

BOX BUTTE COUNTY
2025 Real Estate Breakdown Report

Parcel ID 070251916			Legal		Card File / Perm 070251916		
Owner			PT SE1/4NE1/4 13-25-48		Situs		
SCHOENEMAN/SCOTT E & CINDY L			10.31 ACRES		2140 #1 CR 59		
2140 #1 CR 59			S-T-R: 13-25-48 Acres: 10.310		ALLIANCE, NE 69301		
ALLIANCE, NE 69301							
County Area	2	MARKET AREA 2 AGLAND	Class Code	01-01-05-03-00-07	Value	Previous	Current
Neighborhood	400	RURAL RESIDENTIAL	State GEO	1365-13-0-00000-000-0002	Buildings	250,570	275,813
Location / Group	4	RURAL RES2	Cadastral	0000-0000-	Improvement	0	0
Valuation / Group	82	RURAL RES 2	Book / Page	/	Land / Lots	35,310	82,810
District	95	52A 8-6	Sale Date		Total	285,880	358,623
School	07-0006		Sale Amount	0			

Date Added	Notes
06/24/2024	2025 rural review. new deck measure 12x18
04/30/2020	Per 2020 rural review, changed bath count from 2 to 3, changed fixtures from 10 to 15, correct finish sq ftg in basement per returned survey. Updated site plan.
03/14/2016	SPLIT FROM PARCEL # 070053251 ON 05/12/2004
12/23/2015	PER 2016 RURAL REVIEW, PUT BASEMENT TO FULL FINISH, PICKED UP A WOD ON BACK OF HOUSE. UPDATED SKETCH, ATTACHED SITE PLAN. NO QUESTIONNAIRE.

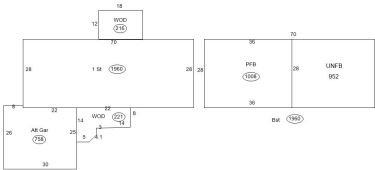
Permit No.	Type	Description	Date Open	Date Closed	Amount
1	05 Re-Check	MEASURE BST (SEE POP UP IN CAMA)	04/30/2020	12/09/2020	0

Soil	Use	LCG/LVG	Soil Description	LVG Description	Spot	Code	Acres	Value/Acre	Assessed	Sub	Market/Acre	Market	Sub
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		0.310	1,000	310	0			
900	900	900	HMST1-1ST ACRE	RURAL RES HOME	N		1.000	50,000	50,000	0			
Land Total							10.310		82,810				

Sale Date	Book	Page	Extend	Ownership History	Amount
04/12/2004	93	151		SCHOENEMAN/GENE J &-MARILYN M	0

Year	Statement	District	Building	Other	Land	Total	Exempt	Taxable	Total Tax	Penalty Tax
2024	6530	95	250,570	0	35,310	285,880	0	285,880	2,817.72	0
2023	6506	95	250,570	0	28,310	278,880	0	278,880	4,032.74	0
2022	6497	95	216,010	0	28,310	244,320	0	244,320	3,722.58	0
2021	6437	95	216,010	0	28,310	244,320	0	244,320	3,746.20	0
2020	6468	95	249,688	0	28,310	277,998	0	277,998	4,310.72	0

Primary Image	Sketch	Site Plan
---------------	--------	-----------



Parcel ID070251916

Cadastral ID0000-0000-

PAD Class Code01-01-05-03-00-07

State GEO1365-13-0-00000-000-0002

Owner

SCHOENEMAN/SCOTT E & CINDY L

2140 #1 CR 59

ALLIANCE, NE 69301

Situs

2140 #1 CR 59 ALLIANCE NE 69301

Neighborhood400 - RURAL RESIDENTIAL

District95 - 52A 8-6

Legal

PT SE1/4NE1/4 13-25-48

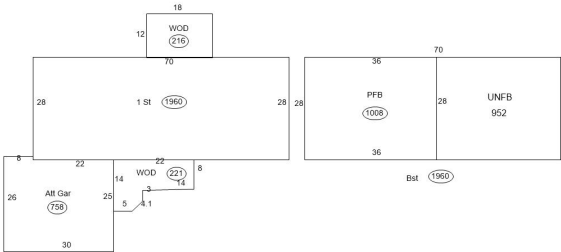
10.31 ACRES

(7001)

Primary Image



Sketch Image



Property Valuation		Residential Information		Marshall & Swift Cost Approach		(06/2024)
Buildings	275,813	Type	Single-family Residence	Year/Effective Age	2003/10	
Improvement	0	Quality	2.00 - Fair	Base Cost	82.27	
Land/Lot	82,810	Condition	3.00 - Average	Roofing Adj	3.01	
Total	358,623	Base/Total	1,960 / 1,960	Subfloor Adj	10.63	
		Style	100 % - One Story	Heat/Cool Adj	7.52	
		Exterior Wall	100 % - Frame, Plywood or Hardboard	Plumbing Adj	11.26	
		Heating/Cooling	100 % - Warmed & Cooled Air	Basement Adj	38.05	
		Roof Cover	Composition Shingle	Adjusted Cost	152.740	
		Area of Slab	0	RCN (152.740 x 1,960)	299,370	
		Area of Crawl	0	Total Misc Impr	8,363	
		Fixture/Roughin	15 / 0	Garage Cost	21,793	
		Bed/Bathroom	3 / 3.0	Total RCN	329,526	
		Basement Area	1,960 1,008 Part	Depr (Phys 7.00%, Func 0.00%)	23,067	
				Depr Misc Impr	0	
				Total before Econ	306,459	
				Econ Depr 10.00%	30,646	
				RCNLD	275,813	
				Adj. RCNLD	275,813	
				Cost per Sq Ft	140.72	

Code	Description	Quality	Year	Dimensions	Units	Cost PD, FD		RCNLD
701	Attached Garage	0.00	0		758 sqft	28.75	0.00%, 0.00%	21,793
Approximate value after 7.00% physical, 0.00% functional and 10.00% economic depreciation is 18,241								
Total Garages Value								21,793
Code	Description	Cost Source	Size	Year In	Units	Unit Cost	Depreciation	Value
WOD	Wood Deck	MS Residential	221	0	221	19.01	0.00%	4,201
WOD	Wood Deck	MS Residential	216	0	216	19.27	0.00%	4,162
Total Miscellaneous Improvements Value								8,363

Date Added	Notes
06/24/2024	2025 rural review. new deck measure 12x18
04/30/2020	Per 2020 rural review, changed bath count from 2 to 3, changed fixtures from 10 to 15, correct finish sq ftg in basement per returned survey. Updated site plan.
03/14/2016	SPLIT FROM PARCEL # 070053251 ON 05/12/2004
12/23/2015	PER 2016 RURAL REVIEW, PUT BASEMENT TO FULL FINISH, PICKED UP A WOD ON BACK OF HOUSE. UPDATED SKETCH, ATTACHED SITE PLAN. NO QUESTIONNAIRE.