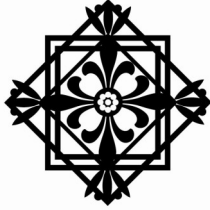


CASE STUDY: EGGERS & COMPANY

Missouri's Historic Preservation Tax Credit Benefits Rural Missouri

Historic preservation tax credits made it possible for Ellen and Steve Frye to complete a \$335,243 rehabilitation of this historic general store building in the small town of Farrar, Perry County, Missouri. Of that total, \$225,146 was eligible for the 25% state historic credit, resulting in \$56,286 in state tax credits.



MISSOURI PRESERVATION

*Preserving Place And Community
For Future Generations*

Missouri Preservation
PO Box 1715
Columbia, MO 65205
573-443-5946



SIGNIFICANCE TO THE COMMUNITY:

- Center of commerce and social life for Farrar and nearby communities
- Survived the Depression and World War II by trading with local farmers for eggs and cream
- Sense of town pride and attachment to the building
- Typical architecture for its time but rarely seen today



EGGERS & COMPANY AFTER REHABILITATION:

- Income tax and sales tax generated by the \$350,000 in total rehabilitation expenses
- Increased property values (and therefore property taxes) for surrounding properties
- Property value went from \$25,000 in 2004 to \$185,000 post rehab
- Increase in tourism generated by bed and breakfast
- All construction and repairs were done by workers living in Farrar and surrounding communities
- The building has found new life as a bed and breakfast, which now serves as a social and commercial center for Farrar

