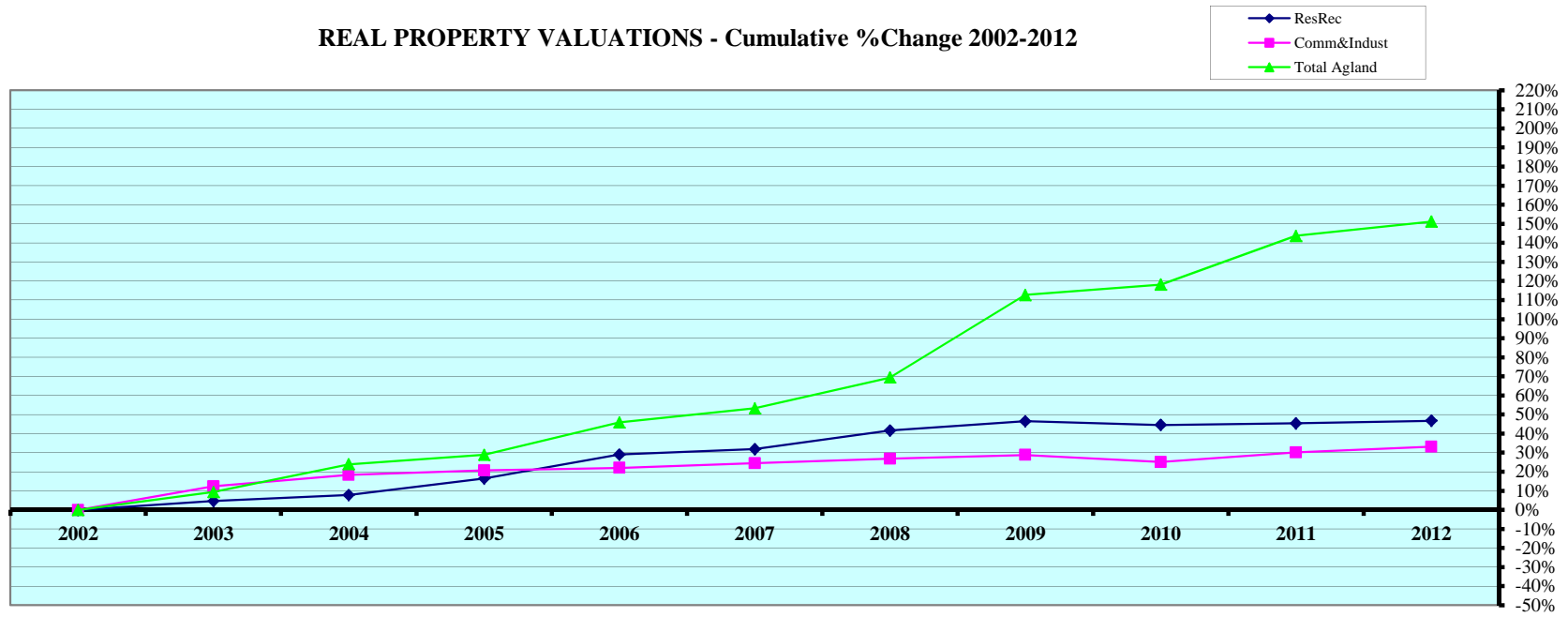


**REAL PROPERTY VALUATIONS - Cumulative %Change 2002-2012**



Tax Year	Residential & Recreational <sup>(1)</sup>				Commercial & Industrial <sup>(1)</sup>				Total Agricultural Land <sup>(1)</sup>			
	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg
2002	468,953,875	--	--	--	135,789,245	--	--	--	326,348,875	--	--	--
2003	490,876,305	21,922,430	4.67%	4.67%	152,543,990	16,754,745	12.34%	12.34%	357,053,960	30,705,085	9.41%	9.41%
2004	505,398,175	14,521,870	2.96%	7.77%	160,787,075	8,243,085	5.40%	18.41%	404,453,620	47,399,660	13.28%	23.93%
2005	546,144,875	40,746,700	8.06%	16.46%	163,827,135	3,040,060	1.89%	20.65%	420,450,270	15,996,650	3.96%	28.83%
2006	605,068,640	58,923,765	10.79%	29.03%	165,716,625	1,889,490	1.15%	22.04%	475,912,575	55,462,305	13.19%	45.83%
2007	618,578,575	13,509,935	2.23%	31.91%	169,073,350	3,356,725	2.03%	24.51%	500,092,430	24,179,855	5.08%	53.24%
2008	663,944,465	45,365,890	7.33%	41.58%	172,282,135	3,208,785	1.90%	26.87%	552,815,025	52,722,595	10.54%	69.39%
2009	687,049,880	23,105,415	3.48%	46.51%	174,914,455	2,632,320	1.53%	28.81%	694,266,605	141,451,580	25.59%	112.74%
2010	677,853,420	-9,196,460	-1.34%	44.55%	169,846,390	-5,068,065	-2.90%	25.08%	711,935,845	17,669,240	2.55%	118.15%
2011	681,698,855	3,845,435	0.57%	45.37%	176,697,130	6,850,740	4.03%	30.13%	795,329,425	83,393,580	11.71%	143.71%
2012	688,136,595	6,437,740	0.94%	46.74%	180,773,775	4,076,645	2.31%	33.13%	819,713,145	24,383,720	3.07%	151.18%

Rate Annual %chg: Residential & Recreational **3.91%**

Commercial & Industrial **2.90%**

Agricultural Land **9.65%**

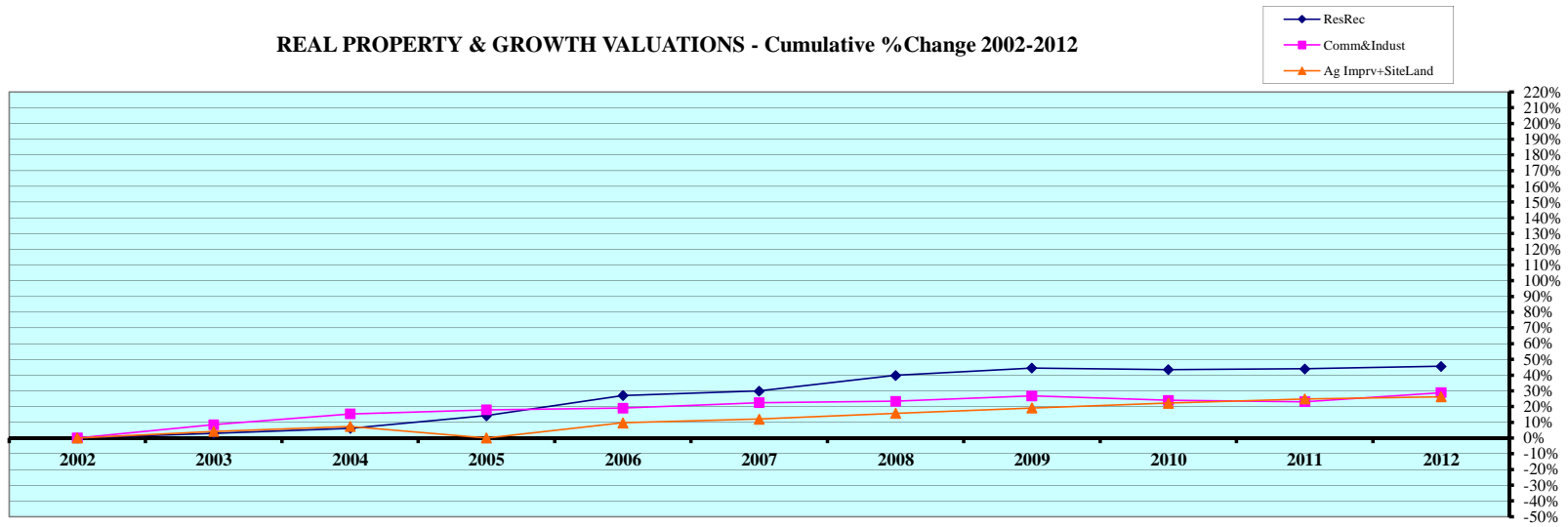
Cnty# **34**  
County **GAGE**

FL area **8**

CHART 1 EXHIBIT 34B Page 1

(1) Residential & Recreational excludes Agric. dwelling & farm home site land. Commercial & Industrial excludes minerals. Agricultural land includes irrigated, dry, grass, waste, & other agland, excludes farm site land.  
Source: 2002 - 2012 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2013

**REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 2002-2012**

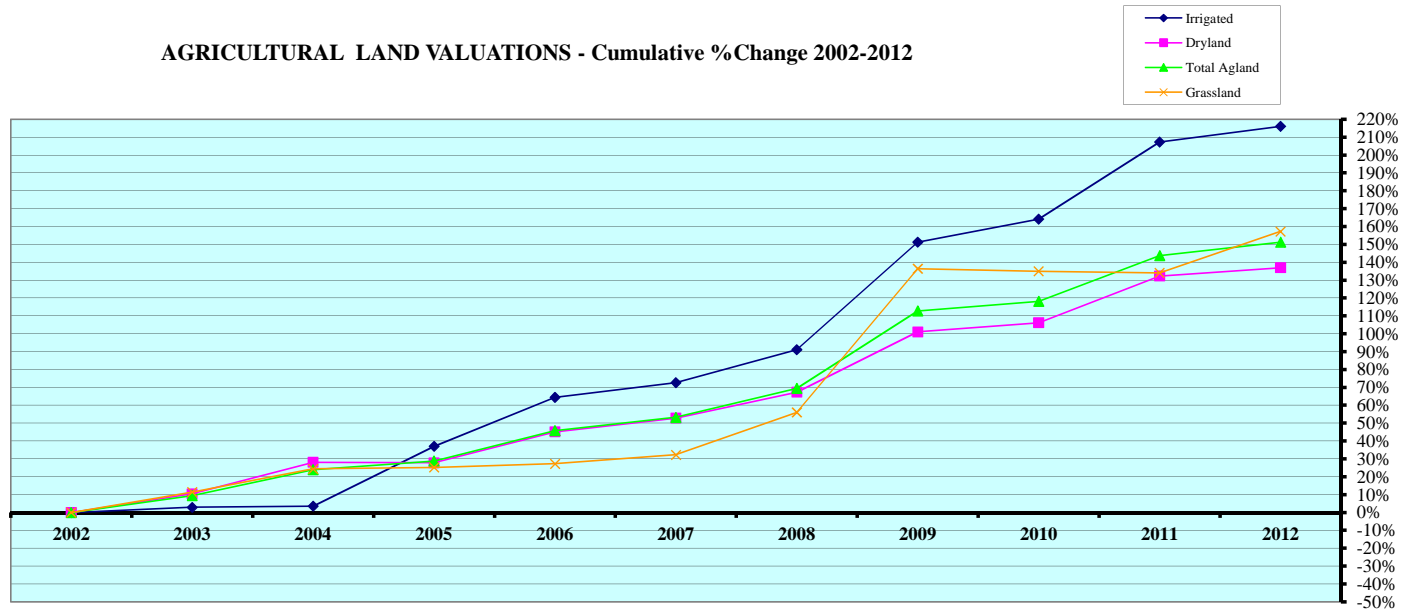


Tax Year	Residential & Recreational <sup>(1)</sup>						Commercial & Industrial <sup>(1)</sup>					
	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth
2002	468,953,875	7,912,495	1.69%	461,041,380	--	--	135,789,245	3,980,195	2.93%	131,809,050	--	--
2003	490,876,305	7,786,125	1.59%	483,090,180	3.01%	3.01%	152,543,990	5,240,130	3.44%	147,303,860	8.48%	8.48%
2004	505,398,175	7,604,585	1.50%	497,793,590	1.41%	6.15%	160,787,075	4,165,275	2.59%	156,621,800	2.67%	15.34%
2005	546,144,875	10,362,180	1.90%	535,782,695	6.01%	14.25%	163,827,135	3,733,375	2.28%	160,093,760	-0.43%	17.90%
2006	605,068,640	9,565,490	1.58%	595,503,150	9.04%	26.99%	165,716,625	4,177,770	2.52%	161,538,855	-1.40%	18.96%
2007	618,578,575	9,435,790	1.53%	609,142,785	0.67%	29.89%	169,073,350	2,724,265	1.61%	166,349,085	0.38%	22.51%
2008	663,944,465	8,157,040	1.23%	655,787,425	6.02%	39.84%	172,282,135	4,796,915	2.78%	167,485,220	-0.94%	23.34%
2009	687,049,880	9,101,785	1.32%	677,948,095	2.11%	44.57%	174,914,455	2,850,670	1.63%	172,063,785	-0.13%	26.71%
2010	677,853,420	4,961,110	0.73%	672,892,310	-2.06%	43.49%	169,846,390	1,566,365	0.92%	168,280,025	-3.79%	23.93%
2011	681,698,855	6,477,970	0.95%	675,220,885	-0.39%	43.98%	176,697,130	9,534,805	5.40%	167,162,325	-1.58%	23.10%
2012	688,136,595	5,391,280	0.78%	682,745,315	0.15%	45.59%	180,773,775	5,945,995	3.29%	174,827,780	-1.06%	28.75%
Rate Ann%chg	3.91%			Resid & Rec. w/o growth		2.60%	2.90%			C & I w/o growth		0.22%

Tax Year	Ag Improvements & Site Land <sup>(1)</sup>				Ann.%chg w/o grwth	Cmltv%chg w/o grwth
	Agric. Dwelling & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value	Growth Value		
2002	96,555,945	26,144,220	122,700,165	5,531,305	--	--
2003	107,519,985	25,356,495	132,876,480	4,947,155	4.26%	4.26%
2004	110,190,320	25,732,750	135,923,070	4,228,290	3.11%	7.33%
2005	100,910,955	24,927,605	125,838,560	3,165,230	-9.75%	-0.02%
2006	111,453,330	26,575,130	138,028,460	3,444,550	2.50%	9.69%
2007	113,219,480	28,175,475	141,394,955	3,901,005	2.76%	12.06%
2008	117,002,835	28,848,250	145,851,085	3,839,810	0.44%	15.74%
2009	119,611,755	30,774,525	150,386,280	4,216,005	0.22%	19.13%
2010	121,129,165	32,179,485	153,308,650	3,381,530	-0.31%	22.19%
2011	122,334,475	33,634,485	155,968,960	2,798,125	-0.09%	24.83%
2012	123,177,080	37,258,500	160,435,580	5,546,725	-0.69%	26.23%
Rate Ann%chg	2.46%	3.61%	2.72%	Ag Imprv+Site w/o growth		-0.02%

(1) Residential & Recreational excludes AgDwelling & farm home site land; Comm. & Indust. excludes minerals; Agric. land includes irrigated, dry, grass, waste & other agland, excludes farm site land. Real property growth is value attributable to new construction, additions to existing buildings, and any improvements to real property which increase the value of such property.  
Sources:  
Value; 2002 - 2012 CTL  
Growth Value; 2002-2012 Abstract of Asmnt Rpt.  
NE Dept. of Revenue, Property Assessment Division  
Prepared as of 03/01/2013

**AGRICULTURAL LAND VALUATIONS - Cumulative %Change 2002-2012**



Tax Year	Irrigated Land				Dryland				Grassland			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
2002	48,740,610	--	--	--	238,255,185	--	--	--	38,884,720	--	--	--
2003	50,169,255	1,428,645	2.93%	2.93%	263,065,595	24,810,410	10.41%	10.41%	43,320,575	4,435,855	11.41%	11.41%
2004	50,463,160	293,905	0.59%	3.53%	305,136,195	42,070,600	15.99%	28.07%	48,370,555	5,049,980	11.66%	24.39%
2005	66,807,790	16,344,630	32.39%	37.07%	304,486,005	-650,190	-0.21%	27.80%	48,671,480	300,925	0.62%	25.17%
2006	80,151,150	13,343,360	19.97%	64.44%	345,790,360	41,304,355	13.57%	45.13%	49,481,450	809,970	1.66%	27.25%
2007	84,140,640	3,989,490	4.98%	72.63%	364,009,585	18,219,225	5.27%	52.78%	51,433,250	1,951,800	3.94%	32.27%
2008	93,137,430	8,996,790	10.69%	91.09%	398,531,190	34,521,605	9.48%	67.27%	60,639,450	9,206,200	17.90%	55.95%
2009	122,418,550	29,281,120	31.44%	151.16%	478,978,305	80,447,115	20.19%	101.04%	91,901,110	31,261,660	51.55%	136.34%
2010	128,767,240	6,348,690	5.19%	164.19%	490,964,135	11,985,830	2.50%	106.07%	91,333,325	-567,785	-0.62%	134.88%
2011	149,794,110	21,026,870	16.33%	207.33%	553,505,170	62,541,035	12.74%	132.32%	90,999,050	-334,275	-0.37%	134.02%
2012	154,004,830	4,210,720	2.81%	215.97%	564,603,305	11,098,135	2.01%	136.97%	100,020,540	9,021,490	9.91%	157.22%

Rate Ann.%chg: Irrigated **12.19%** Dryland **9.01%** Grassland **9.91%**

Tax Year	Waste Land <sup>(1)</sup>				Other Agland <sup>(1)</sup>				Total Agricultural			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
2002					468,360	--	--	--	326,348,875	--	--	--
2003	498,535	--	--	--	0	-468,360	-100.00%	-100.00%	357,053,960	30,705,085	9.41%	9.41%
2004	483,710	-14,825	-2.97%	-2.97%	0	0	-100.00%	-100.00%	404,453,620	47,399,660	13.28%	23.93%
2005	484,995	1,285	0.27%	-2.72%	0	0	-100.00%	-100.00%	420,450,270	15,996,650	3.96%	28.83%
2006	489,615	4,620	0.95%	-1.79%	0	0	-100.00%	-100.00%	475,912,575	55,462,305	13.19%	45.83%
2007	508,955	19,340	3.95%	2.09%	0	0	-100.00%	-100.00%	500,092,430	24,179,855	5.08%	53.24%
2008	506,955	-2,000	-0.39%	1.69%	0	0	-100.00%	-100.00%	552,815,025	52,722,595	10.54%	69.39%
2009	968,640	461,685	91.07%	94.30%	0	0	-100.00%	-100.00%	694,266,605	141,451,580	25.59%	112.74%
2010	871,145	-97,495	-10.07%	74.74%	0	0	-100.00%	-100.00%	711,935,845	17,669,240	2.55%	118.15%
2011	1,031,095	159,950	18.36%	106.82%	0	0	-100.00%	-100.00%	795,329,425	83,393,580	11.71%	143.71%
2012	1,084,470	53,375	5.18%	117.53%	0	0	-100.00%	-100.00%	819,713,145	24,383,720	3.07%	151.18%

Cnty# **34**  
County **GAGE**

FL area **8**

Rate Ann.%chg: Total Agric Land **9.65%**

(1) Prior to 2003, waste land data was reported with other agland due to CTL reporting form structure. Beginning 2003 waste land isolated from other agland.

**AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 2002-2012 (from Abstracts)<sup>(1)</sup>**

Tax Year	IRRIGATED LAND				DRYLAND				GRASSLAND						
	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre
2002	48,771,530	46,426	1,051			238,576,210	339,373	703			38,522,815	110,491	349		
2003	50,452,300	46,841	1,077	2.47%	2.47%	263,293,390	339,338	776	10.38%	10.38%	43,368,430	112,631	385	10.32%	10.32%
2004	50,244,805	46,818	1,073	-0.35%	2.11%	305,302,835	338,982	901	16.06%	28.11%	48,474,985	112,441	431	11.98%	23.53%
2005	63,382,645	47,246	1,342	25.01%	27.65%	307,242,825	337,903	909	0.96%	29.34%	48,763,745	111,608	437	1.35%	25.19%
2006	80,852,415	50,079	1,614	20.34%	53.61%	345,989,590	334,699	1,034	13.69%	47.05%	49,679,980	111,054	447	2.39%	28.18%
2007	83,948,315	50,100	1,676	3.79%	59.43%	364,610,510	334,438	1,090	5.46%	55.08%	51,906,585	111,254	467	4.29%	33.68%
2008	93,088,535	50,719	1,835	9.54%	74.63%	400,348,240	333,880	1,199	9.99%	70.57%	61,082,605	111,142	550	17.80%	57.48%
2009	122,666,090	53,657	2,286	24.56%	117.52%	487,920,985	333,929	1,461	21.86%	107.85%	83,514,830	109,562	762	38.70%	118.41%
2010	127,784,945	54,844	2,330	1.92%	121.69%	494,550,205	330,965	1,494	2.27%	112.56%	89,179,015	112,260	794	4.22%	127.62%
2011	147,953,730	58,031	2,550	9.42%	142.58%	555,545,175	325,583	1,706	14.19%	142.72%	90,484,265	112,663	803	1.10%	130.13%
2012	153,707,350	59,190	2,597	1.86%	147.08%	564,910,180	323,838	1,744	2.23%	148.14%	100,037,240	112,602	888	10.62%	154.56%

Rate Annual %chg Average Value/Acre: 9.47%

9.51%

9.79%

Tax Year	WASTE LAND <sup>(2)</sup>				OTHER AGLAND <sup>(2)</sup>				TOTAL AGRICULTURAL LAND <sup>(1)</sup>						
	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre
2002						374,950	8,735	43			326,245,505	505,025	646		
2003						498,245	11,070	45	4.65%		357,612,365	509,881	701	8.51%	8.51%
2004	480,785	11,070	43	n/a	n/a	0	1	0	n/a	n/a	404,503,410	509,312	794	13.30%	22.94%
2005	480,795	11,075	43	-0.04%	n/a	0	0	0		n/a	419,870,010	507,831	827	4.10%	27.99%
2006	485,145	11,173	43	0.02%	n/a	0	0	0		n/a	477,007,130	507,004	941	13.79%	45.64%
2007	507,530	11,277	45	3.65%	n/a	0	0	0		n/a	500,972,940	507,069	988	5.01%	52.94%
2008	507,135	11,268	45	0.00%	n/a	0	0	0		n/a	555,026,515	507,009	1,095	10.80%	69.46%
2009	961,140	9,696	99	120.26%	n/a	0	0	0		n/a	695,063,045	506,843	1,371	25.27%	112.28%
2010	840,100	8,401	100	0.88%	n/a	10,000	1	10,000		n/a	712,364,265	506,470	1,407	2.56%	117.73%
2011	1,018,495	10,184	100	0.00%	n/a	0	0	0		n/a	795,001,665	506,461	1,570	11.60%	142.99%
2012	1,078,605	10,785	100	0.00%	n/a	0	0	0		n/a	819,733,375	506,415	1,619	3.12%	150.57%

**34**  
**GAGE**

FL area 8

Rate Annual %chg Average Value/Acre: 9.62%

(1) Valuations on Abstracts vs CTL will vary due to different reporting dates. (2) Prior to 2003, waste land data was reported with other agland; Beginning 2003 waste land isolated from other agland  
Source: 2002 - 2012 Abstracts Agland Assessment Level 1998 to 2006 = 80%; 2007 & forward = 75% NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2013

2012 County and Municipal Valuations by Property Type

Pop.	County:	Personal Prop	StateAsd PP	StateAsdReal	Residential	Commercial	Industrial	Recreation	Agland	Agdwell&HS	AgImprv&FS	Minerals	Total Value
22,311	<b>GAGE</b>	108,701,916	99,838,735	28,653,435	687,412,340	147,447,255	33,326,520	724,255	819,713,145	123,177,080	37,258,500	0	2,086,253,181
cnty.sector.value	% of total value:	5.21%	4.79%	1.37%	32.95%	7.07%	1.60%	0.03%	39.29%	5.90%	1.79%		100.00%
Pop.	Municipality:	Personal Prop	StateAsd PP	StateAsd Real	Residential	Commercial	Industrial	Recreation	Agland	Agdwell&HS	AgImprv&FS	Minerals	Total Value
573	<b>ADAMS</b>	6,807,022	447,255	1,447,030	21,659,165	4,735,605	173,315	0	0	0	0	0	35,269,392
2.57%	%sector of county sector	6.26%	0.45%	5.05%	3.15%	3.21%	0.52%						1.69%
	%sector of municipality	19.30%	1.27%	4.10%	61.41%	13.43%	0.49%						100.00%
116	<b>BARNESTON</b>	1,727	45,715	7,200	1,597,525	1,043,265	0	0	0	0	0	0	2,695,432
0.52%	%sector of county sector	0.00%	0.05%	0.03%	0.23%	0.71%							0.13%
	%sector of municipality	0.06%	1.70%	0.27%	59.27%	38.70%							100.00%
12,459	<b>BEATRICE</b>	12,659,377	3,583,645	1,336,040	408,542,670	109,827,430	8,068,355	0	53,640	60,525	11,865	0	544,143,547
55.84%	%sector of county sector	11.65%	3.59%	4.66%	59.43%	74.49%	24.21%		0.01%	0.05%	0.03%		26.08%
	%sector of municipality	2.33%	0.66%	0.25%	75.08%	20.18%	1.48%		0.01%	0.01%	0.00%		100.00%
331	<b>BLUE SPRINGS</b>	143,109	128,095	13,065	4,810,560	1,096,930	0	3,685	4,850	0	0	0	6,200,294
1.48%	%sector of county sector	0.13%	0.13%	0.05%	0.70%	0.74%		0.51%	0.00%				0.30%
	%sector of municipality	2.31%	2.07%	0.21%	77.59%	17.69%		0.06%	0.08%				100.00%
231	<b>CLATONIA</b>	150,242	81,835	9,070	7,800,405	558,845	0	0	0	0	0	0	8,600,397
1.04%	%sector of county sector	0.14%	0.08%	0.03%	1.13%	0.38%							0.41%
	%sector of municipality	1.75%	0.95%	0.11%	90.70%	6.50%							100.00%
482	<b>CORTLAND</b>	473,610	143,565	17,400	22,396,545	2,805,190	0	0	0	0	0	0	25,836,310
2.16%	%sector of county sector	0.44%	0.14%	0.06%	3.26%	1.90%							1.24%
	%sector of municipality	1.83%	0.56%	0.07%	86.69%	10.86%							100.00%
132	<b>FILLEY</b>	55,664	55,275	8,705	4,057,900	524,750	0	0	0	0	0	0	4,702,294
0.59%	%sector of county sector	0.05%	0.06%	0.03%	0.59%	0.36%							0.23%
	%sector of municipality	1.18%	1.18%	0.19%	86.30%	11.16%							100.00%
76	<b>LIBERTY</b>	5,379	43,145	6,795	857,900	114,385	0	0	0	0	0	0	1,027,604
0.34%	%sector of county sector	0.00%	0.04%	0.02%	0.12%	0.08%							0.05%
	%sector of municipality	0.52%	4.20%	0.66%	83.49%	11.13%							100.00%
307	<b>ODELL</b>	147,418	561,925	12,080	6,399,070	1,975,145	0	0	0	0	0	0	9,095,638
1.38%	%sector of county sector	0.14%	0.56%	0.04%	0.93%	1.34%							0.44%
	%sector of municipality	1.62%	6.18%	0.13%	70.35%	21.72%							100.00%
199	<b>PICKRELL</b>	88,147	45,745	7,205	7,894,705	1,295,370	0	0	0	0	0	0	9,331,172
0.89%	%sector of county sector	0.08%	0.05%	0.03%	1.15%	0.88%							0.45%
	%sector of municipality	0.94%	0.49%	0.08%	84.61%	13.88%							100.00%
60	<b>VIRGINIA</b>	46,329	45,580	725	887,055	462,830	0	0	0	0	0	0	1,442,519
0.27%	%sector of county sector	0.04%	0.05%	0.00%	0.13%	0.31%							0.07%
	%sector of municipality	3.21%	3.16%	0.05%	61.49%	32.08%							100.00%
1457	<b>WYMORE</b>	1,015,727	714,625	248,400	22,811,580	2,941,405	0	0	36,325	0	0	0	27,768,062
6.53%	%sector of county sector	0.93%	0.72%	0.87%	3.32%	1.99%			0.00%				1.33%
	%sector of municipality	3.66%	2.57%	0.89%	82.15%	10.59%			0.13%				100.00%
16,423	<b>Total Municipalities</b>	21,593,751	5,896,405	3,113,715	509,715,080	127,381,150	8,241,670	3,685	94,815	60,525	11,865	0	676,112,661
73.61%	%all municip.sect of cnty	19.87%	5.91%	10.87%	74.15%	86.39%	24.73%	0.51%	0.01%	0.05%	0.03%		32.41%

Sources: 2012 Certificate of Taxes Levied CTL, 2010 US Census; Dec2012 Municipality Pop. per Research Division Dept. of Revenue Property Assessment Division Prepared as of 03/01/2013

Cnty#	County
34	GAGE

FL area	8
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