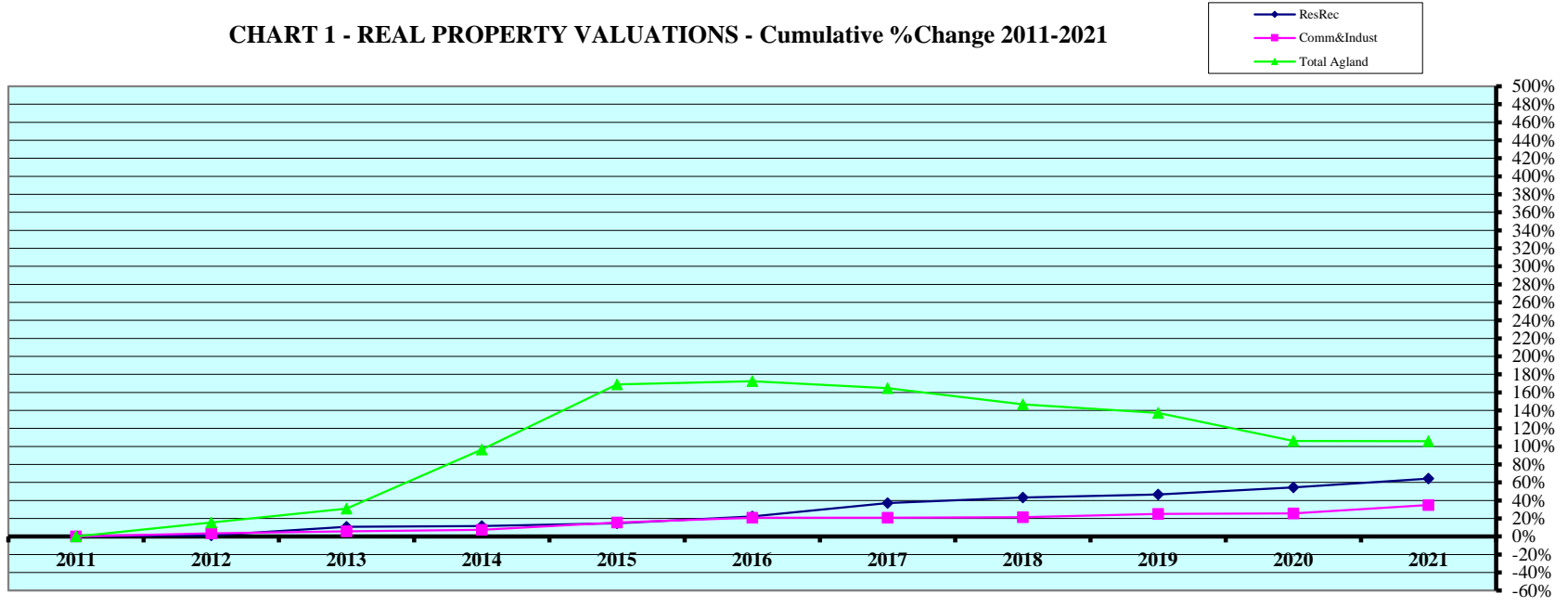


**CHART 1 - REAL PROPERTY VALUATIONS - Cumulative %Change 2011-2021**



Tax Year	Residential & Recreational <sup>(1)</sup>				Commercial & Industrial <sup>(1)</sup>				Total Agricultural Land <sup>(1)</sup>			
	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg
2011	221,262,870	-	-	-	73,354,291	-	-	-	573,283,855	-	-	-
2012	223,859,860	2,596,990	1.17%	1.17%	75,952,961	2,598,670	3.54%	3.54%	662,550,145	89,266,290	15.57%	15.57%
2013	245,166,080	21,306,220	9.52%	10.80%	77,470,721	1,517,760	2.00%	5.61%	750,896,685	88,346,540	13.33%	30.98%
2014	246,805,350	1,639,270	0.67%	11.54%	78,710,250	1,239,529	1.60%	7.30%	1,127,105,295	376,208,610	50.10%	96.61%
2015	253,443,125	6,637,775	2.69%	14.54%	84,664,335	5,954,085	7.56%	15.42%	1,541,950,210	414,844,915	36.81%	168.97%
2016	270,307,465	16,864,340	6.65%	22.17%	88,623,135	3,958,800	4.68%	20.82%	1,561,854,235	19,904,025	1.29%	172.44%
2017	303,665,250	33,357,785	12.34%	37.24%	88,726,045	102,910	0.12%	20.96%	1,516,753,580	-45,100,655	-2.89%	164.57%
2018	317,218,055	13,552,805	4.46%	43.37%	89,042,520	316,475	0.36%	21.39%	1,414,477,935	-102,275,645	-6.74%	146.73%
2019	324,173,800	6,955,745	2.19%	46.51%	91,828,995	2,786,475	3.13%	25.19%	1,360,217,255	-54,260,680	-3.84%	137.27%
2020	342,054,890	17,881,090	5.52%	54.59%	92,222,665	393,670	0.43%	25.72%	1,180,683,130	-179,534,125	-13.20%	105.95%
2021	363,397,945	21,343,055	6.24%	64.24%	98,986,140	6,763,475	7.33%	34.94%	1,180,509,900	-173,230	-0.01%	105.92%

Rate Annual %chg: Residential & Recreational **5.09%**

Commercial & Industrial **3.04%**

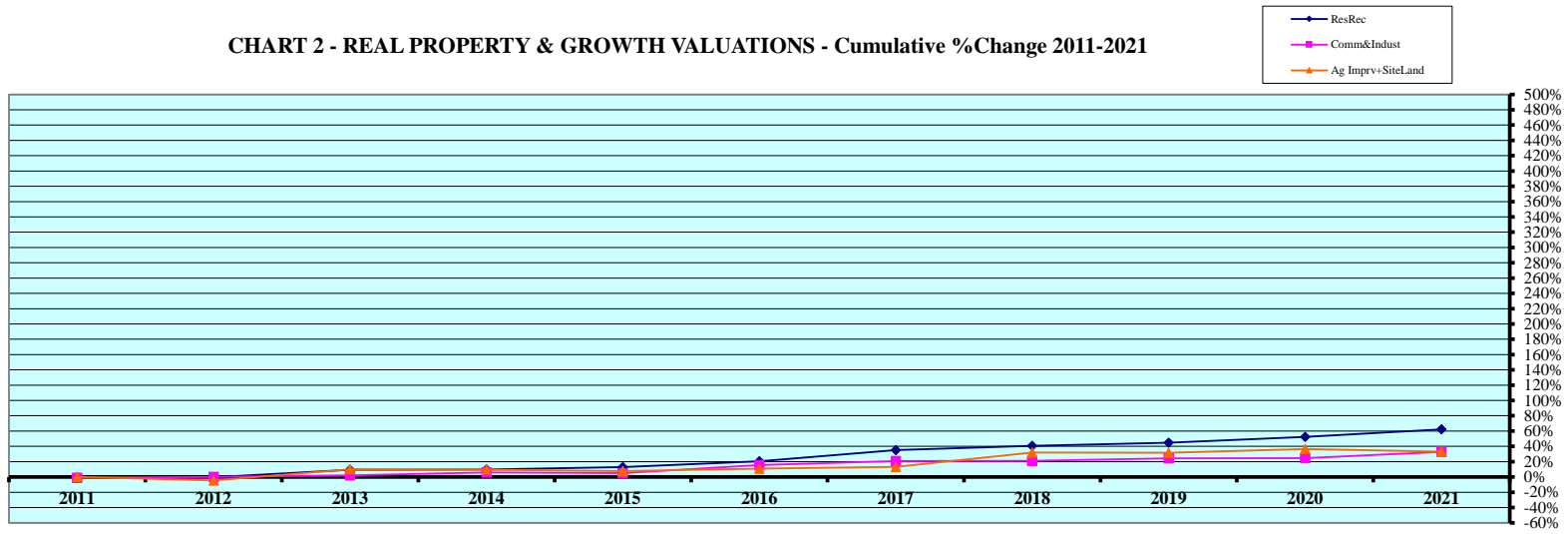
Agricultural Land **7.49%**

Cnty# **50**  
County **KEARNEY**

**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.

CHART 2 - REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 2011-2021



Tax Year	Residential & Recreational <sup>(1)</sup>						Commercial & Industrial <sup>(1)</sup>											
	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						
2011	221,262,870	702,775	0.32%	220,560,095	-	-0.32%	73,354,291	746,175	1.02%	72,608,116	-	-1.02%						
2012	223,859,860	3,459,380	1.55%	220,400,480	-0.39%	-0.39%	75,952,961	2,491,495	3.28%	73,461,466	0.15%	0.15%						
2013	245,166,080	3,121,845	1.27%	242,044,235	8.12%	9.39%	77,470,721	2,639,610	3.41%	74,831,111	-1.48%	2.01%						
2014	246,805,350	4,188,935	1.70%	242,616,415	-1.04%	9.65%	78,710,250	1,126,720	1.43%	77,583,530	0.15%	5.77%						
2015	253,443,125	3,407,775	1.34%	250,035,350	1.31%	13.00%	84,664,335	7,531,625	8.90%	77,132,710	-2.00%	5.15%						
2016	270,307,465	3,931,275	1.45%	266,376,190	5.10%	20.39%	88,623,135	3,950,535	4.46%	84,672,600	0.01%	15.43%						
2017	303,665,250	4,373,825	1.44%	299,291,425	10.72%	35.27%	88,726,045	46,955	0.05%	88,679,090	0.06%	20.89%						
2018	317,218,055	6,236,525	1.97%	310,981,530	2.41%	40.55%	89,042,520	243,595	0.27%	88,798,925	0.08%	21.05%						
2019	324,173,800	3,696,080	1.14%	320,477,720	1.03%	44.84%	91,828,995	556,720	0.61%	91,272,275	2.50%	24.43%						
2020	342,054,890	4,614,090	1.35%	337,440,800	4.09%	52.51%	92,222,665	902,970	0.98%	91,319,695	-0.55%	24.49%						
2021	363,397,945	4,460,295	1.23%	358,937,650	4.94%	62.22%	98,986,140	1,591,765	1.61%	97,394,375	5.61%	32.77%						
Rate Ann%chg	5.09%			Resid & Recreat w/o growth			3.63%			3.04%			C & I w/o growth			0.45%		

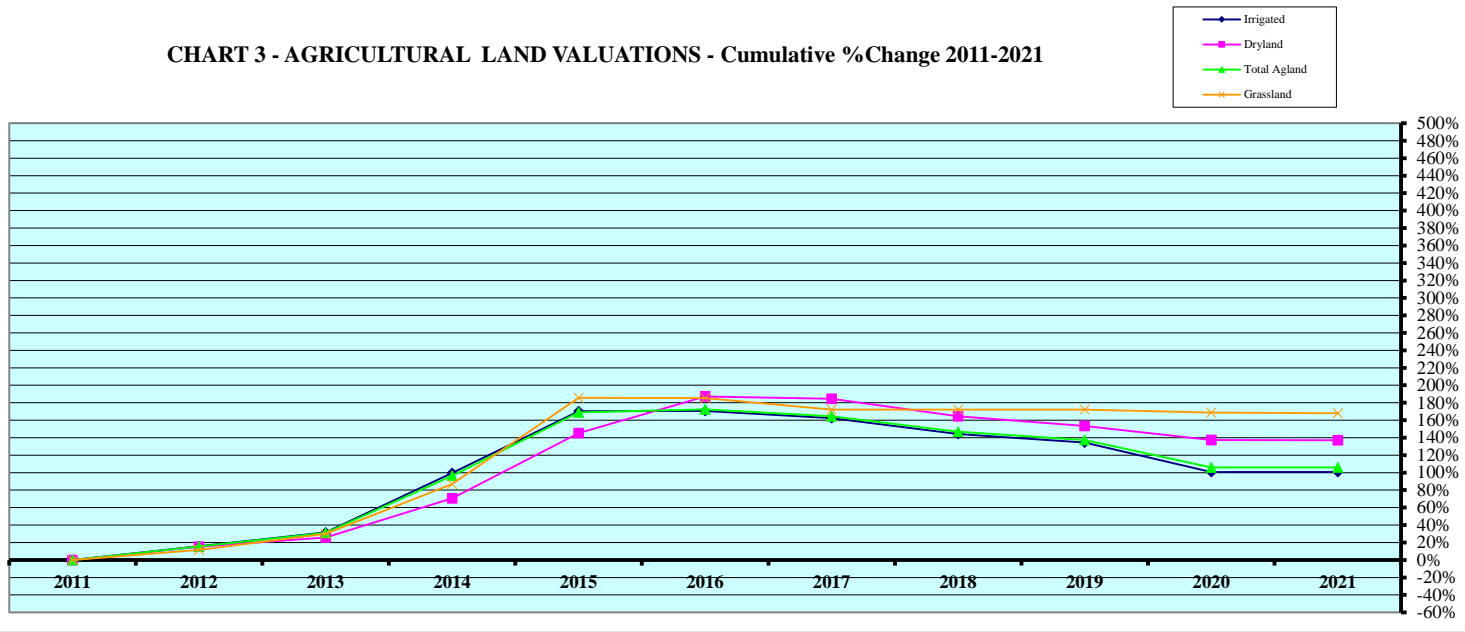
Tax Year	Ag Improvements & Site Land <sup>(1)</sup>									
	Agric. Dwelling & Homesite Value	Ag Outblgd & Farmsite Value	Ag Imprv+Site Total Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth		
2011	31,955,875	28,734,600	60,690,475	4,645,260	7.65%	56,045,215	-	-		
2012	31,825,590	29,801,310	61,626,900	3,702,040	6.01%	57,924,860	-4.56%	-4.56%		
2013	34,478,790	34,051,455	68,530,245	1,816,610	2.65%	66,713,635	8.25%	9.92%		
2014	36,438,630	33,101,548	69,540,178	3,096,925	4.45%	66,443,253	-3.05%	9.48%		
2015	34,418,765	33,199,550	67,618,315	2,212,470	3.27%	65,405,845	-5.95%	7.77%		
2016	34,940,365	33,404,000	68,344,365	1,072,530	1.57%	67,271,835	-0.51%	10.84%		
2017	35,666,775	35,630,710	71,297,485	2,564,135	3.60%	68,733,350	0.57%	13.25%		
2018	45,119,370	36,083,015	81,202,385	1,181,985	1.46%	80,020,400	12.23%	31.85%		
2019	44,888,420	39,604,835	84,493,255	4,538,620	5.37%	79,954,635	-1.54%	31.74%		
2020	43,836,450	39,219,545	83,055,995	220,810	0.27%	82,835,185	-1.96%	36.49%		
2021	48,391,910	33,014,780	81,406,690	577,220	0.71%	80,829,470	-2.68%	33.18%		
Rate Ann%chg	4.24%		1.40%		2.98%		Ag Imprv+Site w/o growth		0.08%	

(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; 2011 - 2021 CTL Growth Value; 2011-2021 Abstract of Asmnt Rpt.

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County KEARNEY

CHART 2

CHART 3 - AGRICULTURAL LAND VALUATIONS - Cumulative % Change 2011-2021



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
2011	507,641,815	-	-	-	47,525,975	-	-	-	16,937,260	-	-	-
2012	587,482,590	79,840,775	15.73%	15.73%	54,816,670	7,290,695	15.34%	15.34%	18,880,805	1,943,545	11.47%	11.47%
2013	667,741,955	80,259,365	13.66%	31.54%	59,761,085	4,944,415	9.02%	25.74%	22,024,720	3,143,915	16.65%	30.04%
2014	1,012,961,330	345,219,375	51.70%	99.54%	81,108,475	21,347,390	35.72%	70.66%	31,672,205	9,647,485	43.80%	87.00%
2015	1,372,929,630	359,968,300	35.54%	170.45%	116,543,160	35,434,685	43.69%	145.22%	48,383,920	16,711,715	52.76%	185.67%
2016	1,373,791,885	862,255	0.06%	170.62%	136,482,735	19,939,575	17.11%	187.18%	48,347,620	-36,300	-0.08%	185.45%
2017	1,332,115,705	-41,676,180	-3.03%	162.41%	135,276,335	-1,206,400	-0.88%	184.64%	46,106,185	-2,241,435	-4.64%	172.22%
2018	1,239,373,505	-92,742,200	-6.96%	144.14%	125,735,530	-9,540,805	-7.05%	164.56%	46,114,745	8,560	0.02%	172.27%
2019	1,190,428,945	-48,944,560	-3.95%	134.50%	120,426,885	-5,308,645	-4.22%	153.39%	46,104,935	-9,810	-0.02%	172.21%
2020	1,018,996,175	-171,432,770	-14.40%	100.73%	112,861,190	-7,565,695	-6.28%	137.47%	45,504,290	-600,645	-1.30%	168.66%
2021	1,019,112,485	116,310	0.01%	100.75%	112,699,495	-161,695	-0.14%	137.13%	45,377,055	-127,235	-0.28%	167.91%

Rate Ann.%chg: Irrigated **7.22%** Dryland **9.02%** Grassland **10.36%**

Tax Year	Waste Land <sup>(1)</sup>				Other Agland <sup>(1)</sup>				Total Agricultural			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
2011	59,900	-	-	-	1,118,905	-	-	-	573,283,855	-	-	-
2012	61,385	1,485	2.48%	2.48%	1,308,695	189,790	16.96%	16.96%	662,550,145	89,266,290	15.57%	15.57%
2013	60,230	-1,155	-1.88%	0.55%	1,308,695	0	0.00%	16.96%	750,896,685	88,346,540	13.33%	30.98%
2014	60,280	50	0.08%	0.63%	1,303,005	-5,690	-0.43%	16.45%	1,127,105,295	376,208,610	50.10%	96.61%
2015	54,340	-5,940	-9.85%	-9.28%	4,039,160	2,736,155	209.99%	260.99%	1,541,950,210	414,844,915	36.81%	168.97%
2016	203,660	149,320	274.79%	240.00%	3,028,335	-1,010,825	-25.03%	170.65%	1,561,854,235	19,904,025	1.29%	172.44%
2017	215,805	12,145	5.96%	260.28%	3,039,550	11,215	0.37%	171.65%	1,516,753,580	-45,100,655	-2.89%	164.57%
2018	214,605	-1,200	-0.56%	258.27%	3,039,550	0	0.00%	171.65%	1,414,477,935	-102,275,645	-6.74%	146.73%
2019	216,940	2,335	1.09%	262.17%	3,039,550	0	0.00%	171.65%	1,360,217,255	-54,260,680	-3.84%	137.27%
2020	286,355	69,415	32.00%	378.06%	3,035,120	-4,430	-0.15%	171.26%	1,180,683,130	-179,534,125	-13.20%	105.95%
2021	285,745	-610	-0.21%	377.04%	3,035,120	0	0.00%	171.26%	1,180,509,900	-173,230	-0.01%	105.92%

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County **KEARNEY**

Rate Ann.%chg: Total Agric Land **7.49%**

**CHART 4 - AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 2011-2021** (from County Abstract Reports)<sup>(1)</sup>

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
2011	399,032,975	226,471	1,762			46,980,375	44,392	1,058			81,700,995	133,333	613		
2012	508,224,940	227,180	2,237	26.97%	26.97%	47,547,835	44,427	1,070	1.13%	1.13%	89,688,965	135,300	663	8.18%	9.46%
2013	587,545,745	227,375	2,584	15.51%	46.66%	54,775,470	44,741	1,224	14.39%	15.68%	89,574,800	130,628	686	3.44%	13.24%
2014	666,773,305	227,429	2,932	13.46%	66.39%	60,229,775	44,670	1,348	10.13%	27.41%	97,239,960	127,646	762	11.09%	25.80%
2015	1,012,737,320	227,806	4,446	51.63%	152.31%	81,299,720	44,376	1,832	35.88%	73.11%	128,539,130	127,483	1,008	32.36%	66.50%
2016	1,373,267,625	227,784	6,029	35.61%	242.17%	116,699,745	44,254	2,637	43.94%	149.18%	149,636,865	127,257	1,176	16.62%	94.17%
2017	1,373,570,835	227,854	6,028	-0.01%	242.14%	136,523,570	44,082	3,097	17.44%	192.64%	164,929,515	127,713	1,291	9.83%	113.25%
2018	1,329,652,655	227,409	5,847	-3.01%	231.84%	136,074,485	43,931	3,097	0.01%	192.68%	174,353,050	127,360	1,369	6.01%	126.06%
2019	1,239,315,625	227,815	5,440	-6.96%	208.75%	125,752,475	43,679	2,879	-7.05%	172.04%	167,960,980	130,138	1,291	-5.72%	113.13%
2020	1,190,223,010	227,867	5,223	-3.98%	196.45%	120,605,100	43,642	2,764	-4.01%	161.13%	167,183,410	129,675	1,289	-0.11%	112.90%
2021	1,029,895,740	227,880	4,519	-13.48%	156.50%	113,052,140	43,591	2,593	-6.15%	145.06%	45,449,340	34,961	1,300	0.83%	112.16%

Rate Annual %chg Average Value/Acre: **9.88%**

**9.38%**

**7.81%**

Tax Year	WASTE LAND <sup>(2)</sup>					OTHER AGLAND <sup>(2)</sup>					TOTAL AGRICULTURAL LAND <sup>(1)</sup>				
	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
2011	59,985	1,333	45			1,062,110	1,355	784			464,377,520	309,964	1,498		
2012	59,940	1,332	45	0.00%	0.00%	1,118,905	1,420	788	0.53%	0.53%	573,827,515	310,001	1,851	23.55%	23.55%
2013	60,865	1,353	45	0.00%	0.00%	0	0				661,294,430	310,758	2,128	14.96%	42.04%
2014	61,460	1,366	45	0.00%	0.00%	0	0				661,294,430	310,751	2,411	13.29%	60.91%
2015	60,240	1,339	45	0.01%	0.02%	0	0				1,125,682,055	310,678	3,623	50.30%	141.85%
2016	56,665	1,259	45	0.00%	0.02%	0	0				1,538,574,840	310,643	4,953	36.69%	230.60%
2017	203,660	1,357	150	233.38%	233.45%	3,033,790	1,685	1,800		129.70%	1,561,709,340	312,191	5,002	1.00%	233.90%
2018	202,510	1,350	150	0.00%	233.44%	3,039,550	1,689	1,800	0.00%	129.70%	1,515,169,585	309,917	4,889	-2.27%	226.33%
2019	215,805	1,438	150	0.00%	233.44%	3,039,550	1,689	1,800	0.00%	129.70%	1,414,431,855	310,088	4,561	-6.70%	204.46%
2020	214,480	1,430	150	0.00%	233.44%	3,039,550	1,689	1,800	0.00%	129.70%	1,360,183,595	310,089	4,386	-3.84%	192.79%
2021	291,140	1,941	150	-0.01%	233.41%	3,039,550	1,689	1,800	0.00%	129.70%	1,191,727,910	310,062	3,844	-12.38%	156.55%

**50**  
**KEARNEY**

Rate Annual %chg Average Value/Acre: **9.88%**

(1) Valuations from County Abstracts vs Certificate of Taxes Levied Reports (CTL) will vary due to different reporting dates. Source: 2011 - 2021 County Abstract Reports  
Agland Assessment Level 1998 to 2006 = 80%; 2007 & forward = 75% NE Dept. of Revenue, Property Assessment Division Prepared as of 03/01/2022

**CHART 4**

CHART 5 - 2021 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
6,688	KEARNEY	78,561,752	28,143,889	22,544,610	363,397,945	98,986,140	0	0	1,180,509,900	47,805,565	33,678,480	40,550	1,853,668,831
cnty sectorvalue % of total value:		4.24%	1.52%	1.22%	19.60%	5.34%			63.69%	2.58%	1.82%	0.00%	100.00%
Pop.	Municipality:	Personal Prop	StateAsd PP	StateAsd Real	Residential	Commercial	Industrial	Recreation	Agland	Agdwell&HS	AgImprv&FS	Minerals	Total Value
726	AXTELL	1,767,953	704,836	985,969	40,335,220	7,983,620	0	0	0	0	0	0	51,777,598
10.86%	%sector of county sector	2.25%	2.50%	4.37%	11.10%	8.07%							2.79%
	%sector of municipality	3.41%	1.36%	1.90%	77.90%	15.42%							100.00%
71	HEARTWELL	76,186	200,639	405,234	1,017,610	49,865	0	0	0	0	0	0	1,749,534
1.06%	%sector of county sector	0.10%	0.71%	1.80%	0.28%	0.05%							0.09%
	%sector of municipality	4.35%	11.47%	23.16%	58.16%	2.85%							100.00%
2,923	MINDEN	11,822,783	2,334,153	1,099,672	148,322,525	55,315,230	0	0	0	0	490	0	218,894,853
43.71%	%sector of county sector	15.05%	8.29%	4.88%	40.82%	55.88%					0.00%		11.81%
	%sector of municipality	5.40%	1.07%	0.50%	67.76%	25.27%					0.00%		100.00%
43	NORMAN	1,044,115	0	0	1,118,695	867,085	0	0	0	0	0	0	3,029,895
0.64%	%sector of county sector	1.33%			0.31%	0.88%							0.16%
	%sector of municipality	34.46%			36.92%	28.62%							100.00%
358	WILCOX	122,142	718,029	112,018	12,944,820	3,549,350	0	0	0	0	0	0	17,446,359
5.35%	%sector of county sector	0.16%	2.55%	0.50%	3.56%	3.59%							0.94%
	%sector of municipality	0.70%	4.12%	0.64%	74.20%	20.34%							100.00%
0		0	0	0	0	0	0	0	0	0	0	0	0
	%sector of county sector												
	%sector of municipality												
0		0	0	0	0	0	0	0	0	0	0	0	0
	%sector of county sector												
	%sector of municipality												
0		0	0	0	0	0	0	0	0	0	0	0	0
	%sector of county sector												
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0		0	0	0	0	0	0	0	0	0	0	0	0
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0		0	0	0	0	0	0	0	0	0	0	0	0
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0		0	0	0	0	0	0	0	0	0	0	0	0
	%sector of county sector												
	%sector of municipality												
0		0	0	0	0	0	0	0	0	0	0	0	0
	%sector of county sector												
	%sector of municipality												
4,121	Total Municipalities	14,833,179	3,957,657	2,602,893	203,738,870	67,765,150	0	0	0	0	490	0	292,898,239
61.62%	%all municip.sectors of cnty	18.88%	14.06%	11.55%	56.06%	68.46%					0.00%		15.80%