

2020 PRELIMINARY TOTALS

60 - ELM CREEK WATERSHED
Not Under ARB Review Totals

Property Count: 533

7/17/2020

3:22:16PM

Land		Value			
Homesite:		4,255,540			
Non Homesite:		4,455,690			
Ag Market:		22,196,880			
Timber Market:		0	Total Land	(+) 30,908,110	
Improvement		Value			
Homesite:		33,373,040			
Non Homesite:		7,249,856	Total Improvements	(+) 40,622,896	
Non Real		Count	Value		
Personal Property:	16		838,470		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 838,470
			Market Value	= 72,369,476	
Ag		Non Exempt	Exempt		
Total Productivity Market:	22,196,880		0		
Ag Use:	1,063,160		0	Productivity Loss	(-) 21,133,720
Timber Use:	0		0	Appraised Value	= 51,235,756
Productivity Loss:	21,133,720		0	Homestead Cap	(-) 786,318
			Assessed Value	= 50,449,438	
			Total Exemptions Amount (Breakdown on Next Page)	(-) 6,732,091	
			Net Taxable	= 43,717,347	

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 14,295.57 = 43,717,347 * (0.032700 / 100)

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

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Exemption Breakdown

Exemption	Count	Local	State	Total
DV3	2	0	20,000	20,000
DV4	16	0	132,830	132,830
DV4S	2	0	12,000	12,000
DVHS	11	0	2,168,156	2,168,156
DVHSS	2	0	323,165	323,165
EX-XR	4	0	1,332,140	1,332,140
EX-XV	23	0	2,448,400	2,448,400
EX366	2	0	400	400
OV65	67	295,000	0	295,000
Totals		295,000	6,437,091	6,732,091

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Land		Value			
Homesite:		56,060			
Non Homesite:		346,930			
Ag Market:		634,850			
Timber Market:		0	Total Land	(+)	
				1,037,840	
Improvement		Value			
Homesite:		824,446			
Non Homesite:		966,796	Total Improvements	(+)	
				1,791,242	
Non Real		Count	Value		
Personal Property:	1		6,020		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
					6,020
			Market Value	=	2,835,102
Ag		Non Exempt	Exempt		
Total Productivity Market:	634,850		0		
Ag Use:	17,170		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	617,680		0		2,217,422
				Homestead Cap	(-)
					23,316
				Assessed Value	=
					2,194,106
				Total Exemptions Amount (Breakdown on Next Page)	(-)
					10,000
				Net Taxable	=
					2,184,106

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

714.20 = 2,184,106 * (0.032700 / 100)

Tax Increment Finance Value: 0

Tax Increment Finance Levy: 0.00

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Exemption Breakdown

Exemption	Count	Local	State	Total
OV65	2	10,000	0	10,000
Totals		10,000	0	10,000

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Grand Totals

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Land		Value			
Homesite:		4,311,600			
Non Homesite:		4,802,620			
Ag Market:		22,831,730			
Timber Market:		0	Total Land	(+)	
				31,945,950	
Improvement		Value			
Homesite:		34,197,486			
Non Homesite:		8,216,652	Total Improvements	(+)	
				42,414,138	
Non Real		Count	Value		
Personal Property:	17		844,490		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
					844,490
			Market Value	=	75,204,578
Ag		Non Exempt	Exempt		
Total Productivity Market:	22,831,730		0		
Ag Use:	1,080,330		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	21,751,400		0		53,453,178
				Homestead Cap	(-)
					809,634
				Assessed Value	=
					52,643,544
				Total Exemptions Amount (Breakdown on Next Page)	(-)
					6,742,091
				Net Taxable	=
					45,901,453

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 15,009.78 = 45,901,453 * (0.032700 / 100)

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

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Exemption Breakdown

Exemption	Count	Local	State	Total
DV3	2	0	20,000	20,000
DV4	16	0	132,830	132,830
DV4S	2	0	12,000	12,000
DVHS	11	0	2,168,156	2,168,156
DVHSS	2	0	323,165	323,165
EX-XR	4	0	1,332,140	1,332,140
EX-XV	23	0	2,448,400	2,448,400
EX366	2	0	400	400
OV65	69	305,000	0	305,000
Totals		305,000	6,437,091	6,742,091

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	202		\$1,775,710	\$27,586,604	\$25,025,446
C1	VACANT LOTS AND LAND TRACTS	60		\$0	\$683,730	\$672,700
D1	QUALIFIED OPEN-SPACE LAND	156	6,046.8207	\$0	\$22,196,880	\$1,053,000
D2	IMPROVEMENTS ON QUALIFIED OP	48		\$110,000	\$802,270	\$790,540
E	RURAL LAND, NON QUALIFIED OPE	97	728.4390	\$455,590	\$15,267,572	\$14,136,871
F1	COMMERCIAL REAL PROPERTY	4		\$42,010	\$154,110	\$154,110
F2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$318,540	\$318,540
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$423,920	\$423,920
J4	TELEPHONE COMPANY (INCLUDI	2		\$0	\$57,660	\$57,660
L1	COMMERCIAL PERSONAL PROPE	10		\$0	\$278,260	\$278,260
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$78,230	\$78,230
M1	TANGIBLE OTHER PERSONAL, MOB	30		\$115,640	\$740,760	\$728,070
X	TOTALLY EXEMPT PROPERTY	29		\$0	\$3,780,940	\$0
	Totals		6,775.2597	\$2,498,950	\$72,369,476	\$43,717,347

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Under ARB Review Totals

Property Count: 12

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	5		\$0	\$629,060	\$616,038
D1	QUALIFIED OPEN-SPACE LAND	3	171.3100	\$0	\$634,850	\$17,170
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$7,360	\$7,360
E	RURAL LAND, NON QUALIFIED OPE	3	34.0700	\$0	\$503,262	\$482,968
F1	COMMERCIAL REAL PROPERTY	2		\$0	\$1,054,550	\$1,054,550
L1	COMMERCIAL PERSONAL PROPE	1		\$0	\$6,020	\$6,020
Totals			205.3800	\$0	\$2,835,102	\$2,184,106

2020 PRELIMINARY TOTALS

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Grand Totals

Property Count: 545

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	207		\$1,775,710	\$28,215,664	\$25,641,484
C1	VACANT LOTS AND LAND TRACTS	60		\$0	\$683,730	\$672,700
D1	QUALIFIED OPEN-SPACE LAND	159	6,218.1307	\$0	\$22,831,730	\$1,070,170
D2	IMPROVEMENTS ON QUALIFIED OP	50		\$110,000	\$809,630	\$797,900
E	RURAL LAND, NON QUALIFIED OPE	100	762.5090	\$455,590	\$15,770,834	\$14,619,839
F1	COMMERCIAL REAL PROPERTY	6		\$42,010	\$1,208,660	\$1,208,660
F2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$318,540	\$318,540
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$423,920	\$423,920
J4	TELEPHONE COMPANY (INCLUDI	2		\$0	\$57,660	\$57,660
L1	COMMERCIAL PERSONAL PROPE	11		\$0	\$284,280	\$284,280
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$78,230	\$78,230
M1	TANGIBLE OTHER PERSONAL, MOB	30		\$115,640	\$740,760	\$728,070
X	TOTALLY EXEMPT PROPERTY	29		\$0	\$3,780,940	\$0
Totals			6,980.6397	\$2,498,950	\$75,204,578	\$45,901,453

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	158		\$1,664,620	\$25,198,510	\$22,777,793
A2	Real, Residential Mobile Home	25		\$73,440	\$1,094,130	\$1,019,442
A3	Real, Residential, Aux Improvement	93		\$37,650	\$1,251,584	\$1,185,831
A4	Real, Imp Only Residential Single Famil	1		\$0	\$42,380	\$42,380
C1	REAL, VACANT PLATTED RESIDENTI	54		\$0	\$513,180	\$502,150
C2	Real, Vacant Platted Commerical Lot	2		\$0	\$15,760	\$15,760
C3	REAL, VACANT PLATTED RURAL OR F	4		\$0	\$154,790	\$154,790
D1	REAL, ACREAGE, RANGELAND	156	6,046.8207	\$0	\$22,196,880	\$1,053,000
D2	IMPROVEMENTS ON QUAL OPEN SP	48		\$110,000	\$802,270	\$790,540
E1	REAL, FARM/RANCH, HOUSE	61		\$329,970	\$11,440,469	\$10,441,977
E2	REAL, FARM/RANCH, MOBILE HOME	16		\$30,660	\$700,230	\$625,641
E3	REAL, FARM/RANCH, OTHER IMPROV	44		\$94,960	\$922,703	\$884,708
E5	NON-QUAL LAND NOT IN AG USE	23		\$0	\$2,204,170	\$2,184,545
F1	REAL, Commercial	4		\$42,010	\$154,110	\$154,110
F2	REAL, Industrial	1		\$0	\$318,540	\$318,540
J3	REAL & TANGIBLE PERSONAL, UTILI	1		\$0	\$423,920	\$423,920
J4	REAL & TANGIBLE PERSONAL, UTILI	2		\$0	\$57,660	\$57,660
L1	TANGIBLE, PERSONAL PROPERTY, C	10		\$0	\$278,260	\$278,260
L2	TANGIBLE, PERSONAL PROPERTY, I	1		\$0	\$78,230	\$78,230
M1	MOBILE HOME, TANGIBLE	30		\$115,640	\$731,130	\$718,440
M3	TANGIBLE OTHER PERSONAL	1		\$0	\$9,630	\$9,630
X	Totally Exempt Property	29		\$0	\$3,780,940	\$0
Totals			6,046.8207	\$2,498,950	\$72,369,476	\$43,717,347

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	5		\$0	\$611,220	\$598,198
A3	Real, Residential, Aux Improvement	1		\$0	\$17,840	\$17,840
D1	REAL, ACREAGE, RANGELAND	3	171.3100	\$0	\$634,850	\$17,170
D2	IMPROVEMENTS ON QUAL OPEN SP	2		\$0	\$7,360	\$7,360
E1	REAL, FARM/RANCH, HOUSE	2		\$0	\$341,796	\$321,502
E3	REAL, FARM/RANCH, OTHER IMPROV	1		\$0	\$1,066	\$1,066
E5	NON-QUAL LAND NOT IN AG USE	1		\$0	\$160,400	\$160,400
F1	REAL, Commercial	2		\$0	\$1,054,550	\$1,054,550
L1	TANGIBLE, PERSONAL PROPERTY, C	1		\$0	\$6,020	\$6,020
	Totals		171.3100	\$0	\$2,835,102	\$2,184,106

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60 - ELM CREEK WATERSHED
Grand Totals

Property Count: 545

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	163		\$1,664,620	\$25,809,730	\$23,375,991
A2	Real, Residential Mobile Home	25		\$73,440	\$1,094,130	\$1,019,442
A3	Real, Residential, Aux Improvement	94		\$37,650	\$1,269,424	\$1,203,671
A4	Real, Imp Only Residential Single Famil	1		\$0	\$42,380	\$42,380
C1	REAL, VACANT PLATTED RESIDENTI	54		\$0	\$513,180	\$502,150
C2	Real, Vacant Platted Commerical Lot	2		\$0	\$15,760	\$15,760
C3	REAL, VACANT PLATTED RURAL OR F	4		\$0	\$154,790	\$154,790
D1	REAL, ACREAGE, RANGELAND	159	6,218.1307	\$0	\$22,831,730	\$1,070,170
D2	IMPROVEMENTS ON QUAL OPEN SP	50		\$110,000	\$809,630	\$797,900
E1	REAL, FARM/RANCH, HOUSE	63		\$329,970	\$11,782,265	\$10,763,479
E2	REAL, FARM/RANCH, MOBILE HOME	16		\$30,660	\$700,230	\$625,641
E3	REAL, FARM/RANCH, OTHER IMPROV	45		\$94,960	\$923,769	\$885,774
E5	NON-QUAL LAND NOT IN AG USE	24		\$0	\$2,364,570	\$2,344,945
F1	REAL, Commercial	6		\$42,010	\$1,208,660	\$1,208,660
F2	REAL, Industrial	1		\$0	\$318,540	\$318,540
J3	REAL & TANGIBLE PERSONAL, UTILI	1		\$0	\$423,920	\$423,920
J4	REAL & TANGIBLE PERSONAL, UTILI	2		\$0	\$57,660	\$57,660
L1	TANGIBLE, PERSONAL PROPERTY, C	11		\$0	\$284,280	\$284,280
L2	TANGIBLE, PERSONAL PROPERTY, I	1		\$0	\$78,230	\$78,230
M1	MOBILE HOME, TANGIBLE	30		\$115,640	\$731,130	\$718,440
M3	TANGIBLE OTHER PERSONAL	1		\$0	\$9,630	\$9,630
X	Totally Exempt Property	29		\$0	\$3,780,940	\$0
	Totals		6,218.1307	\$2,498,950	\$75,204,578	\$45,901,453

2020 PRELIMINARY TOTALS

60 - ELM CREEK WATERSHED
Effective Rate Assumption

Property Count: 545

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New Value

TOTAL NEW VALUE MARKET:	\$2,498,950
TOTAL NEW VALUE TAXABLE:	\$2,473,290

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV4	Disabled Veterans 70% - 100%	1	\$12,000
OV65	OVER 65	6	\$25,000
	PARTIAL EXEMPTIONS VALUE LOSS	7	\$37,000
	NEW EXEMPTIONS VALUE LOSS		\$37,000

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$37,000

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
171	\$172,751	\$4,735	\$168,016
	Category A Only		

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
112	\$168,943	\$3,910	\$165,033

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
12	\$2,835,102.00	\$1,994,822