NEBRASKA
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DEPARTMENT OF REVENUE

Jim Pillen, Governor

FOR IMMEDIATE RELEASE

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Real Property Tax Credit (non-agland) and Agricultural Land Tax Credit and School District Property Tax Relief Credit for Tax Year 2026

SEPTEMBER 15, 2026 (LINCOLN, NEB.) - The State of Nebraska is providing property owners tax relief for real property taxes levied in 2026 through the Property Tax Credit Act and the School District Property Tax Relief Act.

For tax year 2026-2027, the School District Property Tax Relief Credit Fund (the School Credit) will provide $809,538,045 to directly reduce school taxes paid by Nebraska taxpayers. The amount disbursed to each county shall be equal to the amount available for disbursement pursuant to Neb. Rev. Stat. §§ 77-7301 through 77-7305, multiplied by the ratio of the school district taxes levied in the prior year on all real property in the county to the school district taxes levied in the prior year on all real property in the state.

The Property Tax Credit Act (Act) provides a real property tax credit based upon the credit allocation valuation of each parcel of real property compared to the credit allocation valuation of all real property in the state. For purposes of the Act, credit allocation valuation means 120% of the taxable value of agricultural and horticultural land and agricultural and horticultural land receiving special valuation. For all other real property, other than agricultural land, credit allocation valuation means 100% of the taxable value. The total amount of credit available for statewide distribution in 2026 is $495,526,087. This amount includes $43,108,726 transferred into the Property Tax Credit Cash Fund during 2025-2026 from gaming income pursuant to Neb. Rev. Stat. § 9-1204, $3,261,623 from the Mechanical Amusement Device Tax Act pursuant to Neb. Rev. Stat. § 77-3012, and as well as $4,155,738 from unused tax credit monies returned to the fund by counties.

The Act requires allocation of the credit monies based on the credit allocation value, therefore, there are two rates of credit. One rate is applicable to all real property other than land classified as agricultural and horticultural land. The second tax credit rate is only applicable to the portion of the real property parcel classified as agricultural and horticultural land and agricultural and horticultural land receiving special valuation. This is referred to as the “agland tax credit.”

Real property (non-agland) tax credit rate is $118.87 per $100,000 of valuation.

Agland tax credit rate is $142.64 per $100,000 of valuation.

Allocation of the total credit money of $495,526,087 was determined as follows:

	Credit Allocation Value	% of Total	Allocation of Credit
Real Property Non-Agland	262,584,850,504	62.99%	$312,131,882
Agland at 120%	154,284,404,651	37.01%	$183,394,205
Total	416,869,255,155	100%	$495,526,087

Real property (non-agland) rate of credit was determined as follows:

- $312,131,882 divided by real property (non-agland) value 262,584,850,504 = .0011887 or $118.87 per 100,000 of taxable real property (non-agland) value.

Agland rate of credit was determined as follows:

- $183,394,205 divided by taxable agland 128,570,337,209 = .0014264 or $142.64 per 100,000 of taxable agland value.

Certification of Credits

By September 15th each year, the Property Tax Administrator shall determine the amount of each credit to be disbursed to each county and shall certify such amounts to the State Treasurer and to each county. The disbursements to the counties will occur in two equal payments, the first on or before January 31 and the second on or before April 1 each year. Attached are three documents that show the amount of tax credits certified for each county and the real property value eligible for the property tax credit in each county.

Distribution of Credits by County Treasurer

The county treasurer will determine the amount of the School Credit for each parcel by multiplying the amount disbursed to the county by the ratio of the school district taxes levied in the current year on the parcel to the school district taxes levied in the current year on all real property in the county. The amount determined will be the School Credit for that parcel.

The real property tax credit rate is multiplied by the parcel's taxable value (non-agland) and the agland tax credit rate is multiplied by the taxable value of land classified as agricultural and horticultural land and agricultural and horticultural land receiving special value.

The school tax credit and the real property tax credit are not a reduction in the levy or tax rate. The rates of credit have no impact on the property tax rates set by political subdivisions. The credits will be shown on the tax statements as a credit after the full taxes levied, providing a reduction in real property tax due on the 2026 tax statements.

Real property tax credit information can be found at revenue.nebraska.gov/PAD, see Property Assessment Directive 25-3.

School Credit information can be found at revenue.nebraska.gov/PAD, see Property Assessment Directive 25-4.

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