32,929.00 | \$34,338.31 | \$1,409.31 | \$0.00 | \$1,409.31 | \$1,409.31 |
| 1024290003 | G&S Real Estate | LOT 322 EAST DUBUQUE ADD | 1476 MAPLE | 43,050.00 | \$44,405.72 | \$1,355.72 | \$0.00 | \$1,355.72 | \$1,355.72 |
| 1024290002 | G & S REAL ESTATE | S 1/2 LOT 321 EAST DUBUQUE ADD NO 2 | 1486 MAPLE | 55,820.00 | \$56,497.86 | \$677.86 | \$0.00 | \$677.86 | \$677.86 |
| TOTALS = | | | | | | | | \$74,304.52 | \$74,304.52 |