

NE Dept. of Revenue Property Assessment Division -- 2025 CERTIFIED SCHOOL ADJUSTED VALUE REPORT, pursuant to Neb. Rev. Stat. 79-1016

2025 Adjusted value by "SCHOOL SYSTEM", for use in 2026-2027 state aid calculations
DO NOT USE THIS REPORT FOR LEVY SETTING PURPOSESBY SCHOOL SYSTEM
OCTOBER 10, 2025

SCHOOL SYSTEM : # 73-0017 MCCOOK 17

System Class : 3

Cnty #	County Name	Base school name	Class	Basesch	Unif/LC	U/L				2025 Totals
32	FRONTIER	MCCOOK 17	3	73-0017						UNADJUSTED
2025	Personal Property	Centrally Assessed Pers. Prop.	Real	Residential Real Prop.	Comm. & Indust. Real Prop.	Ag-Bldgs,Farmsite, & Non-AgLand	Agric. Land	Mineral		
Unadjusted Value ==>	3,092,551	352,368	233,189	6,634,142	380,658	2,561,994	36,527,178	592,870	50,374,950	
Level of Value ==>			94.92	97.00	98.00		71.00			
Factor			0.01137800	-0.01030928	-0.02040816		0.01408451			
Adjustment Amount ==>			2,653	-68,393	-7,769		514,467			
* TIF Base Value				0	0		0		ADJUSTED	
32 Cnty's adjust. value==> in this base school	3,092,551	352,368	235,842	6,565,749	372,889	2,561,994	37,041,645	592,870	50,815,908	
Cnty #	County Name	Base school name	Class	Basesch	Unif/LC	U/L				2025 Totals
43	HAYES	MCCOOK 17	3	73-0017						UNADJUSTED
2025	Personal Property	Centrally Assessed Pers. Prop.	Real	Residential Real Prop.	Comm. & Indust. Real Prop.	Ag-Bldgs,Farmsite, & Non-AgLand	Agric. Land	Mineral		
Unadjusted Value ==>	108,707	0	0	129,645	0	18,170	1,199,225	0	1,455,747	
Level of Value ==>			0.00	96.00	0.00		74.00			
Factor							-0.02702703			
Adjustment Amount ==>			0	0	0		-32,411			
* TIF Base Value				0	0		0		ADJUSTED	
43 Cnty's adjust. value==> in this base school	108,707	0	0	129,645	0	18,170	1,166,814	0	1,423,336	
Cnty #	County Name	Base school name	Class	Basesch	Unif/LC	U/L				2025 Totals
44	HITCHCOCK	MCCOOK 17	3	73-0017						UNADJUSTED
2025	Personal Property	Centrally Assessed Pers. Prop.	Real	Residential Real Prop.	Comm. & Indust. Real Prop.	Ag-Bldgs,Farmsite, & Non-AgLand	Agric. Land	Mineral		
Unadjusted Value ==>	2,360,439	86,303	9,797	3,175,870	608,160	1,382,975	18,153,305	0	25,776,849	
Level of Value ==>			94.92	98.00	96.00		75.00			
Factor			0.01137800	-0.02040816			-0.04000000			
Adjustment Amount ==>			111	-64,814	0		-726,132			
* TIF Base Value				0	0		0		ADJUSTED	
44 Cnty's adjust. value==> in this base school	2,360,439	86,303	9,908	3,111,056	608,160	1,382,975	17,427,173	0	24,986,014	

*TIF = Tax Increment Financing; TIF Base value is included in the taxable value, however it must remain unadjusted, therefore it is backed out prior to calculating the adjustment amount & then added back to the total adjusted school value. TIF Excess Value is never included in the taxable value for schools.
Factors rounded for display. Agland adjusted to 72%, other real property adjusted to 96%.

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73	RED WILLOW	MCCOOK 17		3	73-0017				
2025	Personal Property	Centrally Assessed Pers. Prop.	Real	Residential Real Prop.	Comm. & Indust. Real Prop.	Ag-Bldgs, Farmsite, & Non-AgLand	Agric. Land	Mineral	UNADJUSTED
Unadjusted Value ==>	54,044,503	15,643,134	13,582,492	569,578,300	174,054,332	12,443,935	205,827,631	1,209,510	1,046,383,837
Level of Value ==>			94.92	95.00	93.00		69.00		
Factor			0.01137800	0.01052632	0.03225806		0.04347826		
Adjustment Amount ==>			154,542	5,993,740	5,578,415		8,949,027		
* TIF Base Value				173,256	1,123,431		0		ADJUSTED
73 Cnty's adjust. value==> in this base school	54,044,503	15,643,134	13,737,034	575,572,040	179,632,747	12,443,935	214,776,658	1,209,510	1,067,059,561
System UNadjusted total==>	59,606,200	16,081,805	13,825,478	579,517,957	175,043,150	16,407,074	261,707,339	1,802,380	1,123,991,383
System Adjustment Amnts=>			157,306	5,860,533	5,570,646		8,704,951		20,293,436
System ADJUSTED total==>	59,606,200	16,081,805	13,982,784	585,378,490	180,613,796	16,407,074	270,412,290	1,802,380	1,144,284,819

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