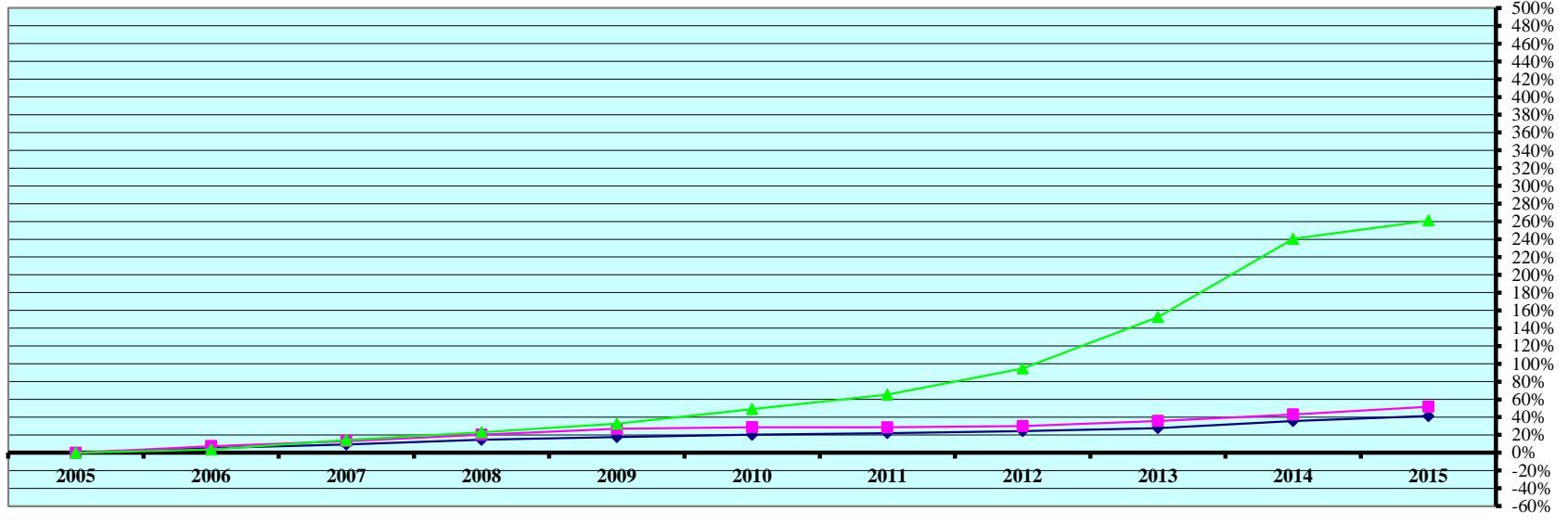


REAL PROPERTY VALUATIONS - Cumulative %Change 2005-2015



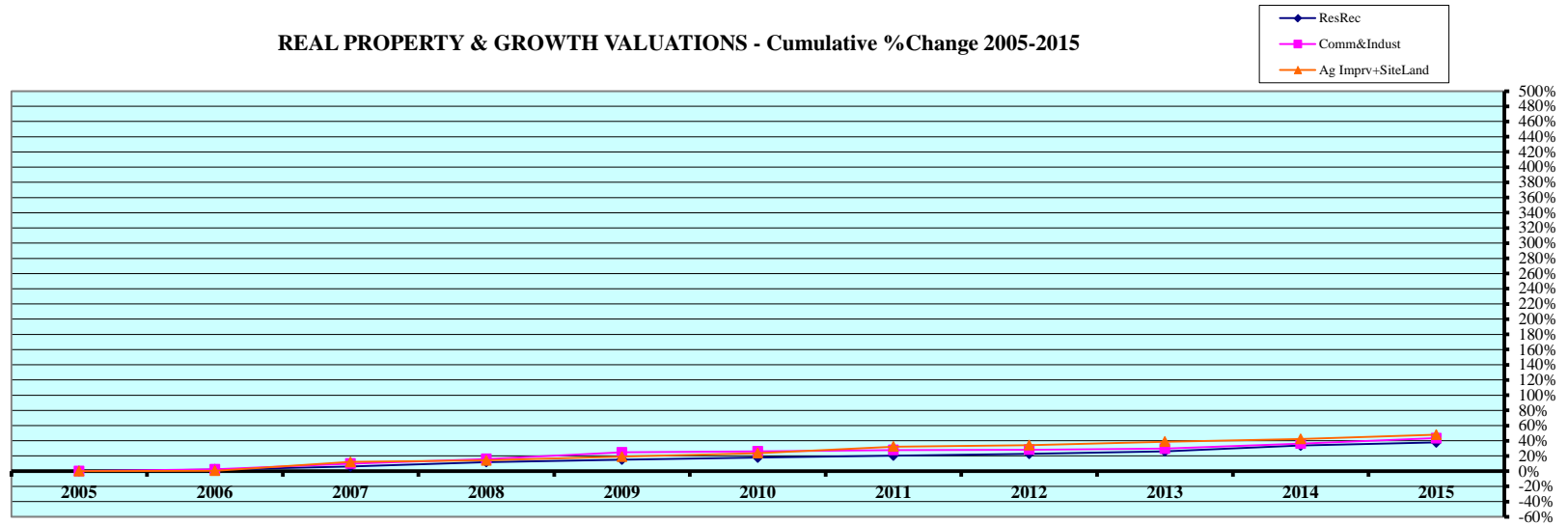
Tax Year	Residential & Recreational ⁽¹⁾				Commercial & Industrial ⁽¹⁾				Total Agricultural Land ⁽¹⁾			
	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg
2005	551,847,066	--	--	--	102,444,575	--	--	--	426,981,213	--	--	--
2006	580,537,492	28,690,426	5.20%	5.20%	110,037,786	7,593,211	7.41%	7.41%	442,418,488	15,437,275	3.62%	3.62%
2007	602,271,384	21,733,892	3.74%	9.14%	115,839,974	5,802,188	5.27%	13.08%	487,653,306	45,234,818	10.22%	14.21%
2008	631,934,147	29,662,763	4.93%	14.51%	123,357,081	7,517,107	6.49%	20.41%	524,645,528	36,992,222	7.59%	22.87%
2009	649,654,412	17,720,265	2.80%	17.72%	129,910,481	6,553,400	5.31%	26.81%	565,651,893	41,006,365	7.82%	32.48%
2010	662,971,648	13,317,236	2.05%	20.14%	131,901,754	1,991,273	1.53%	28.75%	635,721,874	70,069,981	12.39%	48.89%
2011	673,622,141	10,650,493	1.61%	22.07%	131,659,547	-242,207	-0.18%	28.52%	705,307,771	69,585,897	10.95%	65.18%
2012	686,263,563	12,641,422	1.88%	24.36%	133,202,775	1,543,228	1.17%	30.02%	831,332,061	126,024,290	17.87%	94.70%
2013	704,488,581	18,225,018	2.66%	27.66%	139,094,220	5,891,445	4.42%	35.78%	1,077,341,637	246,009,576	29.59%	152.32%
2014	748,608,427	44,119,846	6.26%	35.66%	146,514,090	7,419,870	5.33%	43.02%	1,453,407,503	376,065,866	34.91%	240.39%
2015	779,057,649	30,449,222	4.07%	41.17%	155,523,843	9,009,753	6.15%	51.81%	1,541,466,791	88,059,288	6.06%	261.02%

Rate Annual %chg: Residential & Recreational 3.51% Commercial & Industrial 4.26% Agricultural Land 13.70%

Cnty# 80
 County SEWARD

(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.

REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 2005-2015



Tax Year	Residential & Recreational ⁽¹⁾						Commercial & Industrial ⁽¹⁾						
	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	
2005	551,847,066	17,517,268	3.17%	534,329,798	--	--	102,444,575	4,110,479	4.01%	98,334,096	--	--	
2006	580,537,492	16,382,125	2.82%	564,155,367	2.23%	2.23%	110,037,786	5,202,069	4.73%	104,835,717	2.33%	2.33%	
2007	602,271,384	16,048,119	2.66%	586,223,265	0.98%	6.23%	115,839,974	3,271,262	2.82%	112,568,712	2.30%	9.88%	
2008	631,934,147	14,527,741	2.30%	617,406,406	2.51%	11.88%	123,357,081	4,472,435	3.63%	118,884,646	2.63%	16.05%	
2009	649,654,412	13,568,824	2.09%	636,085,588	0.66%	15.26%	129,910,481	2,183,073	1.68%	127,727,408	3.54%	24.68%	
2010	662,971,648	12,201,778	1.84%	650,769,870	0.17%	17.93%	131,901,754	2,878,892	2.18%	129,022,862	-0.68%	25.94%	
2011	673,622,141	9,569,939	1.42%	664,052,202	0.16%	20.33%	131,659,547	889,030	0.68%	130,770,517	-0.86%	27.65%	
2012	686,263,563	9,236,809	1.35%	677,026,754	0.51%	22.68%	133,202,775	1,792,470	1.35%	131,410,305	-0.19%	28.27%	
2013	704,488,581	8,303,841	1.18%	696,184,740	1.45%	26.16%	139,094,220	6,266,033	4.50%	132,828,187	-0.28%	29.66%	
2014	748,608,427	10,356,414	1.38%	738,252,013	4.79%	33.78%	146,514,090	6,934,631	4.73%	139,579,459	0.35%	36.25%	
2015	779,057,649	18,921,328	2.43%	760,136,321	1.54%	37.74%	155,523,843	8,608,935	5.54%	146,914,908	0.27%	43.41%	
Rate Ann%chg	3.51%			Resid & Rec. w/o growth			4.26%			C & I w/o growth			0.94%

Tax Year	Ag Improvements & Site Land ⁽¹⁾								
	Agric. Dwelling & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth	
2005	71,144,460	21,438,206	92,582,666	2,093,963	2.26%	90,488,703	--	--	
2006	73,535,125	22,425,384	95,960,509	2,926,114	3.05%	93,034,395	0.49%	0.49%	
2007	83,419,543	22,923,333	106,342,876	2,543,531	2.39%	103,799,345	8.17%	12.12%	
2008	84,877,387	23,385,274	108,262,661	2,610,661	2.41%	105,652,000	-0.65%	14.12%	
2009	87,853,651	25,609,528	113,463,179	3,172,166	2.80%	110,291,013	1.87%	19.13%	
2010	89,679,214	26,954,424	116,633,638	2,035,337	1.75%	114,598,301	1.00%	23.78%	
2011	90,098,373	34,990,281	125,088,654	2,571,074	2.06%	122,517,580	5.04%	32.33%	
2012	91,303,592	36,821,825	128,125,417	3,981,907	3.11%	124,143,510	-0.76%	34.09%	
2013	91,762,516	41,174,162	132,936,678	4,441,396	3.34%	128,495,282	0.29%	38.79%	
2014	93,579,153	42,072,488	135,651,641	3,704,229	2.73%	131,947,412	-0.74%	42.52%	
2015	96,128,522	44,967,038	141,095,560	4,188,172	2.97%	136,907,388	0.93%	47.88%	
Rate Ann%chg	3.06%		7.69%		4.30%		Ag Imprv+Site w/o growth		1.56%

(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.

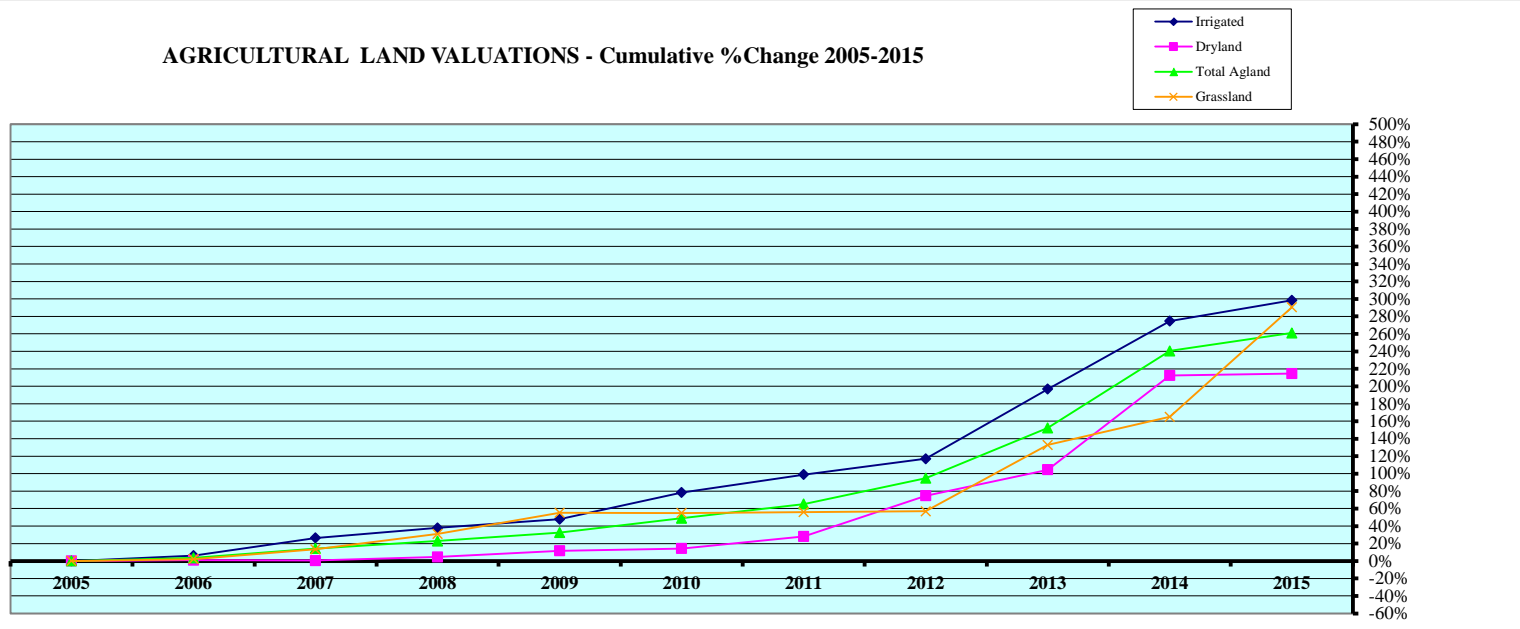
Sources:
Value; 2005 - 2015 CTL
Growth Value; 2005-2015 Abstract of Asmnt Rpt.

NE Dept. of Revenue, Property Assessment Division
Prepared as of 03/01/2016

Cnty# 80
County SEWARD

CHART 2

AGRICULTURAL LAND VALUATIONS - Cumulative % Change 2005-2015



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
2005	213,645,263	--	--	--	186,197,644	--	--	--	26,733,139	--	--	--
2006	226,790,114	13,144,851	6.15%	6.15%	187,891,401	1,693,757	0.91%	0.91%	27,337,358	604,219	2.26%	2.26%
2007	269,950,494	43,160,380	19.03%	26.35%	187,030,761	-860,640	-0.46%	0.45%	30,282,795	2,945,437	10.77%	13.28%
2008	294,511,920	24,561,426	9.10%	37.85%	194,653,054	7,622,293	4.08%	4.54%	34,988,984	4,706,189	15.54%	30.88%
2009	315,671,875	21,159,955	7.18%	47.76%	207,948,988	13,295,934	6.83%	11.68%	41,516,152	6,527,168	18.65%	55.30%
2010	381,048,675	65,376,800	20.71%	78.36%	212,760,417	4,811,429	2.31%	14.27%	41,409,865	-106,287	-0.26%	54.90%
2011	424,890,917	43,842,242	11.51%	98.88%	238,238,356	25,477,939	11.97%	27.95%	41,678,552	268,687	0.65%	55.91%
2012	463,627,057	38,736,140	9.12%	117.01%	325,267,118	87,028,762	36.53%	74.69%	41,938,514	259,962	0.62%	56.88%
2013	634,006,574	170,379,517	36.75%	196.76%	380,629,289	55,362,171	17.02%	104.42%	62,206,917	20,268,403	48.33%	132.70%
2014	800,303,353	166,296,779	26.23%	274.59%	581,750,244	201,120,955	52.84%	212.44%	70,846,010	8,639,093	13.89%	165.01%
2015	850,934,332	50,630,979	6.33%	298.29%	585,600,437	3,850,193	0.66%	214.50%	104,409,886	33,563,876	47.38%	290.56%

Rate Ann.%chg: Irrigated **14.82%** Dryland **12.14%** Grassland **14.60%**

Tax Year	Waste Land ⁽¹⁾				Other Agland ⁽¹⁾				Total Agricultural			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
2005	382,107	--	--	--	23,060	--	--	--	426,981,213	--	--	--
2006	376,838	-5,269	-1.38%	-1.38%	22,777	-283	-1.23%	-1.23%	442,418,488	15,437,275	3.62%	3.62%
2007	366,429	-10,409	-2.76%	-4.10%	22,827	50	0.22%	-1.01%	487,653,306	45,234,818	10.22%	14.21%
2008	462,231	95,802	26.14%	20.97%	29,339	6,512	28.53%	27.23%	524,645,528	36,992,222	7.59%	22.87%
2009	483,506	21,275	4.60%	26.54%	31,372	2,033	6.93%	36.05%	565,651,893	41,006,365	7.82%	32.48%
2010	470,014	-13,492	-2.79%	23.01%	32,903	1,531	4.88%	42.68%	635,721,874	70,069,981	12.39%	48.89%
2011	466,978	-3,036	-0.65%	22.21%	32,968	65	0.20%	42.97%	705,307,771	69,585,897	10.95%	65.18%
2012	466,498	-480	-0.10%	22.09%	32,874	-94	-0.29%	42.56%	831,332,061	126,024,290	17.87%	94.70%
2013	466,600	102	0.02%	22.11%	32,257	-617	-1.88%	39.88%	1,077,341,637	246,009,576	29.59%	152.32%
2014	476,785	10,185	2.18%	24.78%	31,111	-1,146	-3.55%	34.91%	1,453,407,503	376,065,866	34.91%	240.39%
2015	489,183	12,398	2.60%	28.02%	32,953	1,842	5.92%	42.90%	1,541,466,791	88,059,288	6.06%	261.02%

Cnty# **80**
County **SEWARD**

Rate Ann.%chg: Total Agric Land **13.70%**

AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 2005-2015 (from County Abstract Reports)⁽¹⁾

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
2005	213,328,253	120,018	1,777			186,665,179	144,135	1,295			26,589,886	60,464	440		
2006	224,987,791	124,845	1,802	1.39%	1.39%	189,514,514	140,986	1,344	3.79%	3.79%	27,134,990	60,707	447	1.64%	1.64%
2007	269,641,546	129,347	2,085	15.68%	17.28%	188,956,342	134,687	1,403	4.37%	8.33%	29,045,519	62,530	465	3.92%	5.63%
2008	294,451,615	131,182	2,245	7.67%	26.28%	195,624,518	129,030	1,516	8.07%	17.07%	34,327,741	64,877	529	13.91%	20.32%
2009	316,239,607	132,468	2,387	6.36%	34.31%	208,549,600	126,744	1,645	8.53%	27.05%	38,925,070	60,418	644	21.76%	46.50%
2010	380,564,416	132,525	2,872	20.29%	61.56%	213,021,691	126,115	1,689	2.65%	30.43%	39,640,966	60,820	652	1.17%	48.21%
2011	424,758,694	132,947	3,195	11.26%	79.75%	238,269,694	124,104	1,920	13.66%	48.25%	39,862,845	59,339	672	3.07%	52.76%
2012	463,315,149	134,200	3,452	8.06%	94.23%	325,566,473	123,206	2,642	37.63%	104.04%	40,098,699	58,997	680	1.17%	54.55%
2013	633,401,254	135,683	4,668	35.22%	162.64%	380,680,669	122,049	3,119	18.04%	140.84%	60,389,706	58,564	1,031	51.71%	134.48%
2014	799,707,638	140,058	5,710	22.31%	221.24%	580,768,301	118,911	4,884	56.59%	277.13%	69,457,976	57,196	1,214	17.77%	176.14%
2015	848,854,590	142,254	5,967	4.51%	235.71%	588,720,673	117,614	5,006	2.49%	286.51%	105,015,643	61,297	1,713	41.08%	289.58%

Rate Annual %chg Average Value/Acre: 12.87%

14.48%

14.57%

Tax Year	WASTE LAND ⁽²⁾					OTHER AGLAND ⁽²⁾					TOTAL AGRICULTURAL LAND ⁽¹⁾				
	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
2005	383,379	5,421	71			23,060	329	70			426,989,757	330,367	1,292		
2006	380,356	5,375	71	0.06%	0.06%	22,573	328	69	-1.83%	-1.83%	442,040,224	332,241	1,330	2.94%	2.94%
2007	369,200	5,202	71	0.29%	0.35%	22,981	334	69	0.04%	-1.79%	488,035,588	332,100	1,470	10.45%	13.70%
2008	464,946	5,124	91	27.84%	28.29%	29,295	331	88	28.53%	26.23%	524,898,115	330,546	1,588	8.06%	22.86%
2009	474,888	4,749	100	10.22%	41.40%	1,924,852	5,683	339	283.23%	383.75%	566,114,017	330,062	1,715	8.01%	32.71%
2010	470,171	4,702	100	0.00%	41.40%	1,827,122	5,415	337	-0.38%	381.92%	635,524,366	329,577	1,928	12.43%	49.20%
2011	467,191	4,672	100	0.00%	41.40%	1,813,510	5,377	337	-0.04%	381.74%	705,171,934	326,438	2,160	12.03%	67.14%
2012	466,268	4,663	100	0.00%	41.40%	1,812,373	5,373	337	0.00%	381.72%	831,258,962	326,439	2,546	17.88%	97.02%
2013	466,048	4,660	100	0.00%	41.40%	2,052,594	5,379	382	13.13%	444.96%	1,076,990,271	326,336	3,300	29.60%	155.34%
2014	468,146	4,681	100	0.00%	41.40%	2,074,454	5,432	382	0.10%	445.48%	1,452,476,515	326,278	4,452	34.89%	244.43%
2015	478,930	4,789	100	0.00%	41.40%	30,547	305	100	-73.82%	42.82%	1,543,100,383	326,260	4,730	6.25%	265.94%

80
SEWARD

Rate Annual %chg Average Value/Acre: 13.85%

(1) Valuations from County Abstracts vs Certificate of Taxes Levied Reports (CTL) will vary due to different reporting dates. Source: 2005 - 2015 County Abstract Reports
Agland Assessment Level 1998 to 2006 = 80%; 2007 & forward = 75% NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2016

2015 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
16,750	SEWARD	148,973,327	57,839,649	51,620,016	777,587,580	133,396,245	22,127,598	1,470,069	1,541,466,791	96,128,522	44,967,038	0	2,875,576,835
cnty.sector.value % of total value:		5.18%	2.01%	1.80%	27.04%	4.64%	0.77%	0.05%	53.61%	3.34%	1.56%		100.00%
Pop.	Municipality:	Personal Prop	StateAsd PP	StateAsd Real	Residential	Commercial	Industrial	Recreation	Agland	Agdwell&HS	AgImprv&FS	Minerals	Total Value
403	BEAVER CROSSING	185,247	53,600	11,502	12,981,343	1,382,834	0	0	0	0	0	0	14,614,526
2.41%	%sector of county sector	0.12%	0.09%	0.02%	1.67%	1.04%							0.51%
	%sector of municipality	1.27%	0.37%	0.08%	88.82%	9.46%							100.00%
191	BEE	199,357	239,026	78,878	6,116,466	1,030,433	0	0	0	0	0	0	7,664,160
1.14%	%sector of county sector	0.13%	0.41%	0.15%	0.79%	0.77%							0.27%
	%sector of municipality	2.60%	3.12%	1.03%	79.81%	13.44%							100.00%
137	CORDOVA	122,892	41,291	8,860	5,300,537	1,014,163	0	0	0	0	0	0	6,487,743
0.82%	%sector of county sector	0.08%	0.07%	0.02%	0.68%	0.76%							0.23%
	%sector of municipality	1.89%	0.64%	0.14%	81.70%	15.63%							100.00%
216	GARLAND	29,636	36,304	7,790	8,265,422	703,338	0	0	0	0	0	0	9,042,490
1.29%	%sector of county sector	0.02%	0.06%	0.02%	1.06%	0.53%							0.31%
	%sector of municipality	0.33%	0.40%	0.09%	91.41%	7.78%							100.00%
154	GOEHNER	51,839	5,341	1,146	7,384,975	639,431	0	1,320	0	0	0	0	8,084,052
0.92%	%sector of county sector	0.03%	0.01%	0.00%	0.95%	0.48%		0.09%					0.28%
	%sector of municipality	0.64%	0.07%	0.01%	91.35%	7.91%		0.02%					100.00%
2,090	MILFORD	1,095,677	617,662	869,974	79,934,048	10,034,897	0	0	0	0	0	0	92,552,258
12.48%	%sector of county sector	0.74%	1.07%	1.69%	10.28%	7.52%							3.22%
	%sector of municipality	1.18%	0.67%	0.94%	86.37%	10.94%							100.00%
205	PLEASANT DALE	128,356	84,507	18,134	9,753,981	1,120,503	0	0	0	0	0	0	11,105,481
1.22%	%sector of county sector	0.09%	0.15%	0.04%	1.25%	0.84%							0.39%
	%sector of municipality	1.16%	0.76%	0.16%	87.83%	10.09%							100.00%
6,964	SEWARD	45,525,922	2,453,810	2,427,449	305,148,339	69,091,361	17,242,443	0	780,171	0	259,747	0	442,929,242
41.58%	%sector of county sector	30.56%	4.24%	4.70%	39.24%	51.79%	77.92%		0.05%		0.58%		15.40%
	%sector of municipality	10.28%	0.55%	0.55%	68.89%	15.60%	3.89%		0.18%		0.06%		100.00%
242	STAPLEHURST	22,862	298,167	130,893	6,896,063	1,303,239	0	0	0	0	0	0	8,651,224
1.44%	%sector of county sector	0.02%	0.52%	0.25%	0.89%	0.98%							0.30%
	%sector of municipality	0.26%	3.45%	1.51%	79.71%	15.06%							100.00%
861	UTICA	2,188,164	360,389	882,272	32,453,596	4,660,359	358,846	0	0	0	0	0	40,903,626
5.14%	%sector of county sector	1.47%	0.62%	1.71%	4.17%	3.49%	1.62%						1.42%
	%sector of municipality	5.35%	0.68%	2.16%	79.34%	11.39%	0.68%						100.00%
11,463	Total Municipalities	49,549,952	4,190,097	4,436,898	474,234,770	90,980,558	17,601,289	1,320	780,171	0	259,747	0	642,034,802
68.44%	%all municip.sect of cnty	33.26%	7.24%	8.60%	60.99%	68.20%	79.54%	0.09%	0.05%		0.58%		22.33%

Sources: 2015 Certificate of Taxes Levied CTL, 2010 US Census; Dec. 2015 Municipality Population per Research Division NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2016

Cnty#	County
80	SEWARD