NOTICE TO ALLENS GROVE, CRANE CREEK, MASON CITY, PENNSYLVANIA, SALT CREEK & SHERMAN TOWNSHIP(S) TAXPAYERS

ASSESSED VALUES FOR 2026

Publication is hereby made for equalized assessed valuations for real property in these Townships in accordance with 35 ILCS 200/12-10. The median level of assessments for Allens Grove, Crane Creek, Mason City, Pennsylvania, Salt Creek and Sherman Township(s) is 32.06%. As required by 35 ILCS 200/9-210 and 35 ILCS 200/10-15, the following equalization factors have been applied to bring the assessments to the statutory required three-year median level of 33.33%:

ALLENS GROVE, CRANE CREEK, PENNSYLVANIA, SALT CREEK & SHERMAN

Residential	1.1092
Industrial	1.1092
Commercial	1.1092
Other Land & Improvements	1.1092
Farm Homesite & Dwelling	1.1092

MASON CITY

Residential	1.0423
Industrial	1.0423
Commercial	1.0423
Other Land & Improvements	1.0423
Farm Homesite & Dwelling	1.0423

The assessment of your property other than farmland and coal is to be assessed and 33 1/3% of fair market value. You may check the accuracy of your assessment by dividing your assessment by the median. The resulting value should equal the estimated fair cash value of your non-farm property. If the resulting value is greater than the estimated fair cash value of your property, you may be over assessed. If the resulting value is less than the fair cash value of your property, you may be under assessed. All equalized assessed values are subject to further equalization and revision by the Mason County Board of Review as well as equalization by the Illinois Department of Revenue.

If you believe that the full fair market value of your property is incorrect or you believe it is not uniform with other comparable properties you may appeal your assessment to the Board of Review on or before 11/30/2026, which is 30 days from the date of this publication. Appeal forms may be obtained at the Mason County Courthouse, 125 N. Plum, Havana, Illinois, 309-543-4775. The Board of Review rules and deadline may be viewed at masoncountyil.gov.

The equalized assessed value of your property minus exemptions is multiplied by the tax rate to arrive at the taxes you will pay. The tax rate is determined by the amount the taxing bodies levy in your tax district.

Pursuant to 35 ILCS 200/10-115, the FARMLAND ASSESSMENTS for the 2026 assessment year will increase by 10% of the preceding year's median cropped soil productivity index as certified by the Illinois Department of Revenue with data provided by the Farmland Assessment Technical Advisory Board resulting in a $62.38 per acre increase for each soil productivity index.

Owner occupied properties may be eligible for various homestead exemptions as provided for in Section 15-165 through Section 15-175 and Section 15-180 of the Property Tax Code. Contact the Mason County Supervisor of Assessments Office at 309-543-4775 for more information on these exemptions.

Dated this 21st day of October, 2026.

Michelle Smith
Mason County Supervisor of Assessments