

BOX BUTTE COUNTY
2025 Real Estate Breakdown Report

Parcel ID 070077754			Legal		Card File / Perm 070077754		
Owner PARKISON/WILLIAM G & DIXIE K 6991 OTOE RD ALLIANCE, NE 69301			PT NW1/4 32-25-49 62.64 ACRES S-T-R: 32-25-49 Acres: 62.640		Situs 6991 OTOE ALLIANCE, NE 69301		
County Area	2	MARKET AREA 2 AGLAND	Class Code	01-01-05-03-00-09	Value	Previous	Current
Neighborhood	400	RURAL RESIDENTIAL	State GEO	1367-32-0-00000-000-0003	Buildings	136,410	150,248
Location / Group	4	RURAL RES2	Cadastral	0000-0000-	Improvement	3,220	7,860
Valuation / Group	82	RURAL RES 2	Book / Page	/	Land / Lots	51,000	119,011
District	95	52A 8-6	Sale Date				
School	07-0006		Sale Amount	0	Total	190,630	277,119

Date Added	Notes
02/13/2025	2025 change to rural residential
08/01/2024	Per 2025 rural review, corrected size of WOD, was 10x15 but it is actually 12x20, picked up 2-LOAF's
04/17/2020	Per 2020 Rural reveiw, returned survey and pictometry- Chg Bathroom count from 1 to 2 and Bsmt from Min to Rec finish. NOTE: Re roofed in 2012. Attach site plans and survey
03/14/2016	COMBINED 070047812 WITH 070077754 ON 03/24/2009~
03/14/2016	NO CHANGE PER B OF E 2001
11/09/2015	UPDATE SITE PLAN PER RURAL REVIEW 2016.

Tax Year	Growth Type	Description			Amount	Permit No.	Type	Description		Date Open	Date Closed	Amount	
2025	01 Single Family	LOAFS			5,710	0002	00 N/A	CORRECTED LAND USE			02/24/2011	0	
						0001	00 N/A	ASSESSMENT UPDATE			02/10/2009	0	
Soil	Use	LCG/LVG	Soil Description	LVG Description	Spot	Code	Acres	Value/Acre	Assessed	Sub	Market/Acre	Market	Sub
5616	GRAS4	2G4	CRAFT VERY FINE SANDY LOAM- OCCASIONALLY FLOODED	MARKET GRASS	N		41.750	635	26,511	0			
901	901	901	RMHST 2-5 REMAINING	RES 2-5 ACRES	N		4.000	5,000	20,000	0			
903	903	903	RMHST 6-10 REMAINING	RES 6-10 ACRES	N		5.000	2,500	12,500	0			
905	905	905	RMHST 11-20 REMAIN	RES 11-20 ACRES	N		10.000	1,000	10,000	0			
900	900	900	HMST1-1ST ACRE	RURAL RES HOME	N		1.000	50,000	50,000	0			
ROAD	ROAD	1500	ROADS	ROAD	N		0.890	0	0	0			
Land Total							62.640		119,011				

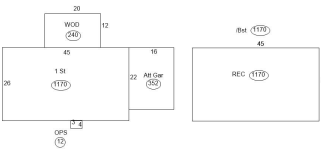
Sale Date	Book	Page	Extend	Ownership History						Amount
10/20/2006	95	481		BURKE/KIM L						166,500
Year	Statement	District	Building	Other	Land	Total	Exempt	Taxable	Total Tax	Penalty Tax
2024	5496	95	136,410	3,220	51,000	190,630	0	190,630	1,880.94	0
2023	5491	95	136,410	3,220	44,000	183,630	0	183,630	2,650.90	0
2022	5503	95	117,595	3,220	44,000	164,815	0	164,815	2,506.92	0
2021	5446	95	117,595	3,220	44,000	164,815	0	164,815	2,522.82	0
2020	5472	95	119,595	1,542	44,000	165,137	0	165,137	2,556.58	0

Parcel ID070077754OwnerPARKISON/WILLIAM G & DIXIE KLegalPT NW1/4 32-25-4962.64 ACRES

Primary Image

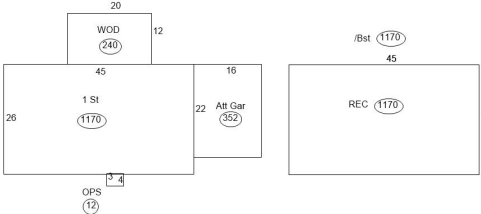


Sketch



Site Plan



Parcel ID070077754(6099) Cadastral ID0000-0000- PAD Class Code01-01-05-03-00-09 State GEO1367-32-0-00000-000-0003 Owner PARKISON/WILLIAM G & DIXIE K 6991 OTOE RD ALLIANCE, NE 69301 Situs 6991 OTOE ALLIANCE NE 69301 Neighborhood400 - RURAL RESIDENTIAL District95 - 52A 8-6 Legal PT NW1/4 32-25-49 62.64 ACRES	Primary Image 	Sketch Image 
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Property Valuation		Residential Information		Marshall & Swift Cost Approach		(06/2024)
Buildings	150,248	Type	Single-family Residence	Year/Effective Age	1985/20	
Improvement	7,860	Quality	2.00 - Fair	Base Cost	88.53	
Land/Lot	119,011	Condition	3.00 - Average	Roofing Adj	3.01	
Total	277,119	Base/Total	1,170 / 1,170	Subfloor Adj	10.63	
		Style	100 % - One Story	Heat/Cool Adj	4.22	
		Exterior Wall	100 % - Frame, Plywood or Hardboard	Plumbing Adj	12.58	
		Heating/Cooling	100 % - Electric Baseboard	Basement Adj	33.46	
		Roof Cover	Composition Shingle	Adjusted Cost	152.430	
		Area of Slab	0	RCN (152.430 x 1,170)	178,343	
		Area of Crawl	0	Total Misc Impr	8,450	
		Fixture/Roughin	10 / 0	Garage Cost	11,947	
		Bed/Bathroom	4 / 2.0	Total RCN	198,740	
		Basement Area	1,170 1,170 Min	Depr (Phys 16.00%, Func 0.00%)	31,798	
				Depr Misc Impr	0	
				Total before Econ	166,942	
				Econ Depr 10.00%	16,694	
				RCNLD	150,248	
				Adj. RCNLD	150,248	
				Cost per Sq Ft	128.42	

Code	Description	Quality	Year	Dimensions	Units	Cost	PD, FD	RCNLD
701	Attached Garage	0.00	0		352 sqft	33.94	0.00%, 0.00%	11,947
Approximate value after 16.00% physical, 0.00% functional and 10.00% economic depreciation is 9,032								

					Total Garages Value			11,947
Code	Description	Cost Source	Size	Year In	Units	Unit Cost	Depreciation	Value
WOD	Wood Deck	MS Residential	240	0	240	18.00	0.00%	4,320
S1FP	Single 1-Story Fireplace	MS Residential	1	0	1	4129.89	0.00%	4,130
Total Miscellaneous Improvements Value								8,450

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Cadastral ID	0000-0000-	
PAD Class Code	01-01-05-03-00-09	
State GEO	1367-32-0-00000-000-0003	
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Seq	Description	Class	Qual	Cond	Year	Eff Age	Dimensions	Floor	Roofing	Total Units	Valuation Summary	
1	FUBL - Farm Utility Building Building Components	D	1.00	2.00	1985	44	50 x 24 x 8	Dirt	Metal	1,200	Unit Cost (8.96 x 1,200)	10,752
											Components Total	0
											Replacement Cost	10,752
											Depr (Phys 80.00%, Func 0.00%)	8,602
											RCNLD	2,150
2	LOAF - Loafing Shed Building Components	D	2.00	3.00	2023	2	30 x 12 x 6	Dirt	Metal	360	Unit Cost (8.81 x 360)	3,172
											Components Total	0
											Replacement Cost	3,172
											Depr (Phys 10.00%, Func 0.00%)	317
											RCNLD	2,855
3	LOAF - Loafing Shed Building Components	D	2.00	3.00	2023	2	30 x 12 x 6	Dirt	Metal	360	Unit Cost (8.81 x 360)	3,172
											Components Total	0
											Replacement Cost	3,172
											Depr (Phys 10.00%, Func 0.00%)	317
											RCNLD	2,855
											Outbuildings Total	7,860