

# 2019 CERTIFIED TOTALS

Property Count: 1,220

TIF1 - Tax Increment Dist# 1  
ARB Approved Totals

7/22/2019 12:42:14PM

Land		Value		
Homesite:		5,860,720		
Non Homesite:		607,310,241		
Ag Market:		3,242,830		
Timber Market:		0	<b>Total Land</b>	(+) 616,413,791
Improvement		Value		
Homesite:		23,524,850		
Non Homesite:		807,731,670	<b>Total Improvements</b>	(+) 831,256,520
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	<b>Total Non Real</b>	(+) 0
			<b>Market Value</b>	= 1,447,670,311
Ag		Non Exempt	Exempt	
Total Productivity Market:	3,242,830	0		
Ag Use:	11,430	0	<b>Productivity Loss</b>	(-) 3,231,400
Timber Use:	0	0	<b>Appraised Value</b>	= 1,444,438,911
Productivity Loss:	3,231,400	0	<b>Homestead Cap</b>	(-) 1,487,413
			<b>Assessed Value</b>	= 1,442,951,498
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 874,138,928
			<b>Net Taxable</b>	= 568,812,570

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
0.00 = 568,812,570 \* (0.000000 / 100)

Tax Increment Finance Value: 0  
Tax Increment Finance Levy: 0.00

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DV4	2	0	24,000	24,000
DV4S	1	0	0	0
DVHSS	1	0	68,267	68,267
EX	4	0	2,979,540	2,979,540
EX-XA	7	0	627,840	627,840
EX-XD (Prorated)	1	0	1,401	1,401
EX-XG	3	0	6,890,850	6,890,850
EX-XJ	10	0	9,140,530	9,140,530
EX-XL	2	0	1,448,370	1,448,370
EX-XR	3	0	5,019,800	5,019,800
EX-XU	9	0	6,569,890	6,569,890
EX-XV	250	0	841,254,630	841,254,630
EX-XV (Prorated)	5	0	113,810	113,810
<b>Totals</b>		<b>0</b>	<b>874,138,928</b>	<b>874,138,928</b>

# 2019 CERTIFIED TOTALS

Property Count: 26

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Under ARB Review Totals

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Land		Value		
Homesite:		110,020		
Non Homesite:		14,472,989		
Ag Market:		0		
Timber Market:		0	<b>Total Land</b>	(+) 14,583,009
Improvement		Value		
Homesite:		476,470		
Non Homesite:		16,451,120	<b>Total Improvements</b>	(+) 16,927,590
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	<b>Total Non Real</b>	(+) 0
			<b>Market Value</b>	= 31,510,599
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	<b>Productivity Loss</b>	(-) 0
Timber Use:	0	0	<b>Appraised Value</b>	= 31,510,599
Productivity Loss:	0	0	<b>Homestead Cap</b>	(-) 0
			<b>Assessed Value</b>	= 31,510,599
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 0
			<b>Net Taxable</b>	= 31,510,599

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)

0.00 = 31,510,599 \* (0.000000 / 100)

Tax Increment Finance Value: 0

Tax Increment Finance Levy: 0.00

# 2019 CERTIFIED TOTALS

TIF1 - Tax Increment Dist# 1

7/22/2019

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## Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

# 2019 CERTIFIED TOTALS

Property Count: 1,246

TIF1 - Tax Increment Dist# 1  
Grand Totals

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Land		Value		
Homesite:		5,970,740		
Non Homesite:		621,783,230		
Ag Market:		3,242,830		
Timber Market:		0	<b>Total Land</b>	(+) 630,996,800
Improvement		Value		
Homesite:		24,001,320		
Non Homesite:		824,182,790	<b>Total Improvements</b>	(+) 848,184,110
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	<b>Total Non Real</b>	(+) 0
			<b>Market Value</b>	= 1,479,180,910
Ag		Non Exempt	Exempt	
Total Productivity Market:	3,242,830	0		
Ag Use:	11,430	0	<b>Productivity Loss</b>	(-) 3,231,400
Timber Use:	0	0	<b>Appraised Value</b>	= 1,475,949,510
Productivity Loss:	3,231,400	0	<b>Homestead Cap</b>	(-) 1,487,413
			<b>Assessed Value</b>	= 1,474,462,097
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 874,138,928
			<b>Net Taxable</b>	= 600,323,169

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 0.00 = 600,323,169 \* (0.000000 / 100)

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2019 CERTIFIED TOTALS**

Property Count: 1,246

TIF1 - Tax Increment Dist# 1  
Grand Totals

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**Exemption Breakdown**

<b>Exemption</b>	<b>Count</b>	<b>Local</b>	<b>State</b>	<b>Total</b>
DV4	2	0	24,000	24,000
DV4S	1	0	0	0
DVHSS	1	0	68,267	68,267
EX	4	0	2,979,540	2,979,540
EX-XA	7	0	627,840	627,840
EX-XD (Prorated)	1	0	1,401	1,401
EX-XG	3	0	6,890,850	6,890,850
EX-XJ	10	0	9,140,530	9,140,530
EX-XL	2	0	1,448,370	1,448,370
EX-XR	3	0	5,019,800	5,019,800
EX-XU	9	0	6,569,890	6,569,890
EX-XV	250	0	841,254,630	841,254,630
EX-XV (Prorated)	5	0	113,810	113,810
<b>Totals</b>		<b>0</b>	<b>874,138,928</b>	<b>874,138,928</b>

**2019 CERTIFIED TOTALS**

Property Count: 1,220

TIF1 - Tax Increment Dist# 1  
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**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	311		\$349,740	\$36,756,770	\$35,177,090
B	MULTIFAMILY RESIDENCE	44		\$10,620	\$134,082,448	\$134,082,448
C1	VACANT LOTS AND LAND TRACTS	230		\$0	\$46,540,424	\$46,540,424
D1	QUALIFIED OPEN-SPACE LAND	1	73.7080	\$0	\$3,242,830	\$11,430
E	RURAL LAND, NON QUALIFIED OPE	2	95.2070	\$0	\$2,654,210	\$2,654,210
F1	COMMERCIAL REAL PROPERTY	337		\$21,249,300	\$336,991,043	\$336,991,043
F2	INDUSTRIAL AND MANUFACTURIN	9		\$65,940	\$8,511,665	\$8,511,665
J3	ELECTRIC COMPANY (INCLUDING C	2		\$0	\$1,930,100	\$1,930,100
J4	TELEPHONE COMPANY (INCLUDI	3		\$0	\$2,626,260	\$2,626,260
J7	CABLE TELEVISION COMPANY	1		\$0	\$60,200	\$60,200
O	RESIDENTIAL INVENTORY	11		\$0	\$227,700	\$227,700
X	TOTALLY EXEMPT PROPERTY	294		\$22,100	\$874,046,661	\$0
	<b>Totals</b>		168.9150	\$21,697,700	\$1,447,670,311	\$568,812,570

**2019 CERTIFIED TOTALS**

Property Count: 26

TIF1 - Tax Increment Dist# 1  
Under ARB Review Totals

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**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	3		\$0	\$586,510	\$586,510
B	MULTIFAMILY RESIDENCE	1		\$0	\$5,442,020	\$5,442,020
C1	VACANT LOTS AND LAND TRACTS	3		\$0	\$1,949,190	\$1,949,190
F1	COMMERCIAL REAL PROPERTY	19		\$295,880	\$23,532,879	\$23,532,879
<b>Totals</b>			0.0000	\$295,880	\$31,510,599	\$31,510,599



**2019 CERTIFIED TOTALS**

Property Count: 1,246

TIF1 - Tax Increment Dist# 1  
Grand Totals

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**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	314		\$349,740	\$37,343,280	\$35,763,600
B	MULTIFAMILY RESIDENCE	45		\$10,620	\$139,524,468	\$139,524,468
C1	VACANT LOTS AND LAND TRACTS	233		\$0	\$48,489,614	\$48,489,614
D1	QUALIFIED OPEN-SPACE LAND	1	73.7080	\$0	\$3,242,830	\$11,430
E	RURAL LAND, NON QUALIFIED OPE	2	95.2070	\$0	\$2,654,210	\$2,654,210
F1	COMMERCIAL REAL PROPERTY	356		\$21,545,180	\$360,523,922	\$360,523,922
F2	INDUSTRIAL AND MANUFACTURIN	9		\$65,940	\$8,511,665	\$8,511,665
J3	ELECTRIC COMPANY (INCLUDING C	2		\$0	\$1,930,100	\$1,930,100
J4	TELEPHONE COMPANY (INCLUDI	3		\$0	\$2,626,260	\$2,626,260
J7	CABLE TELEVISION COMPANY	1		\$0	\$60,200	\$60,200
O	RESIDENTIAL INVENTORY	11		\$0	\$227,700	\$227,700
X	TOTALLY EXEMPT PROPERTY	294		\$22,100	\$874,046,661	\$0
	<b>Totals</b>		168.9150	\$21,993,580	\$1,479,180,910	\$600,323,169

**2019 CERTIFIED TOTALS**

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	178		\$139,040	\$13,679,965	\$12,180,833
A2	Real, Residential Mobile Home	1		\$0	\$7,100	\$7,100
A3	Real, Residential, Aux Improvement	14		\$21,150	\$109,000	\$104,170
A6	Real, Residential, Condominium	129		\$189,550	\$22,960,705	\$22,884,987
B1	Apartments Residential Multi Family	27		\$10,620	\$132,230,008	\$132,230,008
B2	Residential Duplex Real Multi Family	14		\$0	\$810,980	\$810,980
B3	Residential Triplex Real Multi Family	1		\$0	\$321,410	\$321,410
B4	Residential Fourplex Real Multi Family	3		\$0	\$720,050	\$720,050
C1	REAL, VACANT PLATTED RESIDENTI	26		\$0	\$168,809	\$168,809
C2	Real, Vacant Platted Commerical Lot	204		\$0	\$46,371,615	\$46,371,615
D1	REAL, ACREAGE, RANGELAND	1	73.7080	\$0	\$3,242,830	\$11,430
E5	NON-QUAL LAND NOT IN AG USE	2		\$0	\$2,654,210	\$2,654,210
F1	REAL, Commercial	335		\$21,249,300	\$311,864,157	\$311,864,157
F2	REAL, Industrial	9		\$65,940	\$8,511,665	\$8,511,665
F3	REAL, Imp Only Commercial	3		\$0	\$25,126,886	\$25,126,886
J3	REAL & TANGIBLE PERSONAL, UTILI	2		\$0	\$1,930,100	\$1,930,100
J4	REAL & TANGIBLE PERSONAL, UTILI	3		\$0	\$2,626,260	\$2,626,260
J7	REAL & TANGIBLE PERSONAL, UTILI	1		\$0	\$60,200	\$60,200
O1	Res Inventory Vacant Land	11		\$0	\$227,700	\$227,700
X	Totally Exempt Property	294		\$22,100	\$874,046,661	\$0
<b>Totals</b>			<b>73.7080</b>	<b>\$21,697,700</b>	<b>\$1,447,670,311</b>	<b>\$568,812,570</b>

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A6	Real, Residential, Condominium	3		\$0	\$586,510	\$586,510
B1	Apartments Residential Multi Family	1		\$0	\$5,442,020	\$5,442,020
C2	Real, Vacant Platted Commerical Lot	3		\$0	\$1,949,190	\$1,949,190
F1	REAL, Commercial	19		\$295,880	\$23,532,879	\$23,532,879
<b>Totals</b>			0.0000	\$295,880	\$31,510,599	\$31,510,599

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Grand Totals

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	178		\$139,040	\$13,679,965	\$12,180,833
A2	Real, Residential Mobile Home	1		\$0	\$7,100	\$7,100
A3	Real, Residential, Aux Improvement	14		\$21,150	\$109,000	\$104,170
A6	Real, Residential, Condominium	132		\$189,550	\$23,547,215	\$23,471,497
B1	Apartments Residential Multi Family	28		\$10,620	\$137,672,028	\$137,672,028
B2	Residential Duplex Real Multi Family	14		\$0	\$810,980	\$810,980
B3	Residential Triplex Real Multi Family	1		\$0	\$321,410	\$321,410
B4	Residential Fourplex Real Multi Family	3		\$0	\$720,050	\$720,050
C1	REAL, VACANT PLATTED RESIDENTI	26		\$0	\$168,809	\$168,809
C2	Real, Vacant Platted Commerical Lot	207		\$0	\$48,320,805	\$48,320,805
D1	REAL, ACREAGE, RANGELAND	1	73.7080	\$0	\$3,242,830	\$11,430
E5	NON-QUAL LAND NOT IN AG USE	2		\$0	\$2,654,210	\$2,654,210
F1	REAL, Commercial	354		\$21,545,180	\$335,397,036	\$335,397,036
F2	REAL, Industrial	9		\$65,940	\$8,511,665	\$8,511,665
F3	REAL, Imp Only Commercial	3		\$0	\$25,126,886	\$25,126,886
J3	REAL & TANGIBLE PERSONAL, UTILI	2		\$0	\$1,930,100	\$1,930,100
J4	REAL & TANGIBLE PERSONAL, UTILI	3		\$0	\$2,626,260	\$2,626,260
J7	REAL & TANGIBLE PERSONAL, UTILI	1		\$0	\$60,200	\$60,200
O1	Res Inventory Vacant Land	11		\$0	\$227,700	\$227,700
X	Totally Exempt Property	294		\$22,100	\$874,046,661	\$0
<b>Totals</b>			<b>73.7080</b>	<b>\$21,993,580</b>	<b>\$1,479,180,910</b>	<b>\$600,323,169</b>

**2019 CERTIFIED TOTALS**

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TIF1 - Tax Increment Dist# 1  
Effective Rate Assumption

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**New Value**

TOTAL NEW VALUE MARKET: **\$21,993,580**  
TOTAL NEW VALUE TAXABLE: **\$21,971,480**

**New Exemptions**

Exemption	Description	Count		
EX-XJ	11.21 Private schools	1	2018 Market Value	\$0
EX-XV	Other Exemptions (including public property, re	5	2018 Market Value	\$8,230
<b>ABSOLUTE EXEMPTIONS VALUE LOSS</b>				<b>\$8,230</b>

Exemption	Description	Count	Exemption Amount
DV4	Disabled Veterans 70% - 100%	1	\$12,000
<b>PARTIAL EXEMPTIONS VALUE LOSS</b>			<b>1</b>
<b>NEW EXEMPTIONS VALUE LOSS</b>			<b>\$20,230</b>

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
<b>INCREASED EXEMPTIONS VALUE LOSS</b>			
<b>TOTAL EXEMPTIONS VALUE LOSS</b>			<b>\$20,230</b>

**New Ag / Timber Exemptions**

**New Annexations**

**New Deannexations**

**Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
82	\$121,662	\$18,139	\$103,523
<b>Category A Only</b>			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
82	\$121,662	\$18,139	\$103,523

**Lower Value Used**

Count of Protested Properties	Total Market Value	Total Value Used
26	\$31,510,599.00	\$24,773,061