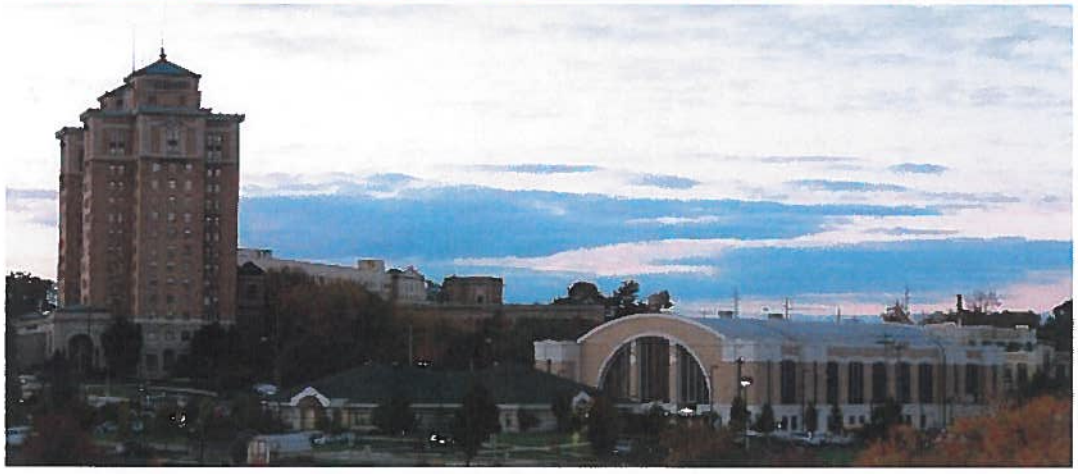
2016 CALHOUN COUNTY EQUALIZATION REPORT



Prepared for the

CALHOUN COUNTY BOARD OF COMMISSIONERS

BY

Judy K. Nelson, MMAO
Equalization Director
and staff

Calhoun County Equalization Department
315 W Green St.
Marshall Michigan 49068

Derek King, Chairman
Calhoun County Board of Commissioners

Christine McComb, Clerk
Board of Commissioners

CALHOUN COUNTY BOARD OF COMMISSIONERS

RESOLUTION TO ADOPT THE 2016 COUNTY EQUALIZATION REPORT AS SUBMITTED

WHEREAS, the Equalization Department has examined the assessment rolls of the 19 Townships and 4 Cities within Calhoun County to determine whether the real and personal property in the respective Townships and Cities has been equally and uniformly assessed; and

WHEREAS, based on this examination and studies it conducted, the Equalization Department has prepared and presented to the County Board of Commissioners the attached 2016 Equalization Report; and

WHEREAS, said Equalization Report presents recommended County equalized valuations for each of the 19 Townships and 4 Cities within the County; and

WHEREAS, the recommended County equalized valuations were determined by adding to, or deducting from, the assessed valuations of taxable property in the 19 Townships and 4 Cities within the County, the amount necessary to arrive at the appropriate proportion of true cash value.

NOW, THEREFORE BE IT RESOLVED, that the Calhoun County Board of Commissioners accepts and adopts the recommended County equalized valuations presented in the 2016 Equalization Report prepared by the Calhoun County Equalization Department for a total 2016 equalized valuation of real and personal property of $4,122,153,672 with the breakdown of equalized valuation by property classification as follows:

Agricultural Real Property	$507,794,520
Commercial Real Property	$555,864,086
Industrial Real Property	$194,245,947
Residential Real Property	$2,382,116,899
Developmental Real Property	$0
Total Real Property	$3,640,021,452
Total Personal Property	$482,132,220
Total Real and Personal Property	$4,122,153,672

BE IT FURTHER RESOLVED, that the Calhoun County Board Chairperson and the County Clerk of the Board of Commissioners are authorized to sign the report; further, that the County Administrator/Controller and the Equalization Director/Deputy Director are authorized to represent Calhoun County at both Preliminary and Final State Equalization sessions, if deemed necessary.

_____

Calhoun County Clerk of Board of Commissioners

2016 CALHOUN COUNTY EQUALIZATION REPORT

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CALHOUN COUNTY
EQUALIZATION DEPARTMENT

315 W. Green St.
Marshall MI 49068

Office: (269) 781-0745
Fax: (269) 781-0647

To: Calhoun County Board of Commissioners

From: Judy Nelson, Equalization Director

Date: April 12, 2016

Subject: 2016 Equalization Report

The Calhoun County Equalization Department has prepared the attached report of values within the 19 townships and 4 cities in the county.

The values as shown are extracted from the local governmental unit 2016 assessment rolls. The rolls have met all the criteria required and have been equalized to compensate for any inequities between jurisdictions based on the studies conducted by your Calhoun County Equalization Department as required by Section 211.34 of the Michigan Compiled Laws. The Department believes no county equalization factors are required, and recommends that the County accepts and equalizes each assessment roll as submitted.

The 2016 values, as stated in this report, indicate a -2.69% (decrease) in equalized value when compared to the 2015 values. The reported 2016 county total equalized value is: **FOUR BILLION, ONE HUNDRED TWENTY TWO MILLION, ONE HUNDRED FIFTY THREE THOUSAND, SIX HUNDRED SEVENTY TWO DOLLARS ($4,122,153,672).**

I wish to thank the County's Assessing Officers and the Equalization Department Staff for their assistance in the preparation and submission of the data supporting this report.

Respectfully submitted,

Judy K Nelson

Judy K. Nelson, MMAO
Equalization Director

CALHOUN COUNTY

BOARD OF COMMISSIONERS

DISTRICT #1	KATHY-SUE DUNN
DISTRICT #2	CARLA REYNOLDS
DISTRICT #3	JIM HAADSMA
DISTRICT #4	STEVE FRISBIE
DISTRICT #5	DEREK KING, CHAIR
DISTRICT #6	BLAINE VAN SICKLE
DISTRICT #7	MIKE BEARMAN

ASSESSING OFFICERS

ALBION TWP	TOM FRANK
ATHENS TWP	MARCIA BAIL
BEDFORD TWP	JOYCE FOONDLE
BURLINGTON TWP	DAN BRUNNER
CLARENCE TWP	DAVID VERAMAY
CLARENDON TWP	ROBYN KULIKOWSKI
CONVIS TWP	ROBYN KULIKOWSKI
ECKFORD TWP	DAN BRUNNER
EMMETT TWP	MICHAEL LESLIE
FREDONIA TWP	ROGER SMITH
HOMER TWP	DAN BRUNNER
LEE TWP	ROGER SMITH
LEROY TWP	JOYCE FOONDLE
MARENGO TWP	ROBYN KULIKOWSKI
MARSHALL TWP	ROBYN KULIKOWSKI
NEWTON TWP	JOYCE FOONDLE
PENNFIELD TWP	DAN BRUNNER
SHERIDAN TWP	ROBYN KULIKOWSKI
TEKONSHA TWP	MARCIA BAIL
ALBION CITY	JULIE CAIN-DEROUIN
BATTLE CREEK CITY	STEVEN HUDSON
MARSHALL CITY	JULIE CAIN-DEROUIN
SPRINGFIELD CITY	DAN BRUNNER

EQUALIZATION DEPARTMENT

DIRECTOR	JUDY NELSON
OFFICE ADMINISTRATOR	SANDY PETERSON
APPRAISER III	VACANT
APPRAISER II	PATTI OSTROWSKI
APPRAISER II	MARIE BOOTON
GIS COORDINATOR	BRENT THELEN

Values Summary

Year Over Year Changes - Assessed Value & Taxable Value

Considers new construction & razing, change in value levels, and classification changes.

Assessed & Equalized Values	2016	2015	Change
Agricultural Real Property	507,794,520	498,628,136	1.8%
Commercial Real Property	555,864,086	550,859,137	0.9%
Industrial Real Property	194,245,947	196,608,750	-1.2%
Residential Real Property	2,382,116,899	2,317,868,274	2.8%
Developmental Real Property	-	535,640	-100.0%
Total Real Property	**3,640,021,452**	**3,564,499,937**	**2.1%**
Total Personal Property	**482,132,220**	**671,732,473**	**-28.2%**
Total Real and Personal Property	**4,122,153,672**	**4,236,232,410**	**-2.7%**

Taxable Values	2016	2015	Change
Agricultural Real Property	192,489,105	191,375,520	0.6%
Commercial Real Property	482,547,131	487,427,163	-1.0%
Industrial Real Property	173,475,589	175,604,358	-1.2%
Residential Real Property	2,117,578,689	2,114,790,751	0.1%
Developmental Real Property	-	219,560	-100.0%
Total Real	**2,966,090,514**	**2,969,417,352**	**-0.1%**
Personal Property	**480,387,541**	**661,802,144**	**-27.4%**
County Total Taxable Value	**3,446,478,055**	**3,631,219,496**	**-5.1%**

COUNTY EQUALIZED VALUE			% Taxable Value to Equalized Value	COUNTY TAXABLE VALUE		
YEAR	EQUALIZED VALUE	% CHANGE		YEAR	TAXABLE VALUE	% CHANGE
2013	4,057,772,361		87.94%	2013	3,568,430,371	
2014	4,092,153,466	0.85	87.10%	2014	3,564,236,566	(0.12)
2015	4,236,232,410	3.52	85.72%	2015	3,631,219,496	1.88
2016	4,122,153,672	(2.69)	83.61%	2016	3,446,478,055	(5.09)

Percent of Total Real & Personal

2016 REAL EQUALIZED VALUE

3,640,021,452 88.30%

2016 REAL TAXABLE VALUE

2,966,090,514 86.06%

Percent of Total Real & Personal

2016 PERSONAL EQUALIZED VALUE

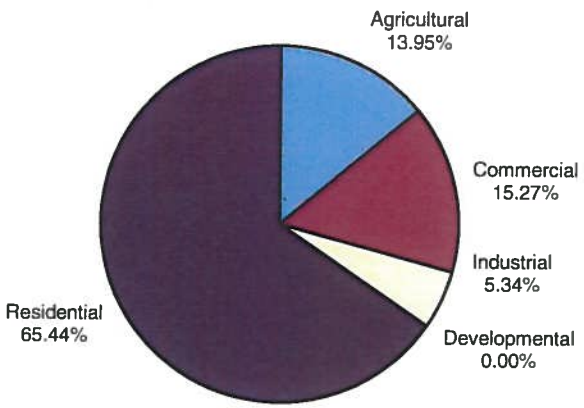
482,132,220 11.70%

2016 PERSONAL TAXABLE VALUE

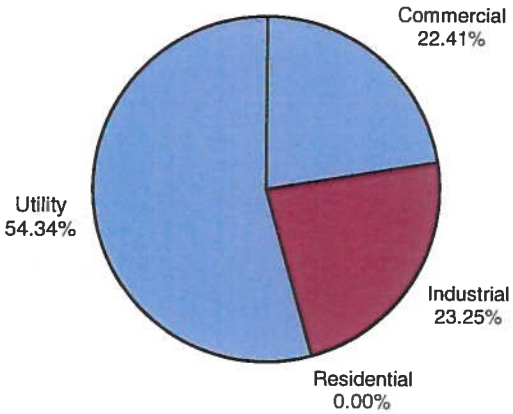
480,387,541 13.94%

PROPERTY CLASSIFICATION'S % OF COUNTY EQUALIZED VALUE

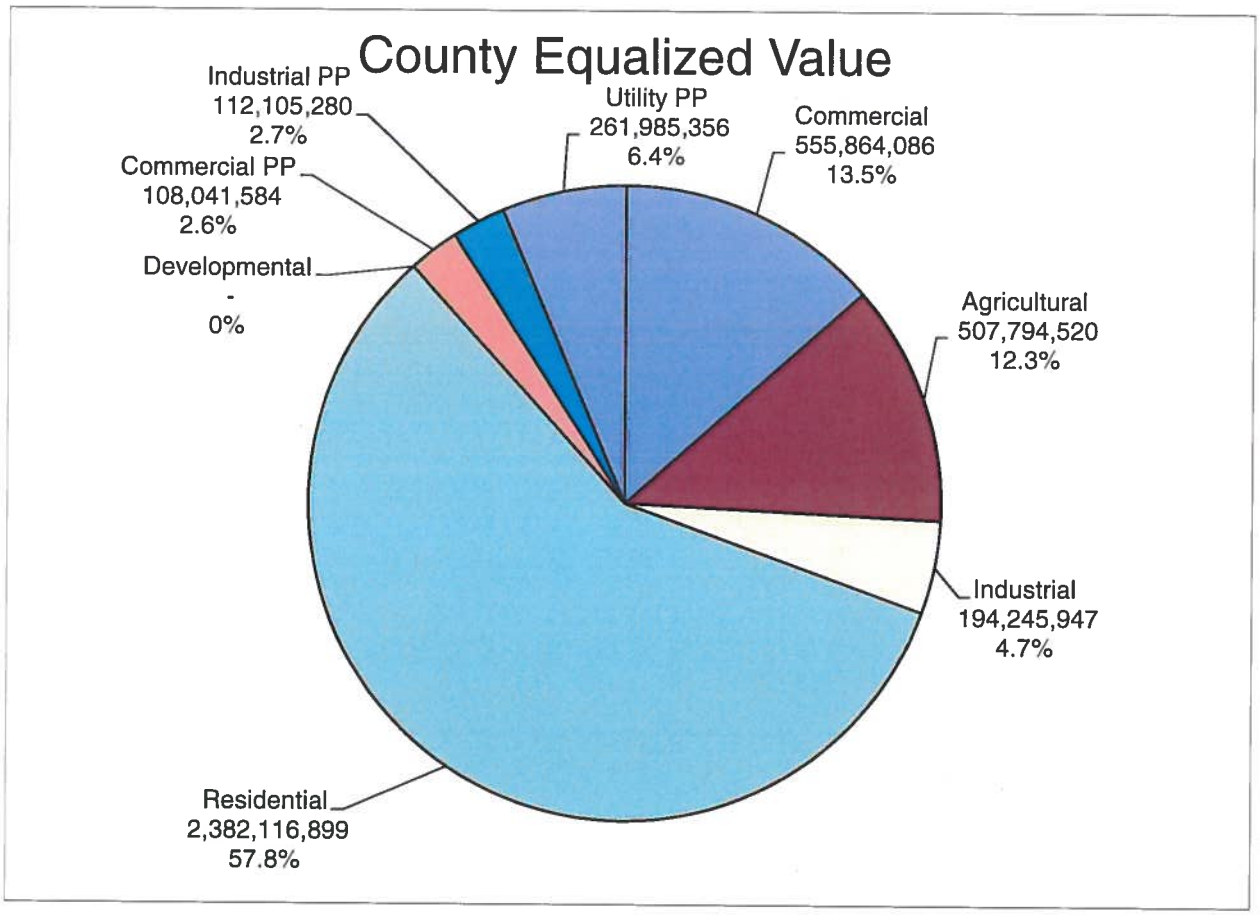
2016 REAL EQUALIZED VALUE



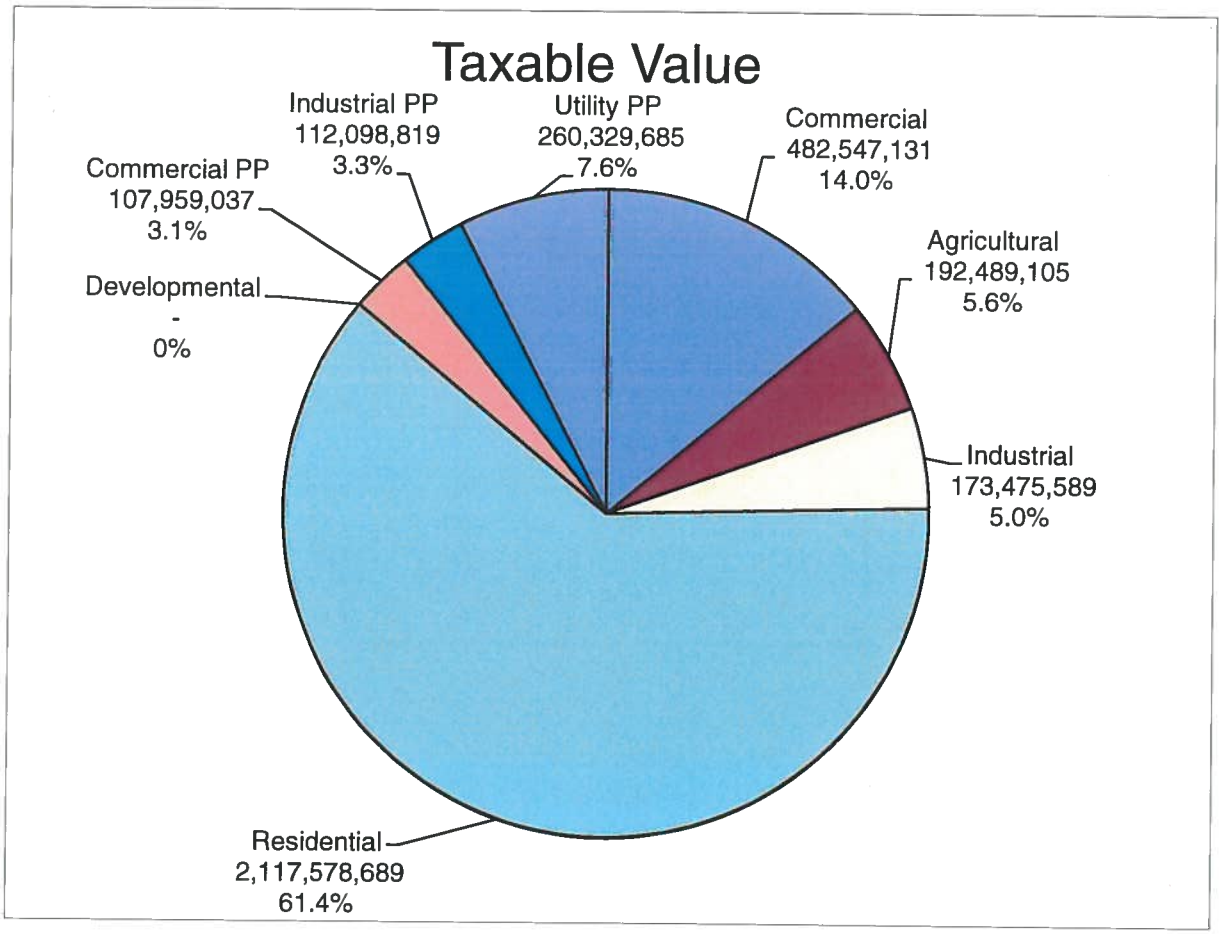
2016 PERSONAL EQUALIZED VALUE



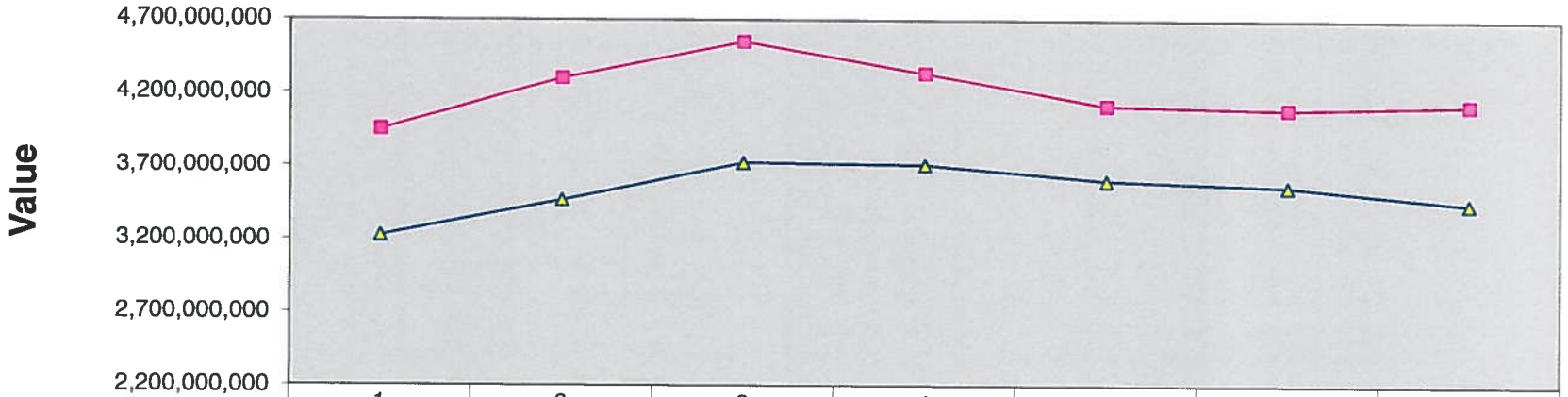
2016 County Equalized Value
by Real & Personal Property Classification
& Percent of County Total Equalized Value



2016 Countywide Taxable Valuations
Real and Personal Property by Classification
& Percent of County Total Taxable Value



EQUALIZED VALUE COMPARED WITH TAXABLE VALUE

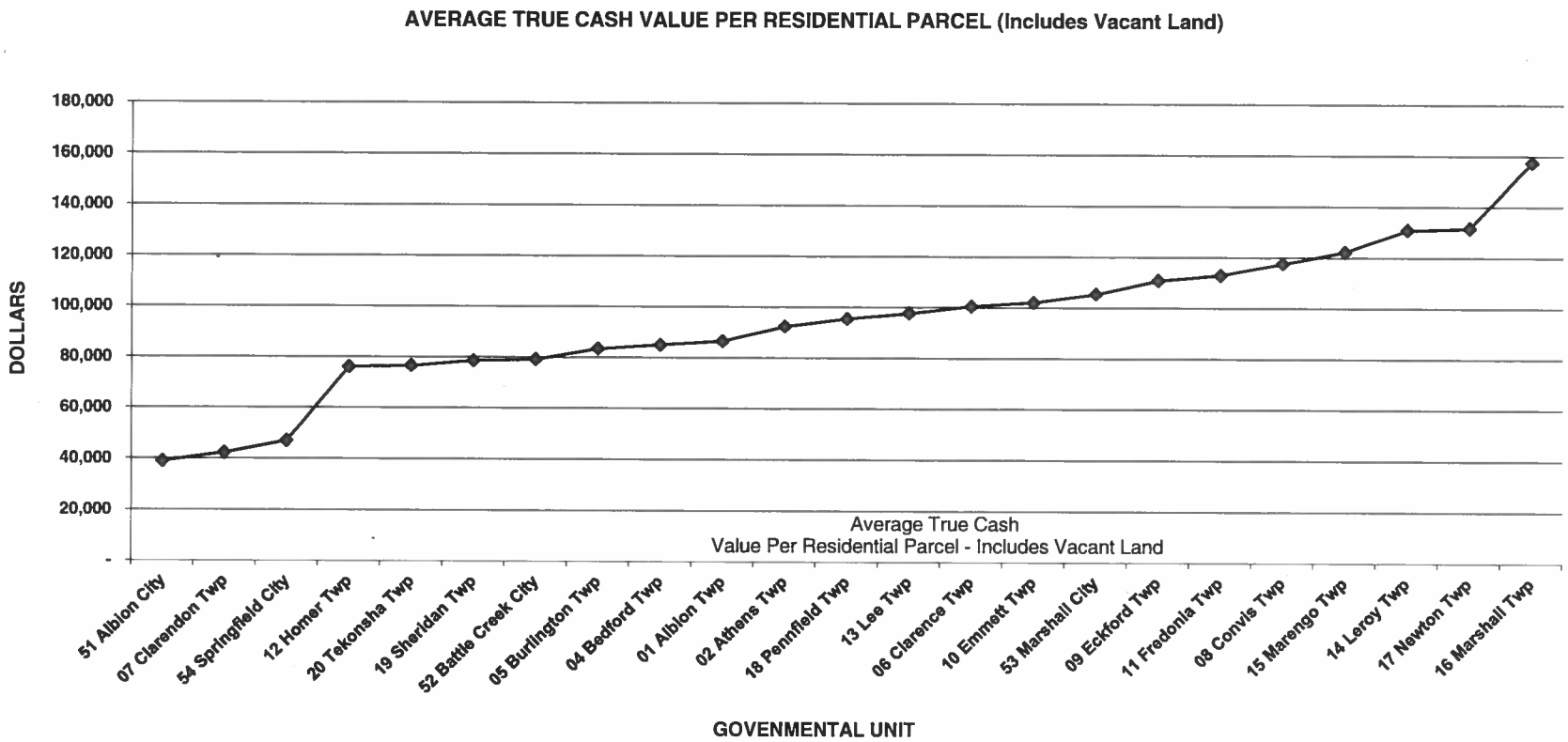


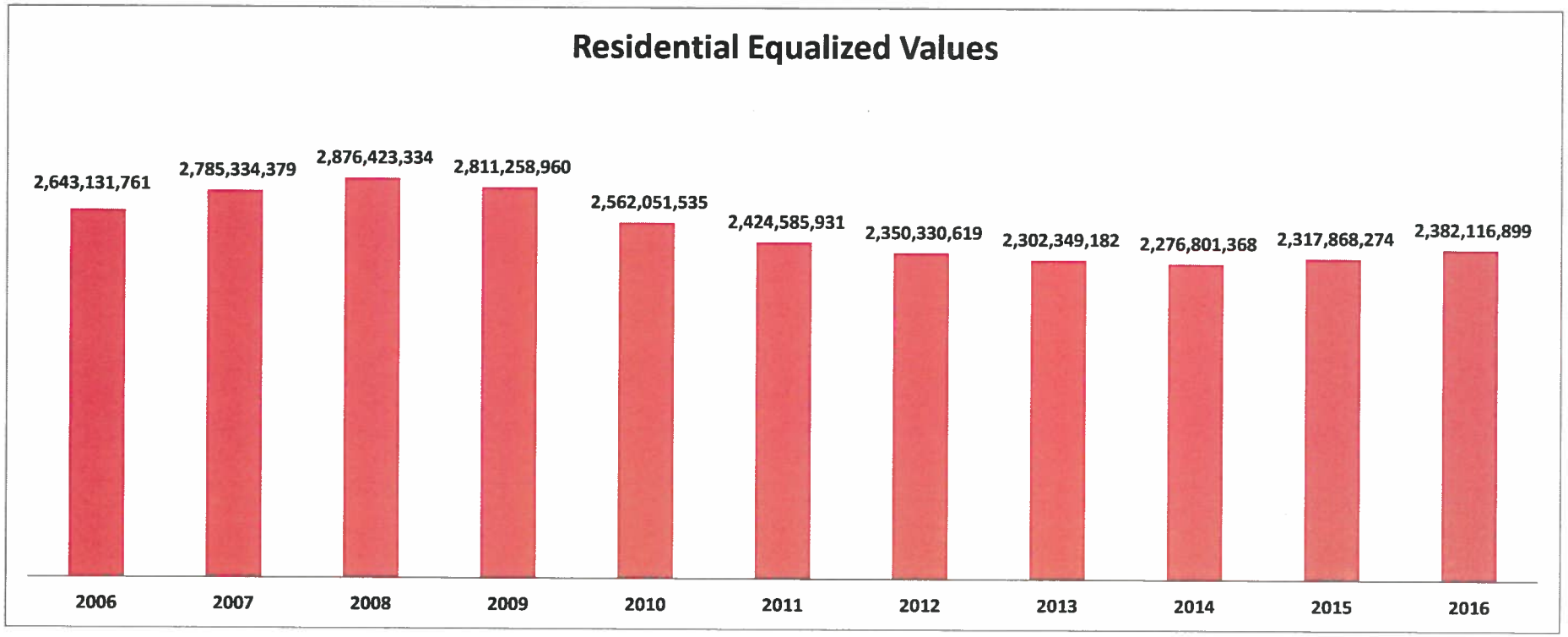
	1	2	3	4	5	6	7
Year	2004	2006	2008	2010	2012	2014	2016
Equalized Value	3,953,970,561	4,305,027,216	4,553,178,897	4,336,796,209	4,116,930,142	4,092,153,466	4,122,153,672
Taxable Value	3,228,412,954	3,470,883,407	3,724,578,452	3,710,386,490	3,604,972,221	3,564,236,566	3,446,478,055
% Difference TV/EV	18.35%	19.38%	18.20%	14.44%	12.44%	12.90%	16.39%

CALHOUN COUNTY

RESIDENTIAL - Average Market Value Per Parcel (includes vacant land)

Local Unit	Total Cash Value	Number of Parcels	**2016 Avg Value Per Parcel**	2015 Avg Value Per Parcel	Change Over Last Year
51 Albion City	102,582,031	2,624	**39,094**	39,729	-2%
07 Clarendon Twp	54,079,517	1,276	**42,382**	43,421	-2%
54 Springfield City	66,729,241	1,416	**47,125**	42,111	12%
12 Homer Twp	73,732,682	965	**76,407**	65,404	17%
20 Tekonsha Twp	61,052,492	795	**76,796**	79,617	-4%
19 Sheridan Twp	67,282,206	853	**78,877**	77,065	2%
52 Battle Creek City	1,476,739,414	18,604	**79,378**	76,902	3%
05 Burlington Twp	74,996,940	897	**83,609**	80,657	4%
04 Bedford Twp	368,174,517	4,323	**85,166**	79,311	7%
01 Albion Twp	41,877,895	483	**86,704**	78,932	10%
02 Athens Twp	91,050,874	984	**92,531**	97,135	-5%
18 Pennfield Twp	360,468,796	3,767	**95,691**	92,515	3%
13 Lee Twp	44,025,341	450	**97,834**	87,600	12%
06 Clarence Twp	133,957,100	1,332	**100,568**	95,587	5%
10 Emmett Twp	480,972,265	4,708	**102,161**	99,616	3%
53 Marshall City	298,509,367	2,830	**105,480**	103,716	2%
09 Eckford Twp	68,646,601	619	**110,899**	108,076	3%
11 Fredonia Twp	87,079,150	771	**112,943**	101,386	11%
08 Convis Twp	89,722,288	763	**117,591**	114,996	2%
15 Marengo Twp	111,591,795	913	**122,225**	122,932	-1%
14 Leroy Twp	234,268,338	1,790	**130,876**	127,720	2%
17 Newton Twp	173,726,481	1,320	**131,611**	132,062	0%
16 Marshall Twp	221,360,426	1,405	**157,552**	156,853	0%
Countywide	4,782,625,757	53,888	**88,751**	**85,997**	**3%**


AVERAGE TRUE CASH VALUE PER RESIDENTIAL PARCEL (Includes Vacant Land)
DOLLARS
180,000
160,000
140,000
120,000
100,000
80,000
60,000
40,000
20,000
-
Average True Cash
Value Per Residential Parcel - Includes Vacant Land
51 Albion City
07 Clarendon Twp
54 Springfield City
12 Homer Twp
20 Tekonsha Twp
19 Sheridan Twp
52 Battle Creek City
05 Burlington Twp
04 Bedford Twp
01 Albion Twp
02 Athens Twp
18 Pennfield Twp
13 Lee Twp
06 Clarence Twp
10 Emmett Twp
53 Marshall City
09 Eckford Twp
11 Fredonia Twp
08 Convis Twp
15 Marengo Twp
14 Leroy Twp
17 Newton Twp
16 Marshall Twp
GOVENMENTAL UNIT


Residential Equalized Values
2,643,131,761
2,785,334,379
2,876,423,334
2,811,258,960
2,562,051,535
2,424,585,931
2,350,330,619
2,302,349,182
2,276,801,368
2,317,868,274
2,382,116,899
2006
2007
2008
2009
2010
2011
2012
2013
2014
2015
2016

2016 CALHOUN COUNTY
ASSESSED AND COUNTY EQUALIZED VALUES

Jurisdiction	ASSESSED VALUATION Real	Personal	Total	EQUALIZED VALUATION Real	Personal	Total	Unit's % of County
Townships							
01 Albion Township	60,691,900	7,169,650	67,861,550	60,691,900	7,169,650	67,861,550	1.6%
02 Athens Township	82,894,455	24,215,300	107,109,755	82,894,455	24,215,300	107,109,755	2.6%
04 Bedford Township	199,238,150	9,505,600	208,743,750	199,238,150	9,505,600	208,743,750	5.1%
05 Burlington Township	68,766,320	3,764,240	72,530,560	68,766,320	3,764,240	72,530,560	1.8%
06 Clarence Township	93,755,326	2,053,900	95,809,226	93,755,326	2,053,900	95,809,226	2.3%
07 Clarendon Township	58,954,600	1,854,232	60,808,832	58,954,600	1,854,232	60,808,832	1.5%
08 Convis Township	69,870,016	4,754,200	74,624,216	69,870,016	4,754,200	74,624,216	1.8%
09 Eckford Township	76,455,030	3,415,430	79,870,460	76,455,030	3,415,430	79,870,460	1.9%
10 Emmett Township	357,706,793	29,321,830	387,028,623	357,706,793	29,321,830	387,028,623	9.4%
11 Fredonia Township	80,314,100	21,285,000	101,599,100	80,314,100	21,285,000	101,599,100	2.5%
12 Homer Township	85,164,791	7,544,610	92,709,401	85,164,791	7,544,610	92,709,401	2.2%
13 Lee Township	58,568,356	9,707,673	68,276,029	58,568,356	9,707,673	68,276,029	1.7%
14 Leroy Township	146,602,450	13,552,200	160,154,650	146,602,450	13,552,200	160,154,650	3.9%
15 Marengo Township	99,648,819	32,683,200	132,332,019	99,648,819	32,683,200	132,332,019	3.2%
16 Marshall Township	146,597,450	8,883,600	155,481,050	146,597,450	8,883,600	155,481,050	3.8%
17 Newton Township	109,918,850	30,332,800	140,251,650	109,918,850	30,332,800	140,251,650	3.4%
18 Pennfield Township	204,909,000	17,057,810	221,966,810	204,909,000	17,057,810	221,966,810	5.4%
19 Sheridan Township	66,542,300	43,345,200	109,887,500	66,542,300	43,345,200	109,887,500	2.7%
20 Tekonsha Township	69,937,200	4,304,150	74,241,350	69,937,200	4,304,150	74,241,350	1.8%
Total Townships	**2,136,535,906**	**274,750,625**	**2,411,286,531**	**2,136,535,906**	**274,750,625**	**2,411,286,531**	**58.5%**
Cities							
51 City of Albion	80,988,702	13,872,500	94,861,202	80,988,702	13,872,500	94,861,202	2.3%
52 City of Battle Creek	1,129,961,639	162,615,803	1,292,577,442	1,129,961,639	162,615,803	1,292,577,442	31.4%
53 City of Marshall	216,863,700	21,964,200	238,827,900	216,863,700	21,964,200	238,827,900	5.8%
54 City of Springfield	75,671,505	8,929,092	84,600,597	75,671,505	8,929,092	84,600,597	2.1%
Total Cities	**1,503,485,546**	**207,381,595**	**1,710,867,141**	**1,503,485,546**	**207,381,595**	**1,710,867,141**	**41.5%**
County Total	**3,640,021,452**	**482,132,220**	**4,122,153,672**	**3,640,021,452**	**482,132,220**	**4,122,153,672**	**100.0%**

YEAR OVER YEAR COMPARISON OF COUNTY EQUALIZED VALUES

CLASS	2016	2015	CHANGE	% CHANGE
Agricultural	507,794,520	498,628,136	9,166,384	1.8%
Commercial	555,864,086	550,859,137	5,004,949	0.9%
Industrial	194,245,947	196,608,750	(2,362,803)	-1.2%
Residential	2,382,116,899	2,317,868,274	64,248,625	2.8%
Developmental	-	535,640	(535,640)	-100.0%
Total Real	3,640,021,452	3,564,499,937	75,521,515	2.1%
Personal Property	482,132,220	671,732,473	(189,600,253)	-28.2%
Total Equalized Value	**4,122,153,672**	**4,236,232,410**	(114,078,738)	**-2.7%**

2 YEAR COMPARISON OF COUNTY EQUALIZED VALUATIONS

CLASS	2016	2014	CHANGE	% CHANGE
Agricultural	507,794,520	475,115,587	32,678,933	6.9%
Commercial	555,864,086	548,558,334	7,305,752	1.3%
Industrial	194,245,947	191,493,371	2,752,576	1.4%
Residential	2,382,116,899	2,276,801,368	105,315,531	4.6%
Developmental	-	2,117,750	(2,117,750)	-100.0%
Total Real	3,640,021,452	3,494,086,410	145,935,042	4.2%
Personal Property	482,132,220	598,067,056	(115,934,836)	-19.4%
Total Equalized Value	**4,122,153,672**	**4,092,153,466**	30,000,206	**0.7%**
			Annualized (not compounded)	**0.4%**

5 YEAR COMPARISON OF COUNTY EQUALIZED VALUATIONS

CLASS	2016	2011	CHANGE	% CHANGE
Agricultural	507,794,520	426,136,411	81,658,109	19.2%
Commercial	555,864,086	591,242,198	(35,378,112)	-6.0%
Industrial	194,245,947	181,848,912	12,397,035	6.8%
Residential	2,382,116,899	2,424,585,931	(42,469,032)	-1.8%
Developmental	-	2,549,860	(2,549,860)	-100.0%
Total Real	3,640,021,452	3,626,363,312	13,658,140	0.4%
Personal Property	482,132,220	549,665,417	(67,533,197)	-12.3%
Total Equalized Value	**4,122,153,672**	**4,176,028,729**	(53,875,057)	**-1.3%**
			Annualized (not compounded)	**-0.3%**

10 YEAR COMPARISON OF COUNTY EQUALIZED VALUATIONS

CLASS	2016	2006	CHANGE	% CHANGE
Agricultural	507,794,520	381,903,983	125,890,537	33.0%
Commercial	555,864,086	547,919,215	7,944,871	1.5%
Industrial	194,245,947	201,823,719	(7,577,772)	-3.8%
Residential	2,382,116,899	2,643,131,761	(261,014,862)	-9.9%
Developmental	-	5,378,800	(5,378,800)	-100.0%
Total Real	3,640,021,452	3,780,157,478	(140,136,026)	-3.7%
Personal Property	482,132,220	524,869,738	(42,737,518)	-8.1%
Total Equalized Value	**4,122,153,672**	**4,305,027,216**	(182,873,544)	**-4.2%**
			Annualized (not compounded)	**-0.4%**

YEAR OVER YEAR COMPARISON OF COUNTY TAXABLE VALUES

CLASS	2016	2015	CHANGE	% CHANGE
Agricultural	192,489,105	191,375,520	1,113,585	0.6%
Commercial	482,547,131	487,427,163	(4,880,032)	-1.0%
Industrial	173,475,589	175,604,358	(2,128,769)	-1.2%
Residential	2,117,578,689	2,114,790,751	2,787,938	0.1%
Developmental	-	219,560	(219,560)	-100.0%
Total Real	**2,966,090,514**	**2,969,417,352**	**(3,326,838)**	**-0.1%**
Personal Property	**480,387,541**	**661,802,144**	**(181,414,603)**	**-27.4%**
County Total Taxable Value	**3,446,478,055**	**3,631,219,496**	**(184,741,441)**	**-5.1%**

2 YEAR COMPARISON OF COUNTY TAXABLE VALUES

CLASS	2016	2014	CHANGE	% CHANGE
Agricultural	192,489,105	188,238,137	4,250,968	2.3%
Commercial	482,547,131	491,634,976	(9,087,845)	-1.8%
Industrial	173,475,589	172,801,946	673,643	0.4%
Residential	2,117,578,689	2,113,976,431	3,602,258	0.2%
Developmental	-	1,046,158	(1,046,158)	-100.0%
Total Real	**2,966,090,514**	**2,967,697,648**	**(1,607,134)**	**-0.1%**
Personal Property	**480,387,541**	**596,538,918**	**(116,151,377)**	**-19.5%**
County Total Taxable Value	**3,446,478,055**	**3,564,236,566**	**(117,758,511)**	**-3.3%**
			Annualized (not compounded)	**-1.7%**

5 YEAR COMPARISON OF COUNTY TAXABLE VALUES

CLASS	2016	2011	CHANGE	% CHANGE
Agricultural	192,489,105	175,875,161	16,613,944	9.4%
Commercial	482,547,131	525,668,057	(43,120,926)	-8.2%
Industrial	173,475,589	171,739,076	1,736,513	1.0%
Residential	2,117,578,689	2,206,899,246	(89,320,557)	-4.0%
Developmental	-	1,244,218	(1,244,218)	-100.0%
Total Real	**2,966,090,514**	**3,081,425,758**	**(115,335,244)**	**-3.7%**
Personal Property	**480,387,541**	**547,820,021**	**(67,432,480)**	**-12.3%**
County Total Taxable Value	**3,446,478,055**	**3,629,245,779**	**(182,767,724)**	**-5.0%**
			Annualized (not compounded)	**-1.0%**

10 YEAR COMPARISON OF COUNTY TAXABLE VALUES

CLASS	2016	2006	CHANGE	% CHANGE
Agricultural	192,489,105	162,434,716	30,054,389	18.5%
Commercial	482,547,131	470,541,387	12,005,744	2.6%
Industrial	173,475,589	184,735,451	(11,259,862)	-6.1%
Residential	2,117,578,689	2,126,563,649	(8,984,960)	-0.4%
Developmental	-	2,883,298	(2,883,298)	-100.0%
Total Real	**2,966,090,514**	**2,947,158,501**	**18,932,013**	**0.6%**
Personal Property	**480,387,541**	**523,724,906**	**(43,337,365)**	**-8.3%**
County Total Taxable Value	**3,446,478,055**	**3,470,883,407**	**(24,405,352)**	**-0.7%**
			Annualized (not compounded)	**-0.1%**

2016 Post March Board of Review
Change in Taxable Valuations, Calhoun County

	REAL PROPERTY Taxable Values			PERSONAL PROPERTY Taxable Values			REAL & PERSONAL PROPERTY Taxable Values		
TOWNSHIP OR CITY	2015 Final Total Real Property	2016 Post-MBOR Total Real Property	% Chng	2015 Final Total Personal Property	2016 Post-MBOR Total Personal Property	% Chng	2015 Final Total R&P Property	2016 Post-MBOR Total R&P Property	% Chng
1 ALBION	33,537,628	33,388,571	-0.4%	6,321,800	7,169,650	13.4%	39,859,428	40,558,221	1.8%
2 ATHENS	58,572,445	57,560,163	-1.7%	23,898,808	24,053,036	0.6%	82,471,253	81,613,199	-1.0%
4 BEDFORD	165,317,984	166,026,826	0.4%	8,380,496	9,280,968	10.7%	173,698,480	175,307,794	0.9%
5 BURLINGTON	44,066,700	44,230,010	0.4%	3,568,400	3,764,240	5.5%	47,635,100	47,994,250	0.8%
6 CLARENCE	69,213,233	70,140,766	1.3%	1,892,100	2,053,900	8.6%	71,105,333	72,194,666	1.5%
7 CLARENDON	33,310,958	33,557,780	0.7%	1,640,641	1,854,232	13.0%	34,951,599	35,412,012	1.3%
8 CONVIS	49,360,033	49,414,954	0.1%	4,748,500	4,666,363	-1.7%	54,108,533	54,081,317	-0.1%
9 ECKFORD	48,373,890	48,601,680	0.5%	5,897,130	3,415,430	-42.1%	54,271,020	52,017,110	-4.2%
10 EMMETT	318,574,420	318,460,970	0.0%	29,419,580	29,321,830	-0.3%	347,994,000	347,782,800	-0.1%
11 FREDONIA	52,553,000	53,674,890	2.1%	20,951,400	21,285,000	1.6%	73,504,400	74,959,890	2.0%
12 HOMER	51,009,619	51,311,760	0.6%	9,412,220	7,544,610	-19.8%	60,421,839	58,856,370	-2.6%
13 LEE	31,744,788	32,223,972	1.5%	9,356,593	9,707,673	3.8%	41,101,381	41,931,645	2.0%
14 LEROY	115,193,901	115,630,440	0.4%	5,383,018	12,996,393	141.4%	120,576,919	128,626,833	6.7%
15 MARENGO	64,671,507	63,982,241	-1.1%	32,147,851	32,683,200	1.7%	96,819,358	96,665,441	-0.2%
16 MARSHALL	121,392,723	120,659,835	-0.6%	8,465,200	8,876,177	4.9%	129,857,923	129,536,012	-0.2%
17 NEWTON	83,736,876	84,227,135	0.6%	43,304,064	30,014,643	-30.7%	127,040,940	114,241,778	-10.1%
18 PENNFIELD	179,020,830	179,693,720	0.4%	16,919,310	17,057,810	0.8%	195,940,140	196,751,530	0.4%
19 SHERIDAN	46,206,531	45,487,838	-1.6%	34,336,872	43,060,944	25.4%	80,543,403	88,548,782	9.9%
20 TEKONSHA	44,108,773	43,961,606	-0.3%	4,630,950	4,286,475	-7.4%	48,739,723	48,248,081	-1.0%
51 ALBION	71,413,282	66,851,407	-6.4%	19,069,600	13,872,500	-27.3%	90,482,882	80,723,907	-10.8%
52 BATTLE CREEK	1,045,412,103	1,043,615,461	-0.2%	331,368,399	162,533,256	-51.0%	1,376,780,502	1,206,148,717	-12.4%
53 MARSHALL	174,023,939	173,645,393	-0.2%	30,917,706	21,960,119	-29.0%	204,941,645	195,605,512	-4.6%
54 SPRINGFIELD	68,602,189	69,743,096	1.7%	9,771,506	8,929,092	-8.6%	78,373,695	78,672,188	0.4%
Total for County	2,969,417,352	2,966,090,514	-0.1%	661,802,144	480,387,541	-27.4%	3,631,219,496	3,446,478,055	-5.1%

% of Last Yr's TV Reported 100%

% of Units Reported 100%

2016 Personal Property % of All Reported Property 13.9%

County Equalization Director

Judy K. Nelson

Michigan Department of Treasury STC

608 (Rev. 3-02)

Personal and Real Property - Totals

L-4024

Calhoun County

Statement of acreage and valuation in the year 2016 made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

	NUMBER OF ACRES ASSESSED	TOTAL REAL PROPERTY VALUATIONS		PERSONAL PROPERTY VALUATIONS		TOTAL REAL PLUS PERSONAL PROPERTY	
TOWNSHIP OR CITY	(COL. 1) ACRES HUNDREDTHS	(COL. 2) ASSESSED VALUATIONS	(COL. 3) EQUALIZED VALUATIONS	(COL. 4) ASSESSED VALUATIONS	(COL. 5) EQUALIZED VALUATIONS	(COL. 6) ASSESSED VALUATIONS	(COL. 7) EQUALIZED VALUATIONS
TOWNSHIPS:							
1 ALBION	0.00	60,691,900	60,691,900	7,169,650	7,169,650	67,861,550	67,861,550
2 ATHENS	0.00	82,894,455	82,894,455	24,215,300	24,215,300	107,109,755	107,109,755
4 BEDFORD	0.00	199,238,150	199,238,150	9,505,600	9,505,600	208,743,750	208,743,750
5 BURLINGTON	0.00	68,766,320	68,766,320	3,764,240	3,764,240	72,530,560	72,530,560
6 CLARENCE	0.00	93,755,326	93,755,326	2,053,900	2,053,900	95,809,226	95,809,226
7 CLARENDON	0.00	58,954,600	58,954,600	1,854,232	1,854,232	60,808,832	60,808,832
8 CONVIS	0.00	69,870,016	69,870,016	4,754,200	4,754,200	74,624,216	74,624,216
9 ECKFORD	0.00	76,455,030	76,455,030	3,415,430	3,415,430	79,870,460	79,870,460
10 EMMETT	0.00	357,706,793	357,706,793	29,321,830	29,321,830	387,028,623	387,028,623
11 FREDONIA	0.00	80,314,100	80,314,100	21,285,000	21,285,000	101,599,100	101,599,100
12 HOMER	0.00	85,164,791	85,164,791	7,544,610	7,544,610	92,709,401	92,709,401
13 LEE	0.00	58,568,356	58,568,356	9,707,673	9,707,673	68,276,029	68,276,029
14 LEROY	0.00	146,602,450	146,602,450	13,552,200	13,552,200	160,154,650	160,154,650
15 MARENGO	0.00	99,648,819	99,648,819	32,683,200	32,683,200	132,332,019	132,332,019
16 MARSHALL	0.00	146,597,450	146,597,450	8,883,600	8,883,600	155,481,050	155,481,050
17 NEWTON	0.00	109,918,850	109,918,850	30,332,800	30,332,800	140,251,650	140,251,650
18 PENNFIELD	0.00	204,909,000	204,909,000	17,057,810	17,057,810	221,966,810	221,966,810
19 SHERIDAN	0.00	66,542,300	66,542,300	43,345,200	43,345,200	109,887,500	109,887,500
20 TEKONSHA	0.00	69,937,200	69,937,200	4,304,150	4,304,150	74,241,350	74,241,350
CITIES:							
51 ALBION	0.00	80,988,702	80,988,702	13,872,500	13,872,500	94,861,202	94,861,202
52 BATTLE CREEK	0.00	1,129,961,639	1,129,961,639	162,615,803	162,615,803	1,292,577,442	1,292,577,442
53 MARSHALL	0.00	216,863,700	216,863,700	21,964,200	21,964,200	238,827,900	238,827,900
54 SPRINGFIELD	0.00	75,671,505	75,671,505	8,929,092	8,929,092	84,600,597	84,600,597
Totals for County	**0.00**	**3,640,021,452**	**3,640,021,452**	**482,132,220**	**482,132,220**	**4,122,153,672**	**4,122,153,672**

OFFICE OF THE COUNTY BOARD OF COMMISSIONERS OF CALHOUN COUNTY

WE HEREBY CERTIFY That the foregoing is a true statement of the number of acres of land, the value of the real property and of the personal property, the aggregate valuation of the real property and personal property, the equalized and assessed valuations of the real property classifications in township and city in said county as equalized by the Board of Commissioners in April of the reporting year, at a meeting of said board held in pursuance to the provisions Sections 209.1 - 209.8, MCL. I further certify that said statement does not embrace any property taxed under P.A. 77 of 1951; P.A. 68 of 1963; P.A. 198 of 1974; P.A 225 of 1978; P.A. 385 of 1984; P.A. 224 of 1985; P.A. 147 of 1992; or Section 5 of Article IX of the Constitution of the State.

Dated: April 12, 2016

Judy K Nelson

Equalization Director

Clerk of Board of Commissioners

Chairperson of Board of Commissioners

Michigan Department of Treasury STC

608 (Rev. 3-02)

Equalized Valuations - REAL

L-4024

Calhoun County

Statement of acreage and valuation in the year 2016 made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

Real Property Equalized by County Board of Commissioners							
Township or City	(COL. 1) AGRICULTURAL	(COL. 2) COMMERCIAL	(COL. 3) INDUSTRIAL	(COL. 4) RESIDENTIAL	(COL. 5) TIMBER-CUTOVER	(COL. 6) DEVELOPMENTAL	(COL. 7) TOTAL REAL PROPERTY
TOWNSHIPS:							
1 ALBION	35,835,250	1,408,400	2,570,250	20,878,000	0	0	60,691,900
2 ATHENS	32,439,050	4,212,000	768,850	45,474,555	0	0	82,894,455
4 BEDFORD	5,747,600	10,231,300	329,200	182,930,050	0	0	199,238,150
5 BURLINGTON	26,299,330	4,021,240	1,080,630	37,365,120	0	0	68,766,320
6 CLARENCE	24,464,500	2,087,500	417,500	66,785,826	0	0	93,755,326
7 CLARENDON	29,673,300	2,132,900	392,900	26,755,500	0	0	58,954,600
8 CONVIS	15,703,000	8,157,200	1,349,900	44,659,916	0	0	69,870,016
9 ECKFORD	37,942,390	125,350	4,169,070	34,218,220	0	0	76,455,030
10 EMMETT	16,034,100	96,625,816	4,895,150	240,151,727	0	0	357,706,793
11 FREDONIA	33,717,600	3,309,100	213,000	43,074,400	0	0	80,314,100
12 HOMER	39,929,550	4,980,970	3,526,130	36,728,141	0	0	85,164,791
13 LEE	36,163,700	0	706,600	21,698,056	0	0	58,568,356
14 LEROY	22,986,750	6,604,300	373,900	116,637,500	0	0	146,602,450
15 MARENGO	38,329,100	5,777,900	111,400	55,430,419	0	0	99,648,819
16 MARSHALL	25,457,300	10,869,900	249,200	110,021,050	0	0	146,597,450
17 NEWTON	21,633,700	1,365,300	104,900	86,814,950	0	0	109,918,850
18 PENNFIELD	7,112,760	16,643,090	1,928,220	179,224,930	0	0	204,909,000
19 SHERIDAN	21,707,600	4,980,100	6,300,300	33,554,300	0	0	66,542,300
20 TEKONSHA	30,878,800	6,635,900	1,899,600	30,522,900	0	0	69,937,200
CITIES:							
51 ALBION	0	18,313,800	11,572,900	51,102,002	0	0	80,988,702
52 BATTLE CREEK	5,739,140	265,685,580	120,378,045	738,158,874	0	0	1,129,961,639
53 MARSHALL	0	45,351,200	24,744,900	146,767,600	0	0	216,863,700
54 SPRINGFIELD	0	36,345,240	6,163,402	33,162,863	0	0	75,671,505
Totals for County	**507,794,520**	**555,864,086**	**194,245,947**	**2,382,116,899**	**0**	**0**	**3,640,021,452**

OFFICE OF THE COUNTY BOARD OF COMMISSIONERS OF CALHOUN COUNTY

WE HEREBY CERTIFY That the foregoing is a true statement of the number of acres of land, the value of the real property and of the personal property, the aggregate valuation of the real property and personal property, the equalized and assessed valuations of the real property classifications in township and city in said county as equalized by the Board of Commissioners in April of the reporting year, at a meeting of said board held in pursuance to the provisions Sections 209.1 - 209.8, MCL. I further certify that said statement does not embrace any property taxed under P.A. 77 of 1951; P.A. 68 of 1963; P.A. 198 of 1974; P.A 225 of 1978; P.A. 385 of 1984; P.A. 224 of 1985; P.A. 147 of 1992; or Section 5 of Article IX of the Constitution of the State.

Dated: April 12, 2016

Judy K Nelson

Equalization Director | **Clerk of Board of Commissioners** | **Chairperson of Board of Commissioners**

Michigan Department of Treasury STC

608 (Rev. 3-02)

Assessed Valuations - REAL

L-4024

Calhoun County

Statement of acreage and valuation in the year 2016 made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

Real Property Equalized by County Board of Commissioners							
Township or City	(COL. 1) AGRICULTURAL	(COL. 2) COMMERCIAL	(COL. 3) INDUSTRIAL	(COL. 4) RESIDENTIAL	(COL. 5) TIMBER-CUTOVER	(COL. 6) DEVELOPMENTAL	(COL. 7) TOTAL REAL PROPERTY
TOWNSHIPS:							
1 ALBION	35,835,250	1,408,400	2,570,250	20,878,000	0	0	60,691,900
2 ATHENS	32,439,050	4,212,000	768,850	45,474,555	0	0	82,894,455
4 BEDFORD	5,747,600	10,231,300	329,200	182,930,050	0	0	199,238,150
5 BURLINGTON	26,299,330	4,021,240	1,080,630	37,365,120	0	0	68,766,320
6 CLARENCE	24,464,500	2,087,500	417,500	66,785,826	0	0	93,755,326
7 CLARENDON	29,673,300	2,132,900	392,900	26,755,500	0	0	58,954,600
8 CONVIS	15,703,000	8,157,200	1,349,900	44,659,916	0	0	69,870,016
9 ECKFORD	37,942,390	125,350	4,169,070	34,218,220	0	0	76,455,030
10 EMMETT	16,034,100	96,625,816	4,895,150	240,151,727	0	0	357,706,793
11 FREDONIA	33,717,600	3,309,100	213,000	43,074,400	0	0	80,314,100
12 HOMER	39,929,550	4,980,970	3,526,130	36,728,141	0	0	85,164,791
13 LEE	36,163,700	0	706,600	21,698,056	0	0	58,568,356
14 LEROY	22,986,750	6,604,300	373,900	116,637,500	0	0	146,602,450
15 MARENGO	38,329,100	5,777,900	111,400	55,430,419	0	0	99,648,819
16 MARSHALL	25,457,300	10,869,900	249,200	110,021,050	0	0	146,597,450
17 NEWTON	21,633,700	1,365,300	104,900	86,814,950	0	0	109,918,850
18 PENNFIELD	7,112,760	16,643,090	1,928,220	179,224,930	0	0	204,909,000
19 SHERIDAN	21,707,600	4,980,100	6,300,300	33,554,300	0	0	66,542,300
20 TEKONSHA	30,878,800	6,635,900	1,899,600	30,522,900	0	0	69,937,200
CITIES:							
51 ALBION	0	18,313,800	11,572,900	51,102,002	0	0	80,988,702
52 BATTLE CREEK	5,739,140	265,685,580	120,378,045	738,158,874	0	0	1,129,961,639
53 MARSHALL	0	45,351,200	24,744,900	146,767,600	0	0	216,863,700
54 SPRINGFIELD	0	36,345,240	6,163,402	33,162,863	0	0	75,671,505
Totals for County	**507,794,520**	**555,864,086**	**194,245,947**	**2,382,116,899**	**0**	**0**	**3,640,021,452**

OFFICE OF THE COUNTY BOARD OF COMMISSIONERS OF CALHOUN COUNTY

WE HEREBY CERTIFY That the foregoing is a true statement of the number of acres of land, the value of the real property and of the personal property, the aggregate valuation of the real property and personal property, the equalized and assessed valuations of the real property classifications in township and city in said county as equalized by the Board of Commissioners in April of the reporting year, at a meeting of said board held in pursuance to the provisions Sections 209.1 - 209.8, MCL. I further certify that said statement does not embrace any property taxed under P.A. 77 of 1951; P.A. 68 of 1963; P.A. 198 of 1974; P.A 225 of 1978; P.A. 385 of 1984; P.A. 224 of 1985; P.A. 147 of 1992; or Section 5 of Article IX of the Constitution of the State.

Dated: April 12, 2016

Judy K Nelson

Equalization Director | **Clerk of Board of Commissioners** | **Chairperson of Board of Commissioners**

Michigan Department of Treasury
2795 (Rev. 8-08)

L- 4046

Taxable Valuations, Calhoun County

Issued under the General Property Tax Act, Section 211.27d. Filing is mandatory.

Statement of taxable valuation in the year 2016. File this form with the State Tax Commission on or before the fourth Monday in June.

REAL PROPERTY	Taxable Values as of the Fourth Monday in May.			(Do not Report Assessed Valuations or Equalized Valuations on This Form.)			
TOWNSHIP OR CITY	(COL. 1) Agricultural	(COL. 2) Commercial	(COL. 3) Industrial	(COL. 4) Residential	(COL. 5) Timber-Cutover	(COL. 6) Developmental	(COL. 7) Total Real Property
1 ALBION	13,314,624	757,183	2,256,599	17,060,165	-	-	33,388,571
2 ATHENS	11,040,421	3,843,053	701,815	41,974,874	-	-	57,560,163
4 BEDFORD	2,693,914	7,044,570	143,815	156,144,527	-	-	166,026,826
5 BURLINGTON	10,793,700	2,729,430	938,390	29,768,490	-	-	44,230,010
6 CLARENCE	10,118,249	1,647,422	113,679	58,261,416	-	-	70,140,766
7 CLARENDON	11,052,524	1,394,662	359,566	20,751,028	-	-	33,557,780
8 CONVIS	6,900,397	5,869,310	940,994	35,704,253	-	-	49,414,954
9 ECKFORD	15,164,190	66,010	3,899,420	29,472,060	-	-	48,601,680
10 EMMETT	5,484,708	83,408,611	4,042,757	225,524,894	-	-	318,460,970
11 FREDONIA	14,887,890	1,892,200	137,900	36,756,900	-	-	53,674,890
12 HOMER	15,335,690	3,959,810	3,302,310	28,713,950	-	-	51,311,760
13 LEE	14,281,793	0	434,063	17,508,116	-	-	32,223,972
14 LEROY	6,952,649	5,046,346	308,597	103,322,848	-	-	115,630,440
15 MARENGO	12,495,526	4,159,160	75,532	47,252,023	-	-	63,982,241
16 MARSHALL	9,255,519	9,853,194	237,847	101,313,275	-	-	120,659,835
17 NEWTON	6,993,947	1,365,300	52,242	75,815,646	-	-	84,227,135
18 PENNFIELD	3,732,120	16,105,370	943,190	158,913,040	-	-	179,693,720
19 SHERIDAN	9,199,606	4,066,809	5,948,696	26,272,727	-	-	45,487,838
20 TEKONSHA	10,488,213	5,756,468	1,886,938	25,829,987	-	-	43,961,606
51 ALBION	-	11,746,289	8,469,430	46,635,688	-	-	66,851,407
52 BATTLE CREEK	2,303,425	245,380,944	117,111,089	678,820,003	-	-	1,043,615,461
53 MARSHALL	-	32,080,175	15,683,854	125,881,364	-	-	173,645,393
54 SPRINGFIELD	-	34,374,815	5,486,866	29,881,415	-	-	69,743,096
Totals for County	**192,489,105**	**482,547,131**	**173,475,589**	**2,117,578,689**	**0**	**0**	**2,966,090,514**

INSTRUCTIONS: This form is used to report total Taxable Valuations, by classification, for each township and city within the county. The Taxable Valuations reported here are the final Taxable Valuations as of the fourth Monday in May, NOT the Tentative Taxable Valuations. Final Taxable Valuations may be different from Tentative Taxable Valuations when a township or city receives a county and/or state equalization factor more or less than was used to calculate Tentative Taxable Valuations.

NOTE: Where there is a partial Homeowner's Principal Residence Exemption or partial qualified agricultural property exemption, split the taxable value between Homeowner's Principal Residence (column 15) and Non-Homestead (column 18).

Report the Taxable Valuations for the six classifications of real property in columns 1 through 6 on page 1. Then report the Total Taxable Valuations for real property in column 7 on page 1.
Report the Taxable Valuations for the five classifications of Personal Property in columns 8 through 12 on page 2. Then enter the total Taxable Valuations for personal property in column 13 on page 2.
Add the total Taxable Valuations for real property (column 7, page 1) and personal property (column 13, page 2) and enter in column 14 on page 3.
Report the Total Taxable Valuations of entire township or city for Homeowner's Principal Residence, Qualified Agricultural property and Qualified Forest Property in column 15, and Non-Homestead and Non-Qualified Agricultural Personal Property, and Non-Qualified Forest property except Commercial and Industrial Personal Property, in column 18. Report the Total Taxable Value of Commercial Personal Property in column 16. Report the Total Taxable Value of Industrial Personal property in column 17.

Michigan Department of Treasury
2795 (Rev. 8-08)

L- 4046

Taxable Valuations, Calhoun County

Issued under the General Property Tax Act, Section 211.27d. Filing is mandatory.

Statement of taxable valuation in the year 2016. File this form with the State Tax Commission on or before the fourth Monday in June.

PERSONAL PROPERTY **Taxable Values as of the Fourth Monday in May.** **(Do not Report Assessed Valuations or Equalized Valuations on This Form.)**

TOWNSHIP OR CITY	(COL. 8) Agricultural	(COL. 9) Commercial	(COL. 10) Industrial	(COL. 11) Residential	(COL. 12) Utility	(COL. 13) Total Personal Property
1 ALBION	-	350,250	3,137,800	-	3,681,600	7,169,650
2 ATHENS	-	396,650	-	-	23,656,386	24,053,036
4 BEDFORD	-	1,939,300	100,400	-	7,241,268	9,280,968
5 BURLINGTON	-	294,670	877,890	-	2,591,680	3,764,240
6 CLARENCE	-	222,600	-	-	1,831,300	2,053,900
7 CLARENDON	-	512,702	272,722	-	1,068,808	1,854,232
8 CONVIS	-	2,325,300	359,900	-	1,981,163	4,666,363
9 ECKFORD	-	333,900	1,775,240	-	1,306,290	3,415,430
10 EMMETT	-	15,727,980	2,293,150	-	11,300,700	29,321,830
11 FREDONIA	-	82,600	0	-	21,202,400	21,285,000
12 HOMER	-	395,900	3,155,900	-	3,992,810	7,544,610
13 LEE	-	486,214	45	-	9,221,414	9,707,673
14 LEROY	-	579,900	116,600	-	12,299,893	12,996,393
15 MARENGO	-	3,624,800	64,600	-	28,993,800	32,683,200
16 MARSHALL	-	1,443,500	105,100	-	7,327,577	8,876,177
17 NEWTON	-	154,700	-	-	29,859,943	30,014,643
18 PENNFIELD	-	2,670,330	217,150	-	14,170,330	17,057,810
19 SHERIDAN	-	2,672,800	12,906,739	-	27,481,405	43,060,944
20 TEKONSHA	-	1,382,900	496,900	-	2,406,675	4,286,475
51 ALBION	-	3,650,200	5,850,300	-	4,372,000	13,872,500
52 BATTLE CREEK	-	56,679,929	66,678,807	-	39,174,520	162,533,256
53 MARSHALL	-	7,953,400	11,501,600	-	2,505,119	21,960,119
54 SPRINGFIELD	-	4,078,512	2,187,976	-	2,662,604	8,929,092
Totals for County	**0**	**107,959,037**	**112,098,819**	**0**	**260,329,685**	**480,387,541**

Michigan Department of Treasury
2795 (Rev. 8-08)

L- 4046

Taxable Valuations, Calhoun County

Statement of taxable valuation in the year 2016. File this form with the State Tax Commission on or before the fourth Monday in June.

TOWNSHIP OR CITY	(COL. 14) Total Real and Personal Property Taxable Valuations	(COL. 15) PRE, QA, QFP Taxable Valuations	(COL. 16) Commercial Personal Property Taxable Valuations	(COL. 17) Industrial Personal Property Taxable Valuations	(COL. 18) NonHomestead* Taxable Valuations
1 ALBION	40,558,221	27,553,425	350,250	3,137,800	9,516,746
2 ATHENS	81,613,199	46,459,199	396,650	0	34,757,350
4 BEDFORD	175,307,794	137,536,980	1,939,300	100,400	35,731,114
5 BURLINGTON	47,994,250	36,923,378	294,670	877,890	9,898,312
6 CLARENCE	72,194,666	48,906,551	222,600	-	23,065,515
7 CLARENDON	35,412,012	27,029,141	512,702	272,722	7,597,447
8 CONVIS	54,081,317	36,601,842	2,325,300	359,900	14,794,275
9 ECKFORD	52,017,110	40,477,604	333,900	1,775,240	9,430,366
10 EMMETT	347,782,800	208,514,704	15,727,980	2,293,150	121,246,966
11 FREDONIA	74,959,890	44,062,370	82,600	0	30,814,920
12 HOMER	58,856,370	39,232,299	395,900	3,155,900	16,072,271
13 LEE	41,931,645	29,231,992	486,214	45	12,213,394
14 LEROY	128,626,833	101,894,414	579,900	116,600	26,035,919
15 MARENGO	96,665,441	54,400,934	3,624,800	64,600	38,575,107
16 MARSHALL	129,536,012	100,753,298	1,443,500	105,100	27,234,114
17 NEWTON	114,241,778	75,931,411	154,700	-	38,155,667
18 PENNFIELD	196,751,530	142,976,334	2,670,330	217,150	50,887,716
19 SHERIDAN	88,548,782	29,616,348	2,672,800	12,906,739	43,352,895
20 TEKONSHA	48,248,081	31,415,293	1,382,900	496,900	14,952,988
51 ALBION	80,723,907	31,349,311	3,650,200	5,850,300	39,874,096
52 BATTLE CREEK	1,206,148,717	547,804,257	56,679,929	66,678,807	534,985,724
53 MARSHALL	195,605,512	104,049,632	7,953,400	11,501,600	72,100,880
54 SPRINGFIELD	78,672,188	24,918,570	4,078,512	2,187,976	47,487,130
Totals for County	**3,446,478,055**	**1,967,639,287**	**107,959,037**	**112,098,819**	**1,258,780,912**

County Equalization Director	Signature	Date
Judy K. Nelson	Judy K Nelson	**April 12, 2016**

*Non-Homestead is that amount net of the all of the following: PRE, Qualified Agricultural, Qualified Forest Property, Commercial Personal Property, and Industrial Property.

2016 CHANGE IN ASSESSED VALUE
TOTAL REAL & PERSONAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	67,861,550	63,040,900	7.6%	67,861,550
02 Athens Township	107,109,755	107,445,085	-0.3%	107,109,755
04 Bedford Township	208,743,750	195,432,150	6.8%	208,743,750
05 Burlington Township	72,530,560	72,067,000	0.6%	72,530,560
06 Clarence Township	95,809,226	91,262,257	5.0%	95,809,226
07 Clarendon Township	60,808,832	63,734,541	-4.6%	60,808,832
08 Convis Township	74,624,216	70,686,250	5.6%	74,624,216
09 Eckford Township	79,870,460	82,936,170	-3.7%	79,870,460
10 Emmett Township	387,028,623	376,915,105	2.7%	387,028,623
11 Fredonia Township	101,599,100	93,317,100	8.9%	101,599,100
12 Homer Township	92,709,401	89,103,930	4.0%	92,709,401
13 Lee Township	68,276,029	64,489,393	5.9%	68,276,029
14 Leroy Township	160,154,650	150,704,750	6.3%	160,154,650
15 Marengo Township	132,332,019	134,487,400	-1.6%	132,332,019
16 Marshall Township	155,481,050	156,777,220	-0.8%	155,481,050
17 Newton Township	140,251,650	153,301,500	-8.5%	140,251,650
18 Pennfield Township	221,966,810	215,968,080	2.8%	221,966,810
19 Sheridan Township	109,887,500	110,882,350	-0.9%	109,887,500
20 Tekonsha Township	74,241,350	72,444,050	2.5%	74,241,350
Total Townships	**2,411,286,531**	**2,364,995,231**	**2.0%**	**2,411,286,531**
Cities				
51 City of Albion	94,861,202	106,838,100	-11.2%	94,861,202
52 City of Battle Creek	1,292,577,442	1,434,612,189	-9.9%	1,292,577,442
53 City of Marshall	238,827,900	244,700,990	-2.4%	238,827,900
54 City of Springfield	84,600,597	85,085,900	-0.6%	84,600,597
Total Cities	**1,710,867,141**	**1,871,237,179**	**-8.6%**	**1,710,867,141**
County Total	**4,122,153,672**	**4,236,232,410**	**-2.7%**	**4,122,153,672**

2016 CHANGE IN ASSESSED VALUE
TOTAL REAL PROPERTY

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	60,691,900	56,719,100	7.0%	60,691,900
02 Athens Township	82,894,455	83,544,935	-0.8%	82,894,455
04 Bedford Township	199,238,150	187,034,050	6.5%	199,238,150
05 Burlington Township	68,766,320	68,498,600	0.4%	68,766,320
06 Clarence Township	93,755,326	89,370,157	4.9%	93,755,326
07 Clarendon Township	58,954,600	62,093,900	-5.1%	58,954,600
08 Convis Township	69,870,016	65,937,750	6.0%	69,870,016
09 Eckford Township	76,455,030	77,039,040	-0.8%	76,455,030
10 Emmett Township	357,706,793	347,495,525	2.9%	357,706,793
11 Fredonia Township	80,314,100	72,365,700	11.0%	80,314,100
12 Homer Township	85,164,791	79,691,710	6.9%	85,164,791
13 Lee Township	58,568,356	55,132,800	6.2%	58,568,356
14 Leroy Township	146,602,450	144,490,350	1.5%	146,602,450
15 Marengo Township	99,648,819	102,316,300	-2.6%	99,648,819
16 Marshall Township	146,597,450	148,312,020	-1.2%	146,597,450
17 Newton Township	109,918,850	109,946,800	0.0%	109,918,850
18 Pennfield Township	204,909,000	199,048,770	2.9%	204,909,000
19 Sheridan Township	66,542,300	67,627,950	-1.6%	66,542,300
20 Tekonsha Township	69,937,200	67,813,100	3.1%	69,937,200
Total Townships	**2,136,535,906**	**2,084,478,557**	**2.5%**	**2,136,535,906**
Cities				
51 City of Albion	80,988,702	87,768,500	-7.7%	80,988,702
52 City of Battle Creek	1,129,961,639	1,103,160,937	2.4%	1,129,961,639
53 City of Marshall	216,863,700	213,779,200	1.4%	216,863,700
54 City of Springfield	75,671,505	75,312,743	0.5%	75,671,505
Total Cities	**1,503,485,546**	**1,480,021,380**	**1.6%**	**1,503,485,546**
County Total	**3,640,021,452**	**3,564,499,937**	**2.1%**	**3,640,021,452**

2016 CHANGE IN ASSESSED VALUE
TOTAL PERSONAL PROPERTY

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	7,169,650	6,321,800	13.4%	7,169,650
02 Athens Township	24,215,300	23,900,150	1.3%	24,215,300
04 Bedford Township	9,505,600	8,398,100	13.2%	9,505,600
05 Burlington Township	3,764,240	3,568,400	5.5%	3,764,240
06 Clarence Township	2,053,900	1,892,100	8.6%	2,053,900
07 Clarendon Township	1,854,232	1,640,641	13.0%	1,854,232
08 Convis Township	4,754,200	4,748,500	0.1%	4,754,200
09 Eckford Township	3,415,430	5,897,130	-42.1%	3,415,430
10 Emmett Township	29,321,830	29,419,580	-0.3%	29,321,830
11 Fredonia Township	21,285,000	20,951,400	1.6%	21,285,000
12 Homer Township	7,544,610	9,412,220	-19.8%	7,544,610
13 Lee Township	9,707,673	9,356,593	3.8%	9,707,673
14 Leroy Township	13,552,200	6,214,400	118.1%	13,552,200
15 Marengo Township	32,683,200	32,171,100	1.6%	32,683,200
16 Marshall Township	8,883,600	8,465,200	4.9%	8,883,600
17 Newton Township	30,332,800	43,354,700	-30.0%	30,332,800
18 Pennfield Township	17,057,810	16,919,310	0.8%	17,057,810
19 Sheridan Township	43,345,200	43,254,400	0.2%	43,345,200
20 Tekonsha Township	4,304,150	4,630,950	-7.1%	4,304,150
Total Townships	**274,750,625**	**280,516,674**	**-2.1%**	**274,750,625**
Cities				
51 City of Albion	13,872,500	19,069,600	-27.3%	13,872,500
52 City of Battle Creek	162,615,803	331,451,252	-50.9%	162,615,803
53 City of Marshall	21,964,200	30,921,790	-29.0%	21,964,200
54 City of Springfield	8,929,092	9,773,157	-8.6%	8,929,092
Total Cities	**207,381,595**	**391,215,799**	**-47.0%**	**207,381,595**
County Total	**482,132,220**	**671,732,473**	**-28.2%**	**482,132,220**

2016 CHANGE IN ASSESSED VALUE
AGRICULTURAL REAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	35,835,250	33,204,100	7.9%	35,835,250
02 Athens Township	32,439,050	30,742,735	5.5%	32,439,050
04 Bedford Township	5,747,600	5,494,700	4.6%	5,747,600
05 Burlington Township	26,299,330	28,186,700	-6.7%	26,299,330
06 Clarence Township	24,464,500	23,268,100	5.1%	24,464,500
07 Clarendon Township	29,673,300	31,911,700	-7.0%	29,673,300
08 Convis Township	15,703,000	14,675,500	7.0%	15,703,000
09 Eckford Township	37,942,390	38,784,410	-2.2%	37,942,390
10 Emmett Township	16,034,100	14,849,050	8.0%	16,034,100
11 Fredonia Township	33,717,600	30,700,600	9.8%	33,717,600
12 Homer Township	39,929,550	38,926,580	2.6%	39,929,550
13 Lee Township	36,163,700	35,065,500	3.1%	36,163,700
14 Leroy Township	22,986,750	23,512,050	-2.2%	22,986,750
15 Marengo Township	38,329,100	41,311,800	-7.2%	38,329,100
16 Marshall Township	25,457,300	26,442,100	-3.7%	25,457,300
17 Newton Township	21,633,700	21,099,300	2.5%	21,633,700
18 Pennfield Township	7,112,760	6,837,360	4.0%	7,112,760
19 Sheridan Township	21,707,600	21,608,500	0.5%	21,707,600
20 Tekonsha Township	30,878,800	27,021,800	14.3%	30,878,800
Total Townships	**502,055,380**	**493,642,585**	**1.7%**	**502,055,380**
Cities				
51 City of Albion	-	-	0.0%	-
52 City of Battle Creek	5,739,140	4,985,551	15.1%	5,739,140
53 City of Marshall	-	-	0.0%	-
54 City of Springfield	-	-	0.0%	-
Total Cities	**5,739,140**	**4,985,551**	**15.1%**	**5,739,140**
County Total	**507,794,520**	**498,628,136**	**1.8%**	**507,794,520**

2016 CHANGE IN ASSESSED VALUE
COMMERCIAL REAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	1,408,400	1,435,800	-1.9%	1,408,400
02 Athens Township	4,212,000	4,493,600	-6.3%	4,212,000
04 Bedford Township	10,231,300	9,180,520	11.4%	10,231,300
05 Burlington Township	4,021,240	3,467,600	16.0%	4,021,240
06 Clarence Township	2,087,500	1,997,200	4.5%	2,087,500
07 Clarendon Township	2,132,900	2,294,600	-7.0%	2,132,900
08 Convis Township	8,157,200	6,015,200	35.6%	8,157,200
09 Eckford Township	125,350	135,490	-7.5%	125,350
10 Emmett Township	96,625,816	92,953,938	4.0%	96,625,816
11 Fredonia Township	3,309,100	3,226,800	2.6%	3,309,100
12 Homer Township	4,980,970	5,389,020	-7.6%	4,980,970
13 Lee Township	-	-	0.0%	-
14 Leroy Township	6,604,300	6,617,650	-0.2%	6,604,300
15 Marengo Township	5,777,900	5,685,400	1.6%	5,777,900
16 Marshall Township	10,869,900	11,790,300	-7.8%	10,869,900
17 Newton Township	1,365,300	1,388,300	-1.7%	1,365,300
18 Pennfield Township	16,643,090	16,986,570	-2.0%	16,643,090
19 Sheridan Township	4,980,100	5,346,500	-6.9%	4,980,100
20 Tekonsha Township	6,635,900	6,867,300	-3.4%	6,635,900
Total Townships	**190,168,266**	**185,271,788**	**2.6%**	**190,168,266**
Cities				
51 City of Albion	18,313,800	22,971,500	-20.3%	18,313,800
52 City of Battle Creek	265,685,580	262,793,536	1.1%	265,685,580
53 City of Marshall	45,351,200	41,912,800	8.2%	45,351,200
54 City of Springfield	36,345,240	37,909,513	-4.1%	36,345,240
Total Cities	**365,695,820**	**365,587,349**	**0.0%**	**365,695,820**
County Total	**555,864,086**	**550,859,137**	**0.9%**	**555,864,086**

2016 CHANGE IN ASSESSED VALUE
INDUSTRIAL REAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	2,570,250	3,077,500	-16.5%	2,570,250
02 Athens Township	768,850	798,000	-3.7%	768,850
04 Bedford Township	329,200	317,700	3.6%	329,200
05 Burlington Township	1,080,630	969,300	11.5%	1,080,630
06 Clarence Township	417,500	428,500	-2.6%	417,500
07 Clarendon Township	392,900	419,900	-6.4%	392,900
08 Convis Township	1,349,900	1,335,800	1.1%	1,349,900
09 Eckford Township	4,169,070	4,337,040	-3.9%	4,169,070
10 Emmett Township	4,895,150	5,324,450	-8.1%	4,895,150
11 Fredonia Township	213,000	163,000	30.7%	213,000
12 Homer Township	3,526,130	3,960,550	-11.0%	3,526,130
13 Lee Township	706,600	640,600	10.3%	706,600
14 Leroy Township	373,900	375,900	-0.5%	373,900
15 Marengo Township	111,400	125,400	-11.2%	111,400
16 Marshall Township	249,200	252,000	-1.1%	249,200
17 Newton Township	104,900	106,700	-1.7%	104,900
18 Pennfield Township	1,928,220	2,096,350	-8.0%	1,928,220
19 Sheridan Township	6,300,300	7,872,700	-20.0%	6,300,300
20 Tekonsha Township	1,899,600	2,081,750	-8.7%	1,899,600
Total Townships	**31,386,700**	**34,683,140**	**-9.5%**	**31,386,700**
Cities				
51 City of Albion	11,572,900	12,131,200	-4.6%	11,572,900
52 City of Battle Creek	120,378,045	116,511,583	3.3%	120,378,045
53 City of Marshall	24,744,900	25,750,000	-3.9%	24,744,900
54 City of Springfield	6,163,402	7,532,827	-18.2%	6,163,402
Total Cities	**162,859,247**	**161,925,610**	**0.6%**	**162,859,247**
County Total	**194,245,947**	**196,608,750**	**-1.2%**	**194,245,947**

2016 CHANGE IN ASSESSED VALUE
RESIDENTIAL REAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	20,878,000	19,001,700	9.9%	20,878,000
02 Athens Township	45,474,555	47,510,600	-4.3%	45,474,555
04 Bedford Township	182,930,050	172,041,130	6.3%	182,930,050
05 Burlington Township	37,365,120	35,875,000	4.2%	37,365,120
06 Clarence Township	66,785,826	63,676,357	4.9%	66,785,826
07 Clarendon Township	26,755,500	27,467,700	-2.6%	26,755,500
08 Convis Township	44,659,916	43,911,250	1.7%	44,659,916
09 Eckford Township	34,218,220	33,782,100	1.3%	34,218,220
10 Emmett Township	240,151,727	234,368,087	2.5%	240,151,727
11 Fredonia Township	43,074,400	38,275,300	12.5%	43,074,400
12 Homer Township	36,728,141	31,415,560	16.9%	36,728,141
13 Lee Township	21,698,056	19,426,700	11.7%	21,698,056
14 Leroy Township	116,637,500	113,984,750	2.3%	116,637,500
15 Marengo Township	55,430,419	55,193,700	0.4%	55,430,419
16 Marshall Township	110,021,050	109,827,620	0.2%	110,021,050
17 Newton Township	86,814,950	87,352,500	-0.6%	86,814,950
18 Pennfield Township	179,224,930	172,592,850	3.8%	179,224,930
19 Sheridan Township	33,554,300	32,800,250	2.3%	33,554,300
20 Tekonsha Township	30,522,900	31,842,250	-4.1%	30,522,900
Total Townships	**1,412,925,560**	**1,370,345,404**	**3.1%**	**1,412,925,560**
Cities				
51 City of Albion	51,102,002	52,665,800	-3.0%	51,102,002
52 City of Battle Creek	738,158,874	718,870,267	2.7%	738,158,874
53 City of Marshall	146,767,600	146,116,400	0.4%	146,767,600
54 City of Springfield	33,162,863	29,870,403	11.0%	33,162,863
Total Cities	**969,191,339**	**947,522,870**	**2.3%**	**969,191,339**
County Total	**2,382,116,899**	**2,317,868,274**	**2.8%**	**2,382,116,899**

2016 CHANGE IN ASSESSED VALUE
DEVELOPMENTAL REAL

Jurisdiction	2016 Assessed Value	2015 Assessed Value	1 Year Change	2016 Equalized Valuation
Townships				
01 Albion Township	-	-	0.0%	-
02 Athens Township	-	-	0.0%	-
04 Bedford Township	-	-	0.0%	-
05 Burlington Township	-	-	0.0%	-
06 Clarence Township	-	-	0.0%	-
07 Clarendon Township	-	-	0.0%	-
08 Convis Township	-	-	0.0%	-
09 Eckford Township	-	-	0.0%	-
10 Emmett Township	-	-	0.0%	-
11 Fredonia Township	-	-	0.0%	-
12 Homer Township	-	-	0.0%	-
13 Lee Township	-	-	0.0%	-
14 Leroy Township	-	-	0.0%	-
15 Marengo Township	-	-	0.0%	-
16 Marshall Township	-	-	0.0%	-
17 Newton Township	-	-	0.0%	-
18 Pennfield Township	-	535,640	0.0%	-
19 Sheridan Township	-	-	0.0%	-
20 Tekonsha Township	-	-	0.0%	-
Total Townships	**-**	**535,640**	**-100.0%**	**-**
Cities				
51 City of Albion	-	-	0.0%	-
52 City of Battle Creek	-	-	0.0%	-
53 City of Marshall	-	-	0.0%	-
54 City of Springfield	-	-	0.0%	-
Total Cities	**-**	**-**	**0.0%**	**-**
County Total	**-**	**535,640**	**0.0%**	**-**

2016 TOTAL REAL & PERSONAL PROPERTY

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	838	67,861,550	-	-	50.00%	67,861,550	1.6%
02 Athens Township	1,362	107,109,755	-	-	50.00%	107,109,755	2.6%
04 Bedford Township	4,653	208,743,750	-	-	50.00%	208,743,750	5.1%
05 Burlington Township	1,218	72,530,560	-	-	50.00%	72,530,560	1.8%
06 Clarence Township	1,627	95,809,226	-	-	50.00%	95,809,226	2.3%
07 Clarendon Township	1,551	60,808,832	-	-	50.00%	60,808,832	1.5%
08 Convis Township	943	74,624,216	-	-	50.00%	74,624,216	1.8%
09 Eckford Township	899	79,870,460	-	-	50.00%	79,870,460	1.9%
10 Emmett Township	5,869	387,028,623	-	-	50.00%	387,028,623	9.4%
11 Fredonia Township	1,102	101,599,100	-	-	50.00%	101,599,100	2.5%
12 Homer Township	1,426	92,709,401	-	-	50.00%	92,709,401	2.2%
13 Lee Township	761	68,276,029	-	-	50.00%	68,276,029	1.7%
14 Leroy Township	2,074	160,154,650	-	-	50.00%	160,154,650	3.9%
15 Marengo Township	1,263	132,332,019	-	-	50.00%	132,332,019	3.2%
16 Marshall Township	1,730	155,481,050	-	-	50.00%	155,481,050	3.8%
17 Newton Township	1,499	140,251,650	-	-	50.00%	140,251,650	3.4%
18 Pennfield Township	4,181	221,966,810	-	-	50.00%	221,966,810	5.4%
19 Sheridan Township	1,195	109,887,500	-	-	50.00%	109,887,500	2.7%
20 Tekonsha Township	1,243	74,241,350	-	-	50.00%	74,241,350	1.8%
Total Townships	**35,434**	**2,411,286,531**	**-**		**50.00%**	**2,411,286,531**	**58.5%**
Cities							
51 City of Albion	3,296	94,861,202	-	-	50.00%	94,861,202	2.3%
52 City of Battle Creek	21,986	1,292,577,442	-	-	50.00%	1,292,577,442	31.4%
53 City of Marshall	3,800	238,827,900	-	-	50.00%	238,827,900	5.8%
54 City of Springfield	2,000	84,600,597	-	-	50.00%	84,600,597	2.1%
Total Cities	**31,082**	**1,710,867,141**	**-**		**50.00%**	**1,710,867,141**	**41.5%**
County Total	**66,516**	**4,122,153,672**	**-**		**50.00%**	**4,122,153,672**	**100.0%**

2016 AGRICULTURAL REAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	265	35,835,250	-	1.00000	50.00%	35,835,250	7.1%
02 Athens Township	212	32,439,050	-	1.00000	50.00%	32,439,050	6.4%
04 Bedford Township	26	5,747,600	-	1.00000	50.00%	5,747,600	1.1%
05 Burlington Township	220	26,299,330	-	1.00000	50.00%	26,299,330	5.2%
06 Clarence Township	228	24,464,500	-	1.00000	50.00%	24,464,500	4.8%
07 Clarendon Township	230	29,673,300	-	1.00000	50.00%	29,673,300	5.8%
08 Convis Township	95	15,703,000	-	1.00000	50.00%	15,703,000	3.1%
09 Eckford Township	244	37,942,390	-	1.00000	50.00%	37,942,390	7.5%
10 Emmett Township	74	16,034,100	-	1.00000	50.00%	16,034,100	3.2%
11 Fredonia Township	236	33,717,600	-	1.00000	50.00%	33,717,600	6.6%
12 Homer Township	271	39,929,550	-	1.00000	50.00%	39,929,550	7.9%
13 Lee Township	253	36,163,700	-	1.00000	50.00%	36,163,700	7.1%
14 Leroy Township	120	22,986,750	-	1.00000	50.00%	22,986,750	4.5%
15 Marengo Township	206	38,329,100	-	1.00000	50.00%	38,329,100	7.5%
16 Marshall Township	134	25,457,300	-	1.00000	50.00%	25,457,300	5.0%
17 Newton Township	123	21,633,700	-	1.00000	50.00%	21,633,700	4.3%
18 Pennfield Township	66	7,112,760	-	1.00000	50.00%	7,112,760	1.4%
19 Sheridan Township	163	21,707,600	-	1.00000	50.00%	21,707,600	4.3%
20 Tekonsha Township	215	30,878,800	-	1.00000	50.00%	30,878,800	6.1%
Total Townships	**3,381**	**502,055,380**	**-**		**50.00%**	**502,055,380**	**98.9%**
Cities							
51 City of Albion	-	-	-	NA	0.00%	-	0.0%
52 City of Battle Creek	44	5,739,140	-	1.00000	50.00%	5,739,140	1.1%
53 City of Marshall	-	-	-	NA	0.00%	-	0.0%
54 City of Springfield	-	-	-	NA	0.00%	-	0.0%
Total Cities	**44**	**5,739,140**	**-**		**50.00%**	**5,739,140**	**1.1%**
County Total	**3,425**	**507,794,520**	**-**		**50.00%**	**507,794,520**	**100.0%**

2016 COMMERCIAL REAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	17	1,408,400	-	1.00000	49.39%	1,408,400	0.3%
02 Athens Township	57	4,212,000	-	1.00000	50.00%	4,212,000	0.8%
04 Bedford Township	115	10,231,300	-	1.00000	50.00%	10,231,300	1.8%
05 Burlington Township	38	4,021,240	-	1.00000	50.00%	4,021,240	0.7%
06 Clarence Township	18	2,087,500	-	1.00000	50.00%	2,087,500	0.4%
07 Clarendon Township	8	2,132,900	-	1.00000	50.00%	2,132,900	0.4%
08 Convis Township	14	8,157,200	-	1.00000	50.00%	8,157,200	1.5%
09 Eckford Township	2	125,350	-	1.00000	50.00%	125,350	0.0%
10 Emmett Township	441	96,625,816	-	1.00000	50.00%	96,625,816	17.4%
11 Fredonia Township	14	3,309,100	-	1.00000	50.00%	3,309,100	0.6%
12 Homer Township	84	4,980,970	-	1.00000	50.00%	4,980,970	0.9%
13 Lee Township	0	-	-	NA	0.00%	-	0.0%
14 Leroy Township	49	6,604,300	-	1.00000	50.00%	6,604,300	1.2%
15 Marengo Township	36	5,777,900	-	1.00000	50.00%	5,777,900	1.0%
16 Marshall Township	66	10,869,900	-	1.00000	50.00%	10,869,900	2.0%
17 Newton Township	1	1,365,300	-	1.00000	50.00%	1,365,300	0.2%
18 Pennfield Township	129	16,643,090	-	1.00000	50.00%	16,643,090	3.0%
19 Sheridan Township	57	4,980,100	-	1.00000	50.00%	4,980,100	0.9%
20 Tekonsha Township	79	6,635,900	-	1.00000	50.00%	6,635,900	1.2%
Total Townships	**1225**	**190,168,266**	**-**		**50.00%**	**190,168,266**	**34.2%**
Cities							
51 City of Albion	240	18,313,800	-	1.00000	50.00%	18,313,800	3.3%
52 City of Battle Creek	1432	265,685,580	-	1.00000	50.00%	265,685,580	47.8%
53 City of Marshall	289	45,351,200	-	1.00000	50.00%	45,351,200	8.2%
54 City of Springfield	282	36,345,240	-	1.00000	50.00%	36,345,240	6.5%
Total Cities	**2243**	**365,695,820**	**-**		**50.00%**	**365,695,820**	**65.8%**
County Total	**3468**	**555,864,086**	**-**		**50.00%**	**555,864,086**	**100.0%**

2016 INDUSTRIAL REAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	13	2,570,250	-	1.00000	50.00%	2,570,250	1.3%
02 Athens Township	7	768,850	-	1.00000	50.00%	768,850	0.4%
04 Bedford Township	14	329,200	-	1.00000	50.00%	329,200	0.2%
05 Burlington Township	9	1,080,630	-	1.00000	50.00%	1,080,630	0.6%
06 Clarence Township	11	417,500	-	1.00000	50.00%	417,500	0.2%
07 Clarendon Township	3	392,900	-	1.00000	50.00%	392,900	0.2%
08 Convis Township	12	1,349,900	-	1.00000	50.00%	1,349,900	0.7%
09 Eckford Township	4	4,169,070	-	1.00000	50.00%	4,169,070	2.1%
10 Emmett Township	50	4,895,150	-	1.00000	50.00%	4,895,150	2.5%
11 Fredonia Township	7	213,000	-	1.00000	50.00%	213,000	0.1%
12 Homer Township	22	3,526,130	-	1.00000	50.00%	3,526,130	1.8%
13 Lee Township	15	706,600	-	1.00000	50.00%	706,600	0.4%
14 Leroy Township	4	373,900	-	1.00000	50.00%	373,900	0.2%
15 Marengo Township	4	111,400	-	1.00000	50.00%	111,400	0.1%
16 Marshall Township	5	249,200	-	1.00000	50.00%	249,200	0.1%
17 Newton Township	5	104,900	-	1.00000	50.00%	104,900	0.1%
18 Pennfield Township	45	1,928,220	-	1.00000	50.00%	1,928,220	1.0%
19 Sheridan Township	18	6,300,300	-	1.00000	50.00%	6,300,300	3.2%
20 Tekonsha Township	14	1,899,600	-	1.00000	50.00%	1,899,600	1.0%
Total Townships	**262**	**31,386,700**	**-**		**50.00%**	**31,386,700**	**16.2%**
Cities							
51 City of Albion	40	11,572,900	-	1.00000	50.00%	11,572,900	6.0%
52 City of Battle Creek	186	120,378,045	-	1.00000	50.00%	120,378,045	62.0%
53 City of Marshall	89	24,744,900	-	1.00000	50.00%	24,744,900	12.7%
54 City of Springfield	47	6,163,402	-	1.00000	50.00%	6,163,402	3.2%
Total Cities	**362**	**162,859,247**	**-**		**50.00%**	**162,859,247**	**83.8%**
County Total	**624**	**194,245,947**	**-**		**50.00%**	**194,245,947**	**100.0%**

2016 RESIDENTIAL REAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	483	20,878,000	-	1.00000	50.00%	20,878,000	0.9%
02 Athens Township	984	45,474,555	-	1.00000	50.00%	45,474,555	1.9%
04 Bedford Township	4323	182,930,050	-	1.00000	50.00%	182,930,050	7.7%
05 Burlington Township	897	37,365,120	-	1.00000	50.00%	37,365,120	1.6%
06 Clarence Township	1332	66,785,826	-	1.00000	50.00%	66,785,826	2.8%
07 Clarendon Township	1276	26,755,500	-	1.00000	50.00%	26,755,500	1.1%
08 Convis Township	763	44,659,916	-	1.00000	50.00%	44,659,916	1.9%
09 Eckford Township	619	34,218,220	-	1.00000	50.00%	34,218,220	1.4%
10 Emmett Township	4708	240,151,727	-	1.00000	50.00%	240,151,727	10.1%
11 Fredonia Township	771	43,074,400	-	1.00000	50.00%	43,074,400	1.8%
12 Homer Township	965	36,728,141	-	1.00000	50.00%	36,728,141	1.5%
13 Lee Township	450	21,698,056	-	1.00000	50.00%	21,698,056	0.9%
14 Leroy Township	1790	116,637,500	-	1.00000	50.00%	116,637,500	4.9%
15 Marengo Township	913	55,430,419	-	1.00000	50.00%	55,430,419	2.3%
16 Marshall Township	1405	110,021,050	-	1.00000	50.00%	110,021,050	4.6%
17 Newton Township	1320	86,814,950	-	1.00000	50.00%	86,814,950	3.6%
18 Pennfield Township	3767	179,224,930	-	1.00000	50.00%	179,224,930	7.5%
19 Sheridan Township	853	33,554,300	-	1.00000	50.00%	33,554,300	1.4%
20 Tekonsha Township	795	30,522,900	-	1.00000	50.00%	30,522,900	1.3%
Total Townships	**28414**	**1,412,925,560**	**-**		**50.00%**	**1,412,925,560**	**59.3%**
Cities							
51 City of Albion	2624	51,102,002	-	1.00000	50.00%	51,102,002	2.1%
52 City of Battle Creek	18604	738,158,874	-	1.00000	50.00%	738,158,874	31.0%
53 City of Marshall	2830	146,767,600	-	1.00000	50.00%	146,767,600	6.2%
54 City of Springfield	1416	33,162,863	-	1.00000	50.00%	33,162,863	1.4%
Total Cities	**25474**	**969,191,339**	**-**		**50.00%**	**969,191,339**	**40.7%**
County Total	**53888**	**2,382,116,899**	**-**		**50.00%**	**2,382,116,899**	**100.0%**

2016 DEVELOPMENTAL REAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	0	-	-	NA	0.00%	-	#DIV/0!
02 Athens Township	0	-	-	NA	0.00%	-	#DIV/0!
04 Bedford Township	0	-	-	NA	0.00%	-	#DIV/0!
05 Burlington Township	0	-	-	NA	0.00%	-	#DIV/0!
06 Clarence Township	0	-	-	NA	0.00%	-	#DIV/0!
07 Clarendon Township	0	-	-	NA	0.00%	-	#DIV/0!
08 Convis Township	0	-	-	NA	0.00%	-	#DIV/0!
09 Eckford Township	0	-	-	NA	0.00%	-	#DIV/0!
10 Emmett Township	0	-	-	NA	0.00%	-	#DIV/0!
11 Fredonia Township	0	-	-	NA	0.00%	-	#DIV/0!
12 Homer Township	0	-	-	NA	0.00%	-	#DIV/0!
13 Lee Township	0	-	-	NA	0.00%	-	#DIV/0!
14 Leroy Township	0	-	-	NA	0.00%	-	#DIV/0!
15 Marengo Township	0	-	-	NA	0.00%	-	#DIV/0!
16 Marshall Township	0	-	-	NA	0.00%	-	#DIV/0!
17 Newton Township	0	-	-	NA	0.00%	-	#DIV/0!
18 Pennfield Township	0	-	-	NA	0.00%	-	#DIV/0!
19 Sheridan Township	0	-	-	NA	0.00%	-	#DIV/0!
20 Tekonsha Township	0	-	-	NA	0.00%	-	#DIV/0!
Total Townships	**0**	**-**	**-**		**#DIV/0!**	**-**	**#DIV/0!**
Cities							
51 City of Albion	0	-	-	NA	0.00%	-	#DIV/0!
52 City of Battle Creek	0	-	-	NA	0.00%	-	#DIV/0!
53 City of Marshall	0	-	-	NA	0.00%	-	#DIV/0!
54 City of Springfield	0	-	-	NA	0.00%	-	#DIV/0!
Total Cities	**0**	**-**	**-**		**0.00%**	**-**	**#DIV/0!**
County Total	**0**	**-**	**-**		**#DIV/0!**	**-**	**#DIV/0!**

2016 TOTAL REAL PROPERTY

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	778	60,691,900	-	-	50.00%	60,691,900	1.7%
02 Athens Township	1260	82,894,455	-	-	50.00%	82,894,455	2.3%
04 Bedford Township	4478	199,238,150	-	-	50.00%	199,238,150	5.5%
05 Burlington Township	1164	68,766,320	-	-	50.00%	68,766,320	1.9%
06 Clarence Township	1589	93,755,326	-	-	50.00%	93,755,326	2.6%
07 Clarendon Township	1517	58,954,600	-	-	50.00%	58,954,600	1.6%
08 Convis Township	884	69,870,016	-	-	50.00%	69,870,016	1.9%
09 Eckford Township	869	76,455,030	-	-	50.00%	76,455,030	2.1%
10 Emmett Township	5273	357,706,793	-	-	50.00%	357,706,793	9.8%
11 Fredonia Township	1028	80,314,100	-	-	50.00%	80,314,100	2.2%
12 Homer Township	1342	85,164,791	-	-	50.00%	85,164,791	2.3%
13 Lee Township	718	58,568,356	-	-	50.00%	58,568,356	1.6%
14 Leroy Township	1963	146,602,450	-	-	50.00%	146,602,450	4.0%
15 Marengo Township	1159	99,648,819	-	-	50.00%	99,648,819	2.7%
16 Marshall Township	1610	146,597,450	-	-	50.00%	146,597,450	4.0%
17 Newton Township	1449	109,918,850	-	-	50.00%	109,918,850	3.0%
18 Pennfield Township	4007	204,909,000	-	-	50.00%	204,909,000	5.6%
19 Sheridan Township	1091	66,542,300	-	-	50.00%	66,542,300	1.8%
20 Tekonsha Township	1103	69,937,200	-	-	50.00%	69,937,200	1.9%
Total Townships	**33282**	**2,136,535,906**	**-**		**50.00%**	**2,136,535,906**	**58.7%**
Cities							
51 City of Albion	2904	80,988,702	-	-	50.00%	80,988,702	2.2%
52 City of Battle Creek	20266	1,129,961,639	-	-	50.00%	1,129,961,639	31.0%
53 City of Marshall	3208	216,863,700	-	-	50.00%	216,863,700	6.0%
54 City of Springfield	1745	75,671,505	-	-	50.00%	75,671,505	2.1%
Total Cities	**28123**	**1,503,485,546**	**-**		**50.00%**	**1,503,485,546**	**41.3%**
County Total	**61405**	**3,640,021,452**	**-**		**50.00%**	**3,640,021,452**	**100.0%**

2016 COMMERCIAL PERSONAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	26	350,250	-	-	50.00%	350,250	0.3%
02 Athens Township	94	396,650	-	-	50.00%	396,650	0.4%
04 Bedford Township	162	1,939,300	-	-	50.00%	1,939,300	1.8%
05 Burlington Township	44	294,670	-	-	50.00%	294,670	0.3%
06 Clarence Township	26	222,600	-	-	50.00%	222,600	0.2%
07 Clarendon Township	29	512,702	-	-	50.00%	512,702	0.5%
08 Convis Township	40	2,325,300	-	-	50.00%	2,325,300	2.2%
09 Eckford Township	19	333,900	-	-	50.00%	333,900	0.3%
10 Emmett Township	578	15,727,980	-	-	50.00%	15,727,980	14.6%
11 Fredonia Township	55	82,600	-	-	50.00%	82,600	0.1%
12 Homer Township	72	395,900	-	-	50.00%	395,900	0.4%
13 Lee Township	17	486,214	-	-	50.00%	486,214	0.5%
14 Leroy Township	98	579,900	-	-	50.00%	579,900	0.5%
15 Marengo Township	85	3,624,800	-	-	50.00%	3,624,800	3.4%
16 Marshall Township	109	1,443,500	-	-	50.00%	1,443,500	1.3%
17 Newton Township	38	154,700	-	-	50.00%	154,700	0.1%
18 Pennfield Township	160	2,670,330	-	-	50.00%	2,670,330	2.5%
19 Sheridan Township	86	2,672,800	-	-	50.00%	2,672,800	2.5%
20 Tekonsha Township	120	1,382,900	-	-	50.00%	1,382,900	1.3%
Total Townships	**1,858**	**35,596,996**	**-**		**50.00%**	**35,596,996**	**32.9%**
Cities							
51 City of Albion	370	3,650,200	-	-	50.00%	3,650,200	3.4%
52 City of Battle Creek	1,622	56,762,476	-	-	50.00%	56,762,476	52.5%
53 City of Marshall	550	7,953,400	-	-	50.00%	7,953,400	7.4%
54 City of Springfield	237	4,078,512	-	-	50.00%	4,078,512	3.8%
Total Cities	**2,779**	**72,444,588**	**-**		**50.00%**	**72,444,588**	**67.1%**
County Total	**4,637**	**108,041,584**	**-**		**50.00%**	**108,041,584**	**100.0%**

2016 INDUSTRIAL PERSONAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	27	3,137,800	-	-	50.00%	3,137,800	2.8%
02 Athens Township	-	-	-	-	0.00%	-	0.0%
04 Bedford Township	2	100,400	-	-	50.00%	100,400	0.1%
05 Burlington Township	2	877,890	-	-	50.00%	877,890	0.8%
06 Clarence Township	-	-	-	-	0.00%	-	0.0%
07 Clarendon Township	1	272,722	-	-	50.00%	272,722	0.2%
08 Convis Township	1	359,900	-	-	50.00%	359,900	0.3%
09 Eckford Township	1	1,775,240	-	-	50.00%	1,775,240	1.6%
10 Emmett Township	9	2,293,150	-	-	50.00%	2,293,150	2.0%
11 Fredonia Township	-	-	-	-	0.00%	-	0.0%
12 Homer Township	6	3,155,900	-	-	50.00%	3,155,900	2.8%
13 Lee Township	1	45	-	-	50.00%	45	0.0%
14 Leroy Township	2	116,600	-	-	50.00%	116,600	0.1%
15 Marengo Township	2	64,600	-	-	50.00%	64,600	0.1%
16 Marshall Township	1	105,100	-	-	50.00%	105,100	0.1%
17 Newton Township	-	-	-	-	0.00%	-	0.0%
18 Pennfield Township	5	217,150	-	-	50.00%	217,150	0.2%
19 Sheridan Township	5	12,913,200	-	-	50.00%	12,913,200	11.5%
20 Tekonsha Township	10	496,900	-	-	50.00%	496,900	0.4%
Total Townships	**75**	**25,886,597**	**-**		**50.00%**	**25,886,597**	**23.1%**
Cities							
51 City of Albion	18	5,850,300	-	-	50.00%	5,850,300	5.2%
52 City of Battle Creek	78	66,678,807	-	-	50.00%	66,678,807	59.5%
53 City of Marshall	34	11,501,600	-	-	50.00%	11,501,600	10.3%
54 City of Springfield	16	2,187,976	-	-	50.00%	2,187,976	2.0%
Total Cities	**146**	**86,218,683**	**-**		**50.00%**	**86,218,683**	**76.9%**
County Total	**221**	**112,105,280**	**-**		**50.00%**	**112,105,280**	**100.0%**

2016 UTILITY PERSONAL

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	7	3,681,600	-	-	50.00%	3,681,600	1.4%
02 Athens Township	8	23,818,650	-	-	50.00%	23,818,650	9.1%
04 Bedford Township	11	7,465,900	-	-	50.00%	7,465,900	2.8%
05 Burlington Township	8	2,591,680	-	-	50.00%	2,591,680	1.0%
06 Clarence Township	12	1,831,300	-	-	50.00%	1,831,300	0.7%
07 Clarendon Township	4	1,068,808	-	-	50.00%	1,068,808	0.4%
08 Convis Township	18	2,069,000	-	-	50.00%	2,069,000	0.8%
09 Eckford Township	10	1,306,290	-	-	50.00%	1,306,290	0.5%
10 Emmett Township	9	11,300,700	-	-	50.00%	11,300,700	4.3%
11 Fredonia Township	19	21,202,400	-	-	50.00%	21,202,400	8.1%
12 Homer Township	6	3,992,810	-	-	50.00%	3,992,810	1.5%
13 Lee Township	25	9,221,414	-	-	50.00%	9,221,414	3.5%
14 Leroy Township	11	12,855,700	-	-	50.00%	12,855,700	4.9%
15 Marengo Township	17	28,993,800	-	-	50.00%	28,993,800	11.1%
16 Marshall Township	10	7,335,000	-	-	50.00%	7,335,000	2.8%
17 Newton Township	12	30,178,100	-	-	50.00%	30,178,100	11.5%
18 Pennfield Township	9	14,170,330	-	-	50.00%	14,170,330	5.4%
19 Sheridan Township	13	27,759,200	-	-	50.00%	27,759,200	10.6%
20 Tekonsha Township	10	2,424,350	-	-	50.00%	2,424,350	0.9%
Total Townships	**219**	**213,267,032**	**-**		**50.00%**	**213,267,032**	**81.4%**
Cities							
51 City of Albion	4	4,372,000	-	-	50.00%	4,372,000	1.7%
52 City of Battle Creek	20	39,174,520	-	-	50.00%	39,174,520	15.0%
53 City of Marshall	8	2,509,200	-	-	50.00%	2,509,200	1.0%
54 City of Springfield	2	2,662,604	-	-	50.00%	2,662,604	1.0%
Total Cities	**34**	**48,718,324**	**-**		**50.00%**	**48,718,324**	**18.6%**
County Total	**253**	**261,985,356**	**-**		**50.00%**	**261,985,356**	**100.0%**

2016 TOTAL PERSONAL PROPERTY

Jurisdiction	Parcel Count	Assessed Valuation	Adjustment	Factor	AV/TCV Ratio	Equalized Valuation	Percent of County
Townships							
01 Albion Township	60	7,169,650	-	1.00000	50.00%	7,169,650	1.5%
02 Athens Township	102	24,215,300	-	1.00000	50.00%	24,215,300	5.0%
04 Bedford Township	175	9,505,600	-	1.00000	50.00%	9,505,600	2.0%
05 Burlington Township	54	3,764,240	-	1.00000	50.00%	3,764,240	0.8%
06 Clarence Township	38	2,053,900	-	1.00000	50.00%	2,053,900	0.4%
07 Clarendon Township	34	1,854,232	-	1.00000	50.00%	1,854,232	0.4%
08 Convis Township	59	4,754,200	-	1.00000	50.00%	4,754,200	1.0%
09 Eckford Township	30	3,415,430	-	1.00000	50.00%	3,415,430	0.7%
10 Emmett Township	596	29,321,830	-	1.00000	50.00%	29,321,830	6.1%
11 Fredonia Township	74	21,285,000	-	1.00000	50.00%	21,285,000	4.4%
12 Homer Township	84	7,544,610	-	1.00000	50.00%	7,544,610	1.6%
13 Lee Township	43	9,707,673	-	1.00000	50.00%	9,707,673	2.0%
14 Leroy Township	111	13,552,200	-	1.00000	50.00%	13,552,200	2.8%
15 Marengo Township	104	32,683,200	-	1.00000	50.00%	32,683,200	6.8%
16 Marshall Township	120	8,883,600	-	1.00000	50.00%	8,883,600	1.8%
17 Newton Township	50	30,332,800	-	1.00000	50.00%	30,332,800	6.3%
18 Pennfield Township	174	17,057,810	-	1.00000	50.00%	17,057,810	3.5%
19 Sheridan Township	104	43,345,200	-	1.00000	50.00%	43,345,200	9.0%
20 Tekonsha Township	140	4,304,150	-	1.00000	50.00%	4,304,150	0.9%
Total Townships	**2152**	**274,750,625**	**-**		**50.00%**	**274,750,625**	**57.0%**
Cities							
51 City of Albion	392	13,872,500	-	1.00000	50.00%	13,872,500	2.9%
52 City of Battle Creek	1720	162,615,803	-	1.00000	50.00%	162,615,803	33.7%
53 City of Marshall	592	21,964,200	-	1.00000	50.00%	21,964,200	4.6%
54 City of Springfield	255	8,929,092	-	1.00000	50.00%	8,929,092	1.9%
Total Cities	**2959**	**207,381,595**	**-**		**50.00%**	**207,381,595**	**43.0%**
County Total	**5111**	**482,132,220**	**-**		**50.00%**	**482,132,220**	**100.0%**