| 50 - Kearney COUNTY | PAD 2022 TERC R&O Statistics 2022 Values | What IF Stat Page: 1 |
|----------------------|--|----------------------|
| RESIDENTIAL IMPROVED | Type : Qualified | |

| Number of Sales : | 36 | Median : | 97 | COV : | 35.05 | 95% Median C.I.: | 91.78 to 99.80 |
|--------------------------|-----------|-------------|-----|---------------|-------|---------------------|-----------------|
| Total Sales Price : | 7,056,900 | Wgt. Mean : | 95 | STD : | 35.54 | 95% Wgt. Mean C.I.: | 89.97 to 100.17 |
| Total Adj. Sales Price : | 7,056,900 | Mean : | 101 | Avg.Abs.Dev : | 14.35 | 95% Mean C.I. : | 89.79 to 113.01 |
| Total Assessed Value : | 6,708,970 | | | | | T.T] | |

 Avg. Adj. Sales Price:
 196,025
 COD:
 14.80
 MAX Sales Ratio:
 295.90

 Avg. Assessed Value:
 186,360
 PRD:
 106.66
 MIN Sales Ratio:
 66.12

| What | t | I | F |
|------|---|---|---|

| DATE OF SALE * | | | | | | | | | | | |
|--------------------------|-------|--------|--------|----------|-------|--------|-------|--------|-----------------|-------------------|---------------|
| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
| Qrtrs | | | | | | | | | | | |
| 10/01/2019 To 12/31/2019 | 3 | 99.80 | 98.61 | 98.50 | 01.32 | 100.11 | 96.04 | 99.99 | N/A | 196,333 | 193,382 |
| 01/01/2020 To 03/31/2020 | 2 | 106.08 | 106.08 | 107.76 | 08.50 | 98.44 | 97.06 | 115.10 | N/A | 201,000 | 216,605 |
| 04/01/2020 To 06/30/2020 | 3 | 99.91 | 100.52 | 101.67 | 05.13 | 98.87 | 93.14 | 108.52 | N/A | 119,300 | 121,290 |
| 07/01/2020 To 09/30/2020 | 3 | 99.56 | 96.73 | 100.63 | 08.08 | 96.12 | 83.26 | 107.37 | N/A | 197,467 | 198,710 |
| 10/01/2020 To 12/31/2020 | 10 | 98.46 | 102.81 | 101.18 | 07.81 | 101.61 | 90.08 | 127.14 | 94.45 to 122.08 | 159,810 | 161,704 |
| 01/01/2021 To 03/31/2021 | 2 | 101.22 | 101.22 | 103.08 | 07.54 | 98.20 | 93.59 | 108.84 | N/A | 192,000 | 197,910 |
| 04/01/2021 To 06/30/2021 | 4 | 84.52 | 86.63 | 84.32 | 12.43 | 102.74 | 74.98 | 102.49 | N/A | 209,250 | 176,450 |
| 07/01/2021 To 09/30/2021 | 9 | 84.70 | 108.18 | 87.83 | 33.35 | 123.17 | 66.12 | 295.90 | 83.18 to 98.69 | 255,167 | 224,107 |
| Study Yrs | | | | | | | | | | | |
| 10/01/2019 To 09/30/2020 | 11 | 99.80 | 99.98 | 101.65 | 05.63 | 98.36 | 83.26 | 115.10 | 93.14 to 108.52 | 176,482 | 179,396 |
| 10/01/2020 To 09/30/2021 | 25 | 94.45 | 102.03 | 92.57 | 18.75 | 110.22 | 66.12 | 295.90 | 88.13 to 99.06 | 204,624 | 189,425 |
| Calendar Yrs | | | | | | | | | | | |
| 01/01/2020 To 12/31/2020 | 18 | 99.11 | 101.78 | 102.03 | 07.61 | 99.75 | 83.26 | 127.14 | 96.42 to 107.37 | 163,911 | 167,236 |
| VALUATION GROUP | | | | | | | | | | | |
| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
| 2 | 36 | 96.95 | 101.40 | 95.07 | 14.80 | 106.66 | 66.12 | 295.90 | 91.78 to 99.80 | 196,025 | 186,360 |

| 50 - Kearney COUNTY | | PAD 2022 1 | ERC R&O | Statistic | cs 2022 | Values | What : | IF Stat Page: 2 | |
|--------------------------|--------------|--------------|----------|--------------|----------|--------|-----------------|-------------------|---------------|
| RESIDENTIAL IMPROVED | | | | Type : Q | ualified | | | | |
| Number of Sales : | 36 | Median : | 97 | | cov : | 35.05 | 95% Media | an C.I.: 91. | 78 to 99.80 |
| Total Sales Price : | 7,056,900 | Wgt. Mean : | 95 | | STD : | 35.54 | 95% Wgt. Mea | an C.I.: 89.9 | 7 to 100.17 |
| Total Adj. Sales Price : | 7,056,900 | Mean : | 101 | Avg.Abs. | .Dev : | 14.35 | 95% Mea | an C.I.: 89.7 | 9 to 113.01 |
| Total Assessed Value : | 6,708,970 | | | | | | TATI | | T 13 |
| Avg. Adj. Sales Price : | 196,025 | COD : | 14.80 N | MAX Sales Ra | atio : | 295.90 | M | a T | I H |
| Avg. Assessed Value : | 186,360 | PRD : | 106.66 N | MIN Sales Ra | atio : | 66.12 | AATT | | |
| PROPERTY TYPE * | | | | | | | | | |
| RANGE | COUNT MEDIAN | MEAN WGT.MEA | N COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
| 01 | 36 96.95 | 101.40 95.0 | 14.80 | 106.66 | 66.12 | 295.90 | 91.78 to 99.80 | 196,025 | 186,360 |
| 06 | | | | | | | | | |
| 07 | | | | | | | | | |
| SALE PRICE * | | | | | | | | | |
| RANGE | COUNT MEDIAN | MEAN WGT.MEA | an cod | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
| Less Than 5,000 | | | | | | | | | |
| Less Than 15,000 | | | | | | | | | |
| Less Than 30,000 | | | | | | | | | |
| Ranges Excl. Low \$ | | | | | | | | | |
| Greater Than 4,999 | 36 96.95 | 101.40 95.0 | 14.80 | 106.66 | 66.12 | 295.90 | 91.78 to 99.80 | 196,025 | 186,360 |
| Greater Than 15,000 | 36 96.95 | 101.40 95.0 | 14.80 | 106.66 | 66.12 | 295.90 | 91.78 to 99.80 | 196,025 | 186,360 |
| Greater Than 30,000 | 36 96.95 | 101.40 95.0 | 14.80 | 106.66 | 66.12 | 295.90 | 91.78 to 99.80 | 196,025 | 186,360 |
| Incremental Ranges | | | | | | | | | |
| 0 TO 4,999 | | | | | | | | | |
| 5,000 TO 14,999 | | | | | | | | | |
| 15,000 TO 29,999 | | | | | | | | | |
| 30,000 TO 59,999 | 1 295.90 | 295.90 295.9 | 0 | 100.00 | 295.90 | 295.90 | N/A | 30,000 | 88,770 |
| 60,000 TO 99,999 | 3 94.45 | 104.91 105.5 | 12.00 | 99.43 | 93.14 | 127.14 | N/A | 94,667 | 99,880 |
| 100,000 TO 149,999 | 11 97.85 | 98.23 98.2 | 08.04 | 100.00 | 83.26 | 122.08 | 84.70 to 108.52 | 131,664 | 129,337 |
| 150,000 TO 249,999 | 14 98.11 | 95.96 96.6 | 07.75 | 99.29 | 77.26 | 115.10 | 84.38 to 102.49 | 195,793 | 189,225 |
| 250,000 TO 499,999 | 7 88.13 | 87.97 88.0 | 12.66 | 99.90 | 66.12 | 107.37 | 66.12 to 107.37 | 364,786 | 321,244 |
| | | | | | | | | | |

500,000 TO

1,000,000 +

999,999

50 - Kearney COUNTY Printed: 04/15/2022

RESIDENTIAL IMPROVED - ADJUSTED

SUMMARY OF ADJUSTED PARAMETERS FOR CALCULATION FROM USER FILE

| Strata Heading | Strata | Change Value | Change Type | Percent Change | T 77 |
|-----------------|--------|--------------|-------------|----------------|------|
| VALUATION GROUP | 2 | Total | Increase | WorldT | TF. |

Thompson, Joseph

From: Sorensen, Ruth

Sent: Friday, April 15, 2022 1:43 PM

To: Hotz, Rob

Cc: Keetle, Steve; Kuhn, Jim; Thompson, Joseph; kca207@outlook.com

Subject: RE: Kearney County Residential VG 2

Attachments: Kearney VG2 Substat.pdf

Commissioner Hotz,

Attached is the request substat.

Please let me know if you have any questions.

Thank you.

Ruth A. Sorensen

Property Tax Administrator/Property Assessment Division

Nebraska Department of Revenue

PO Box 98919 301 Centennial Mall South Lincoln, NE 68509 OFFICE 402-471-5962

ruth.sorensen@nebraska.gov

revenue.nebraska.gov/PAD

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

Sent: Friday, April 15, 2022 1:22 PM

To: Sorensen, Ruth <ruth.sorensen@nebraska.gov>

Cc: Keetle, Steve <Steve.Keetle@nebraska.gov>; Kuhn, Jim <jim.kuhn@nebraska.gov>; Thompson, Joseph

<joseph.thompson@nebraska.gov>; kca207@outlook.com

Subject: Kearney County Residential VG 2

Ms. Sorensen,

Please provide a substat for the 36 sales of Kearney County Residential VG 2.

Robert W. Hotz, Commissioner Nebraska Tax Equalization & Review Commission P.O. Box 95108 301 Centennial Mall South Lincoln, Nebraska 68509-5108 Office: (402) 471-7724

Fax: (402) 471-7720 Cell: (402) 802-7551

Email: rob.hotz@nebraska.gov