

# 2018 CERTIFIED TOTALS

Property Count: 843

CBE - City of Bells  
ARB Approved Totals

12/5/2018 11:34:30AM

Land		Value			
Homesite:		6,580,460			
Non Homesite:		4,820,768			
Ag Market:		1,870,548			
Timber Market:		0		<b>Total Land</b>	(+) 13,271,776
Improvement		Value			
Homesite:		51,908,862			
Non Homesite:		13,775,950		<b>Total Improvements</b>	(+) 65,684,812
Non Real		Count	Value		
Personal Property:	84	5,088,774			
Mineral Property:	0	0			
Autos:	5	42,275		<b>Total Non Real</b>	(+) 5,131,049
				<b>Market Value</b>	= 84,087,637
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,844,673	25,875			
Ag Use:	24,066	84		<b>Productivity Loss</b>	(-) 1,820,607
Timber Use:	0	0		<b>Appraised Value</b>	= 82,267,030
Productivity Loss:	1,820,607	25,791		<b>Homestead Cap</b>	(-) 4,547,491
				<b>Assessed Value</b>	= 77,719,539
				<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 4,070,795
				<b>Net Taxable</b>	= 73,648,744

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	1,646,610	1,646,610	6,829.58	6,829.58	23			
DPS	317,721	317,721	1,212.20	1,212.20	1			
OV65	11,378,502	11,058,191	45,654.85	45,654.85	107			
<b>Total</b>	<b>13,342,833</b>	<b>13,022,522</b>	<b>53,696.63</b>	<b>53,696.63</b>	<b>131</b>	<b>Freeze Taxable</b>	(-) 13,022,522	
<b>Tax Rate</b>	0.593845							
						<b>Freeze Adjusted Taxable</b>	= 60,626,222	

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE \* (TAX RATE / 100)) + ACTUAL TAX  
 413,722.42 = 60,626,222 \* (0.593845 / 100) + 53,696.63

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

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**Exemption Breakdown**

<b>Exemption</b>	<b>Count</b>	<b>Local</b>	<b>State</b>	<b>Total</b>
DP	25	0	0	0
DPS	1	0	0	0
DV1	1	0	5,000	5,000
DV1S	1	0	5,000	5,000
DV2	5	0	37,500	37,500
DV3	1	0	10,000	10,000
DV4	10	0	108,000	108,000
DV4S	1	0	12,000	12,000
DVHS	3	0	531,601	531,601
EX-XG	1	0	65,963	65,963
EX-XU	3	0	60,983	60,983
EX-XV	32	0	3,138,500	3,138,500
EX-XV (Prorated)	1	0	68,319	68,319
EX366	9	0	1,938	1,938
OV65	115	0	0	0
PC	3	25,991	0	25,991
<b>Totals</b>		<b>25,991</b>	<b>4,044,804</b>	<b>4,070,795</b>

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**State Category Breakdown**

State Code	Description	Count	Acres	New Value Market	Market Value
A	SINGLE FAMILY RESIDENCE	537		\$2,609,267	\$62,378,773
B	MULTIFAMILY RESIDENCE	8		\$0	\$1,758,206
C1	VACANT LOTS AND LAND TRACTS	62		\$0	\$810,319
D1	QUALIFIED OPEN-SPACE LAND	36	347.9278	\$0	\$1,844,673
D2	IMPROVEMENTS ON QUALIFIED OPEN SP	12		\$0	\$46,967
E	RURAL LAND, NON QUALIFIED OPEN SPA	32	112.1829	\$0	\$2,621,972
F1	COMMERCIAL REAL PROPERTY	40		\$85,477	\$5,587,778
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$590,115
J3	ELECTRIC COMPANY (INCLUDING CO-OP)	6		\$0	\$1,586,814
J4	TELEPHONE COMPANY (INCLUDING CO-O	2		\$0	\$242,765
J5	RAILROAD	1		\$0	\$32,200
J6	PIPELAND COMPANY	5		\$0	\$44,881
J7	CABLE TELEVISION COMPANY	1		\$0	\$29,561
L1	COMMERCIAL PERSONAL PROPERTY	65		\$0	\$2,684,841
L2	INDUSTRIAL AND MANUFACTURING PERS	1		\$0	\$22,815
M1	TANGIBLE OTHER PERSONAL, MOBILE H	18		\$98,770	\$446,010
O	RESIDENTIAL INVENTORY	3		\$0	\$23,244
X	TOTALLY EXEMPT PROPERTY	46		\$2,388	\$3,335,703
		<b>Totals</b>	460.1107	\$2,795,902	\$84,087,637

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value Market	Market Value
A		1		\$0	\$43,004
A1	REAL-RESIDENTIAL SINGLE FAMILY & CO	481		\$2,491,379	\$60,233,481
A2	REAL-RESIDENTIAL MOBILE HOMES	50		\$117,888	\$1,880,405
A4	REAL-OTHER IMPROVEMENTS WITH OR V	10		\$0	\$221,883
B1	REAL-RESIDENTIAL DUPLEXES	6		\$0	\$792,816
B2	REAL-RESIDENTIAL APARTMENTS	2		\$0	\$965,390
C1	REAL-VAC PLATTED LOTS-RESIDENTIAL	53		\$0	\$687,716
C1C	REAL-VAC PLATTED LOTS - COMMERCIA	9		\$0	\$122,603
D1	REAL-ACREAGE WITH AG	36	347.9278	\$0	\$1,844,673
D2	FARM & RANCH IMPS ON AG QUALIFIED L	12		\$0	\$46,967
E	REAL-NON QUAL OPEN SPACE LAND & R	32		\$0	\$2,621,972
F1	COMMERCIAL REAL PROPERTY	40		\$85,477	\$5,587,778
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$590,115
J3	ELECTRIC COMPANY (INCLUDING CO-OP)	6		\$0	\$1,586,814
J4	TELEPHONE COMPANY (INCLUDING CO-O	2		\$0	\$242,765
J5	RAILROAD	1		\$0	\$32,200
J6	PIPELAND COMPANY	5		\$0	\$44,881
J7	CABLE TELEVISION COMPANY	1		\$0	\$29,561
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**2018 CERTIFIED TOTALS**

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Effective Rate Assumption

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**New Value**

TOTAL NEW VALUE MARKET: **\$2,795,902**  
TOTAL NEW VALUE TAXABLE: **\$2,641,911**

**New Exemptions**

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, re	2	2017 Market Value	\$100,524
EX366	HOUSE BILL 366	3	2017 Market Value	\$4,132
<b>ABSOLUTE EXEMPTIONS VALUE LOSS</b>				<b>\$104,656</b>

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$0
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	2	\$24,000
DVHS	Disabled Veteran Homestead	2	\$276,290
OV65	OVER 65	7	\$0
<b>PARTIAL EXEMPTIONS VALUE LOSS</b>			<b>14</b>
<b>NEW EXEMPTIONS VALUE LOSS</b>			<b>\$414,946</b>

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
<b>INCREASED EXEMPTIONS VALUE LOSS</b>			

**TOTAL EXEMPTIONS VALUE LOSS \$414,946**

**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
360	\$139,632	\$12,579	\$127,053
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
350	\$138,598	\$12,399	\$126,199

**2018 CERTIFIED TOTALS**

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**Lower Value Used**

Count of Protested Properties	Total Market Value	Total Value Used
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