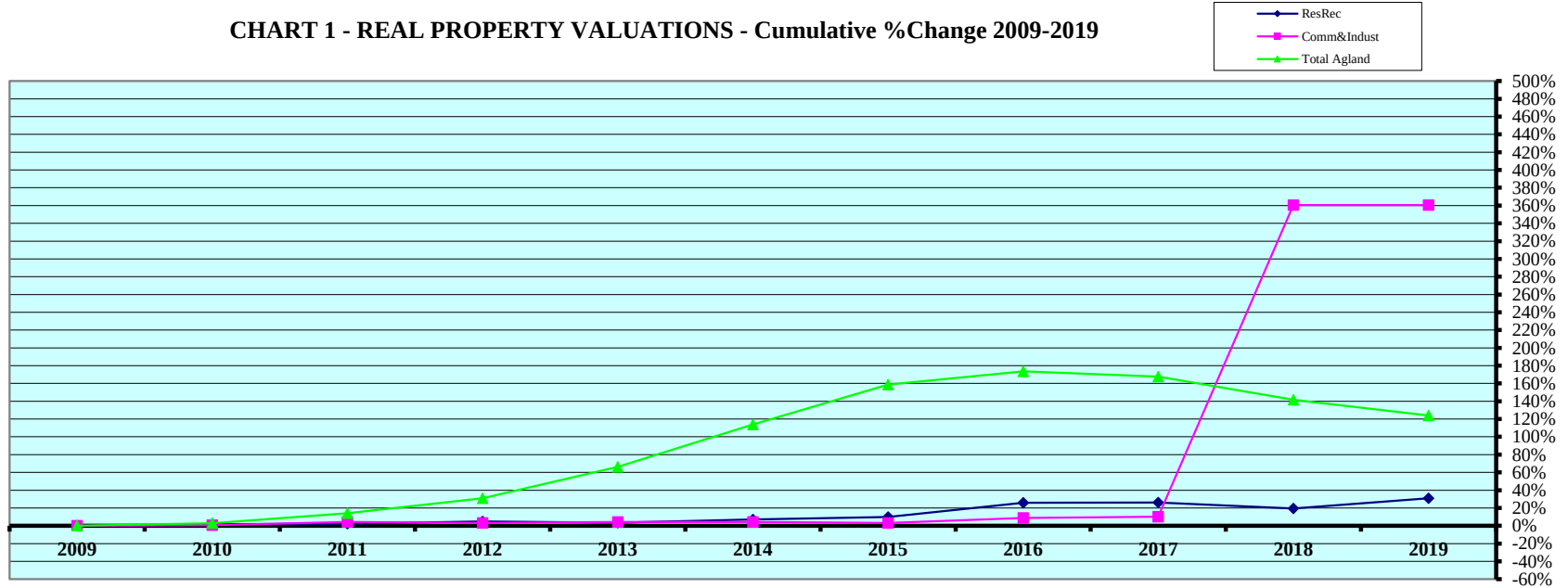


CHART 1 - REAL PROPERTY VALUATIONS - Cumulative %Change 2009-2019



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
2009	8,583,458	--	--	--	2,061,961	--	--	--	180,294,735	--	--	--
2010	8,736,984	153,526	1.79%	1.79%	2,075,065	13,104	0.64%	0.64%	185,267,980	4,973,245	2.76%	2.76%
2011	8,776,645	39,661	0.45%	2.25%	2,151,710	76,645	3.69%	4.35%	205,609,590	20,341,610	10.98%	14.04%
2012	8,992,496	215,851	2.46%	4.77%	2,125,080	-26,630	-1.24%	3.06%	235,820,890	30,211,300	14.69%	30.80%
2013	8,873,730	-118,766	-1.32%	3.38%	2,151,880	26,800	1.26%	4.36%	299,688,520	63,867,630	27.08%	66.22%
2014	9,189,579	315,849	3.56%	7.06%	2,151,980	100	0.00%	4.37%	385,807,875	86,119,355	28.74%	113.99%
2015	9,433,532	243,953	2.65%	9.90%	2,124,625	-27,355	-1.27%	3.04%	466,606,880	80,799,005	20.94%	158.80%
2016	10,809,705	1,376,173	14.59%	25.94%	2,239,965	115,340	5.43%	8.63%	493,290,281	26,683,401	5.72%	173.60%
2017	10,820,030	10,325	0.10%	26.06%	2,269,563	29,598	1.32%	10.07%	482,461,115	-10,829,166	-2.20%	167.60%
2018	10,254,155	-565,875	-5.23%	19.46%	9,496,603	7,227,040	318.43%	360.56%	435,472,405	-46,988,710	-9.74%	141.53%
2019	11,237,755	983,600	9.59%	30.92%	9,496,603	0	0.00%	360.56%	403,933,340	-31,539,065	-7.24%	124.04%

Rate Annual %chg: Residential & Recreational **2.73%**

Commercial & Industrial **16.50%**

Agricultural Land **8.40%**

Cnty# **43**
County **HAYES**

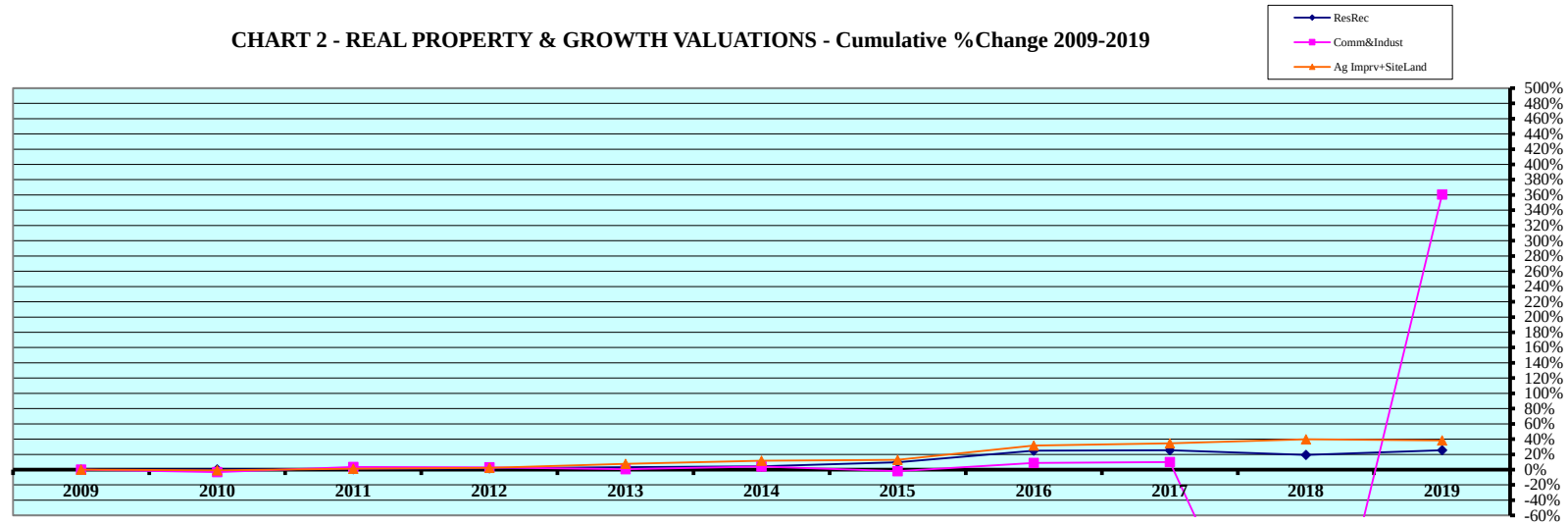
CHART 1

(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.

Source: 2009 - 2019 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue, Property Assessment Division

Prepared as of 03/01/2020

CHART 2 - REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 2009-2019



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
2009	8,583,458	343,256	4.00%	8,240,202	--	--	2,061,961	209,640	10.17%	1,852,321	--	--
2010	8,736,984	116,697	1.34%	8,620,287	0.43%	0.43%	2,075,065	76,885	3.71%	1,998,180	-3.09%	-3.09%
2011	8,776,645	147,566	1.68%	8,629,079	-1.24%	0.53%	2,151,710	16,850	0.78%	2,134,860	2.88%	3.54%
2012	8,992,496	246,739	2.74%	8,745,757	-0.35%	1.89%	2,125,080	0	0.00%	2,125,080	-1.24%	3.06%
2013	8,873,730	18,748	0.21%	8,854,982	-1.53%	3.16%	2,151,880	77,530	3.60%	2,074,350	-2.39%	0.60%
2014	9,189,579	228,800	2.49%	8,960,779	0.98%	4.40%	2,151,980	3,970	0.18%	2,148,010	-0.18%	4.17%
2015	9,433,532	20,525	0.22%	9,413,007	2.43%	9.66%	2,124,625	102,105	4.81%	2,022,520	-6.02%	-1.91%
2016	10,809,705	104,210	0.96%	10,705,495	13.48%	24.72%	2,239,965	0	0.00%	2,239,965	5.43%	8.63%
2017	10,820,030	51,875	0.48%	10,768,155	-0.38%	25.45%	2,269,563	0	0.00%	2,269,563	1.32%	10.07%
2018	10,254,155	15,190	0.15%	10,238,965	-5.37%	19.29%	9,496,603	15,178,430	159.83%	-5,681,827	-350.35%	-375.55%
2019	11,237,755	483,375	4.30%	10,754,380	4.88%	25.29%	9,496,603	0	0.00%	9,496,603	0.00%	360.56%
Rate Ann%chg	2.73%				1.33%		16.50%				C & I w/o growth	-35.36%

Tax Year	Ag Improvements & Site Land ⁽¹⁾						Ann.%chg w/o grwth	Cmltv%chg w/o grwth
	Agric. Dwelling & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value	Growth Value	% growth of value	Value Exclud. Growth		
2009	11,876,200	10,573,221	22,449,421	1,007,328	4.49%	21,442,093	--	--
2010	11,800,440	11,082,385	22,882,825	625,450	2.73%	22,257,375	-0.86%	-0.86%
2011	11,701,050	11,290,295	22,991,345	286,070	1.24%	22,705,275	-0.78%	1.14%
2012	12,268,740	11,889,490	24,158,230	1,177,261	4.87%	22,980,969	-0.05%	2.37%
2013	12,735,335	12,510,825	25,246,160	1,057,658	4.19%	24,188,502	0.13%	7.75%
2014	12,913,653	12,766,066	25,679,719	595,865	2.32%	25,083,854	-0.64%	11.73%
2015	12,654,883	13,197,418	25,852,301	545,476	2.11%	25,306,825	-1.45%	12.73%
2016	16,469,860	13,939,330	30,409,190	860,535	2.83%	29,548,655	14.30%	31.62%
2017	16,652,240	13,987,745	30,639,985	464,225	1.52%	30,175,760	-0.77%	34.42%
2018	17,385,865	14,185,560	31,571,425	191,620	0.61%	31,379,805	2.41%	39.78%
2019	16,951,560	14,139,255	31,090,815	50,000	0.16%	31,040,815	-1.68%	38.27%
Rate Ann%chg	3.62%	2.95%	3.31%	Ag Imprv+Site w/o growth			1.06%	

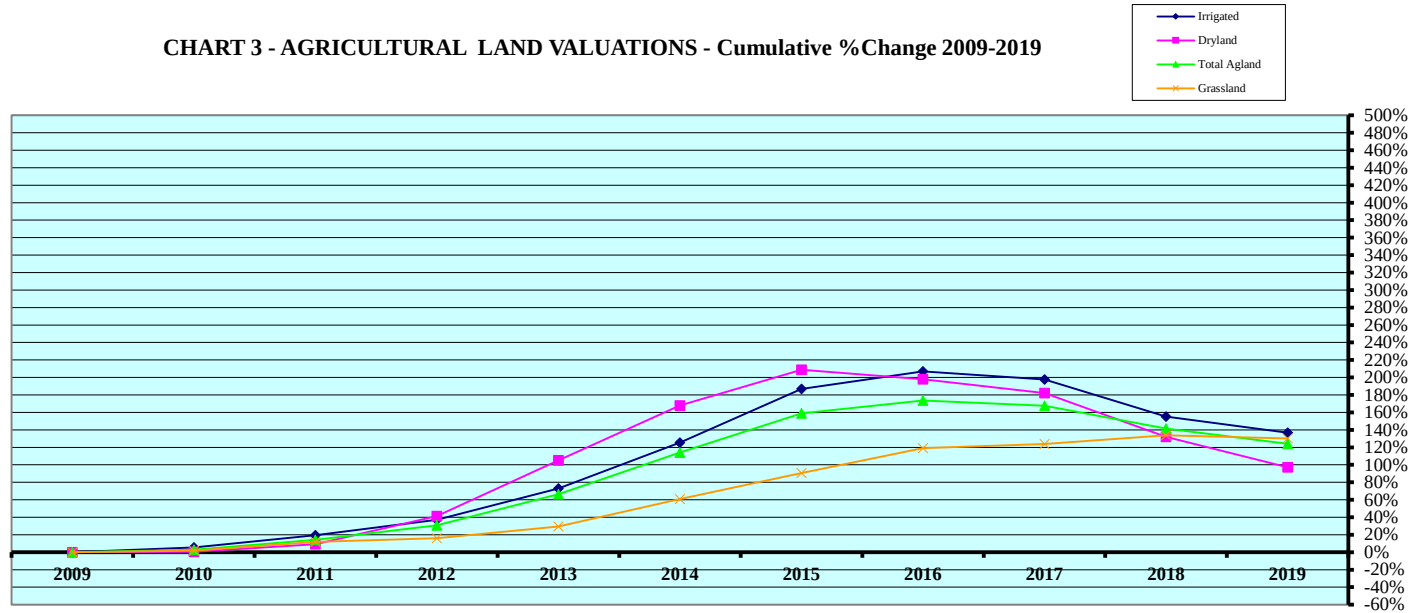
(1) Residential & Recreational excludes AgDwelling & farm home site land; Comm. & Indust. excludes minerals; Agric. land includes irrigated, dry, grass, waste & other agland, excludes farm site land. Real property growth is value attributable to new construction, additions to existing buildings, and any improvements to real property which increase the value of such property.
Sources:
Value; 2009 - 2019 CTL
Growth Value; 2009-2019 Abstract of Asmnt Rpt.

Cnty# 43
County HAYES

CHART 2

NE Dept. of Revenue, Property Assessment Division
Prepared as of 03/01/2020

CHART 3 - AGRICULTURAL LAND VALUATIONS - Cumulative %Change 2009-2019



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
2009	68,268,700	--	--	--	48,370,635	--	--	--	63,650,065	--	--	--
2010	72,044,920	3,776,220	5.53%	5.53%	48,526,165	155,530	0.32%	0.32%	64,691,560	1,041,495	1.64%	1.64%
2011	81,602,980	9,558,060	13.27%	19.53%	52,772,730	4,246,565	8.75%	9.10%	71,220,700	6,529,140	10.09%	11.89%
2012	93,622,055	12,019,075	14.73%	37.14%	68,319,785	15,547,055	29.46%	41.24%	73,866,045	2,645,345	3.71%	16.05%
2013	118,076,305	24,454,250	26.12%	72.96%	99,197,110	30,877,325	45.20%	105.08%	82,402,100	8,536,055	11.56%	29.46%
2014	153,917,495	35,841,190	30.35%	125.46%	129,507,400	30,310,290	30.56%	167.74%	102,362,135	19,960,035	24.22%	60.82%
2015	195,864,390	41,946,895	27.25%	186.90%	149,360,835	19,853,435	15.33%	208.78%	121,337,765	18,975,630	18.54%	90.63%
2016	209,523,810	13,659,420	6.97%	206.91%	144,099,135	-5,261,700	-3.52%	197.91%	139,523,965	18,186,200	14.99%	119.20%
2017	203,277,610	-6,246,200	-2.98%	197.76%	136,447,150	-7,651,985	-5.31%	182.09%	142,548,840	3,024,875	2.17%	123.96%
2018	174,234,345	-29,043,265	-14.29%	155.22%	112,161,600	-24,285,550	-17.80%	131.88%	148,802,325	6,253,485	4.39%	133.78%
2019	161,690,725	-12,543,620	-7.20%	136.84%	95,406,725	-16,754,875	-14.94%	97.24%	146,560,820	-2,241,505	-1.51%	130.26%

Rate Ann.%chg: Irrigated 9.00%

Dryland 7.03%

Grassland 8.70%

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
2009	5,335	--	--	--	0	--	--	--	180,294,735	--	--	--
2010	5,215	-120	-2.25%	-2.25%	120	120	--	--	185,267,980	4,973,245	2.76%	2.76%
2011	13,060	7,845	150.43%	144.80%	120	0	0.00%	--	205,609,590	20,341,610	10.98%	14.04%
2012	12,885	-175	-1.34%	141.52%	120	0	0.00%	--	235,820,890	30,211,300	14.69%	30.80%
2013	12,885	0	0.00%	141.52%	120	0	0.00%	--	299,688,520	63,867,630	27.08%	66.22%
2014	9,550	-3,335	-25.88%	79.01%	11,295	11,175	9312.50%	--	385,807,875	86,119,355	28.74%	113.99%
2015	17,470	7,920	82.93%	227.46%	26,420	15,125	133.91%	--	466,606,880	80,799,005	20.94%	158.80%
2016	9,761	-7,709	-44.13%	82.96%	133,610	107,190	405.72%	--	493,290,281	26,683,401	5.72%	173.60%
2017	2,445	-7,316	-74.95%	-54.17%	185,070	51,460	38.52%	--	482,461,115	-10,829,166	-2.20%	167.60%
2018	1,690	-755	-30.88%	-68.32%	272,445	87,375	47.21%	--	435,472,405	-46,988,710	-9.74%	141.53%
2019	1,690	0	0.00%	-68.32%	273,380	935	0.34%	--	403,933,340	-31,539,065	-7.24%	124.04%

Cnty# 43
County HAYES

Rate Ann.%chg: Total Agric Land 8.40%

CHART 4 - AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 2009-2019 (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
2009	68,144,025	65,569	1,039			48,410,310	123,237	393			63,650,510	264,091	241		
2010	72,044,920	66,330	1,086	4.51%	4.51%	48,526,165	122,358	397	0.96%	0.96%	64,693,035	264,026	245	1.66%	1.66%
2011	81,629,380	67,489	1,210	11.36%	16.38%	52,712,800	121,264	435	9.61%	10.66%	71,259,635	263,924	270	10.19%	12.03%
2012	93,736,845	67,465	1,389	14.87%	33.69%	68,287,125	121,412	562	29.39%	43.18%	73,859,865	263,785	280	3.70%	16.17%
2013	117,841,705	67,405	1,748	25.83%	68.22%	100,391,255	121,470	826	46.94%	110.39%	81,772,165	263,781	310	10.71%	28.62%
2014	153,738,415	67,366	2,282	30.54%	119.59%	133,390,660	115,077	1,159	40.25%	195.08%	100,004,165	270,495	370	19.26%	53.39%
2015	194,031,675	67,238	2,886	26.45%	177.67%	150,450,715	111,411	1,350	16.50%	243.77%	120,939,045	272,844	443	19.89%	83.91%
2016	208,782,060	68,962	3,028	4.91%	191.31%	144,951,840	109,072	1,329	-1.59%	238.31%	139,473,575	271,056	515	16.09%	113.49%
2017	203,251,635	68,715	2,958	-2.30%	184.61%	136,708,820	103,857	1,316	-0.95%	235.09%	142,379,265	274,587	519	0.77%	115.14%
2018	173,874,695	68,831	2,526	-14.60%	143.06%	114,815,360	102,780	1,117	-15.13%	184.38%	146,609,430	274,842	533	2.88%	121.32%
2019	161,707,580	68,818	2,350	-6.98%	126.10%	95,425,935	100,328	951	-14.86%	142.13%	146,543,900	277,311	528	-0.93%	119.26%

Rate Annual %chg Average Value/Acre:

8.50%

9.25%

8.17%

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
2009	5,335	533	10			0	0				180,210,180	453,430	397		
2010	5,215	521	10	0.00%	0.00%	120	12	10			185,269,455	453,247	409	2.85%	2.85%
2011	13,060	521	25	150.43%	150.43%	120	12	10	0.00%		205,614,995	453,211	454	10.99%	14.15%
2012	13,060	521	25	0.00%	150.43%	120	12	10	0.00%		235,897,015	453,196	521	14.73%	30.97%
2013	12,885	514	25	0.00%	150.44%	120	12	10	0.00%		300,018,130	453,182	662	27.19%	66.57%
2014	12,735	508	25	0.00%	150.45%	2,450	5	490	4800.00%		387,148,425	453,451	854	28.97%	114.82%
2015	9,125	364	25	0.06%	150.60%	16,075	33	490	0.02%		465,446,635	451,890	1,030	20.64%	159.16%
2016	10,046	178	56	124.87%	463.52%	113,560	232	490	-0.01%		493,331,081	449,499	1,098	6.55%	176.15%
2017	2,445	98	25	-55.62%	150.06%	185,070	378	490	0.00%		482,527,235	447,634	1,078	-1.78%	171.22%
2018	1,690	68	25	-0.27%	149.39%	274,375	560	490	0.00%		435,575,550	447,080	974	-9.62%	145.14%
2019	1,690	68	25	0.00%	149.39%	272,445	556	490	0.00%		403,951,550	447,081	904	-7.26%	127.34%

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HAYES

Rate Annual %chg Average Value/Acre:

8.56%

(1) Valuations from County Abstracts vs Certificate of Taxes Levied Reports (CTL) will vary due to different reporting dates. Source: 2009 - 2019 County Abstract Reports
 Agland Assessment Level 1998 to 2006 = 80%; 2007 & forward = 75% NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2020

Sources: 2019 Certificate of Taxes Levied CTL, 2010 US Census; Dec. 2019 Municipality Population per Research Division NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2020

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