

RESIDENTIAL IMPROVED

Type : Qualified

Number of Sales :	88	Median :	92	COV :	31.96	95% Median C.I. :	86.40 to 99.82
Total Sales Price :	12,331,866	Wgt. Mean :	91	STD :	30.65	95% Wgt. Mean C.I. :	85.45 to 95.82
Total Adj. Sales Price :	12,658,866	Mean :	96	Avg.Abs.Dev :	21.37	95% Mean C.I. :	89.50 to 102.30
Total Assessed Value :	11,472,895						
Avg. Adj. Sales Price :	143,851	COD :	23.14	MAX Sales Ratio :	249.50		
Avg. Assessed Value :	130,374	PRD :	105.81	MIN Sales Ratio :	41.82		

What IF

DATE OF SALE *

RANGE	COUNT	MEDIAN	MEAN	WGT.MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg.Adj.SalePrice	Avg.AssdValue
Qrtrs											
10/01/2022 To 12/31/2022	8	79.40	92.51	91.90	25.77	100.66	61.86	146.63	61.86 to 146.63	129,289	118,817
01/01/2023 To 03/31/2023	5	118.83	115.22	117.83	14.26	97.78	91.09	145.05	N/A	148,100	174,509
04/01/2023 To 06/30/2023	11	97.60	89.05	88.59	16.65	100.52	61.06	109.74	61.79 to 108.70	143,364	127,000
07/01/2023 To 09/30/2023	11	80.48	92.44	83.58	32.34	110.60	43.29	167.53	65.32 to 140.09	130,818	109,336
10/01/2023 To 12/31/2023	10	90.36	92.91	91.62	12.54	101.41	72.33	121.37	78.28 to 104.89	155,200	142,200
01/01/2024 To 03/31/2024	9	121.26	136.93	111.96	29.27	122.30	79.16	249.50	86.99 to 187.91	95,950	107,423
04/01/2024 To 06/30/2024	22	87.59	85.94	84.27	20.13	101.98	41.82	128.37	67.87 to 102.12	161,523	136,115
07/01/2024 To 09/30/2024	12	90.30	89.58	87.77	12.85	102.06	55.37	119.49	80.94 to 99.82	158,250	138,898
Study Yrs											
10/01/2022 To 09/30/2023	35	95.14	94.64	92.32	23.63	102.51	43.29	167.53	76.95 to 105.59	136,880	126,365
10/01/2023 To 09/30/2024	53	91.39	96.73	89.60	22.49	107.96	41.82	249.50	83.37 to 100.34	148,454	133,021
Calendar Yrs											
01/01/2023 To 12/31/2023	37	95.14	94.64	92.20	20.32	102.65	43.29	167.53	82.35 to 102.53	143,473	132,276

VALUATION GROUP

RANGE	COUNT	MEDIAN	MEAN	WGT.MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg.Adj.SalePrice	Avg.AssdValue
1	88	92.37	95.90	90.63	23.14	105.81	41.82	249.50	86.40 to 99.82	143,851	130,374

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What IF

SALE PRICE *[illegible]

RESIDENTIAL IMPROVED - ADJUSTED

SUMMARY OF ADJUSTED PARAMETERS FOR CALCULATION FROM USER FILE

Strata Heading	Strata	Change Value	Change Type	Percent Change
VALUATION GROUP	1	Total	Increase	0%

What IF

From: [Scott, Sarah](#)
To: [Hotz, Rob](#); [Williams, Debra](#)
Cc: [Keetle, Steve](#); [Kuhn, Jim](#); [Russell, Jacqueline](#); [Holzhauser, Jared](#); assessor@furnascounty.ne.gov
Subject: RE: Furnas Residential
Date: Monday, April 14, 2025 11:46:34 AM
Attachments: [33 Furnas substat res VG 1.pdf](#)
[33 Furnas substat res VG 5.pdf](#)

Commissioner Hotz,

The requested substats are attached.

Thank you,

Sarah Scott

Property Tax Administrator

Nebraska Department of Revenue

200 S Silber
North Platte, NE 69101

OFFICE 402-471-5962

sarah.scott@nebraska.gov

revenue.nebraska.gov

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From: Hotz, Rob <rob.hotz@nebraska.gov>

Sent: Monday, April 14, 2025 10:58 AM

To: Scott, Sarah <sarah.scott@nebraska.gov>; Williams, Debra <Debra.Williams@nebraska.gov>

Cc: Keetle, Steve <Steve.Keetle@nebraska.gov>; Kuhn, Jim <jim.kuhn@nebraska.gov>; Russell, Jacqueline <Jacqueline.Russell@nebraska.gov>; Holzhauser, Jared <Jared.Holzhauser@nebraska.gov>; assessor@furnascounty.ne.gov

Subject: Furnas Residential

Ms. Scott,

Please provide substats for Furnas Residential Valuation Groupings 1 and 5.

Thank you.

Robert W. Hotz, Chairman

Nebraska Tax Equalization & Review Commission

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