

Homestead and Comstead Model

Eric Dale— Tax Policy and Research



Scenario

- Residential
 - Lower Rate=1.10%
 - Higher Rate=1.90%
 - Market Value Threshold=\$1.3 Million (4 x Median)
- Commercial
 - Lower Rate=1.50%
 - Higher Rate=2.10%
 - Threshold=\$1.975 Million (6x Median)

	Primary Res	Commercial	Renters
Rate1	1.10%	1.50%	Yes
Rate2	1.90%	2.10%	1.10%
Threshold	\$1,300,000	\$1,974,900	

County	Property Type	Current Law			Proposed			Difference-#			Difference-%		
		Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax
Statewide	Res.	\$2,766.493	487.261	\$1,348.003	\$2,914.267	470.798	\$1,372.031	\$147.774	-16.463	\$24.028	5.34%	-3.38%	1.78%
Statewide	Res.-Homesites	\$1,191.961	541.160	\$645.042	\$990.404	547.513	\$542.259	-\$201.557	6.353	-\$102.783	-16.91%	1.17%	-15.93%
Statewide	Res.-Rental Imp.	\$492.995	515.442	\$254.110	\$401.699	522.597	\$209.927	-\$91.295	7.155	-\$44.183	-18.52%	1.39%	-17.39%
Statewide	Res.-Other	\$1,081.537	415.012	\$448.851	\$1,522.164	407.213	\$619.846	\$440.626	-7.799	\$170.994	40.74%	-1.88%	38.10%
Statewide	Comm.	\$627.768	563.698	\$353.872	\$577.223	572.598	\$330.517	-\$50.545	8.900	-\$23.355	-8.05%	1.58%	-6.60%
Statewide	Comm.-Small	\$248.881	576.647	\$143.517	\$197.525	587.939	\$116.133	-\$51.356	11.293	-\$27.384	-20.63%	1.96%	-19.08%
Statewide	Comm.-Large	\$378.887	555.193	\$210.355	\$379.698	564.617	\$214.384	\$0.811	9.425	\$4.029	0.21%	1.70%	1.92%
Statewide	Ag.	\$153.139	521.854	\$79.916	\$153.139	519.655	\$79.579	\$0.000	-2.199	-\$0.337	0.00%	-0.42%	-0.42%
Statewide	Other	\$1,138.193	483.606	\$550.437	\$1,138.193	489.225	\$556.833	\$0.000	5.620	\$6.396	0.00%	1.16%	1.16%
Statewide	Total	\$4,685.593	497.744	\$2,332.227	\$4,782.821	489.034	\$2,338.960	\$97.229	-8.711	\$6.732	2.08%	-1.75%	0.29%

	Primary Res	Commercial	Renters
Rate1	1.10%	1.50%	Yes
Rate2	1.90%	2.10%	1.10%
Threshold	\$1,300,000	\$1,974,900	

County	Property Type	Current Law			Proposed			Difference-#			Difference-%		
		Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax
Lewis & Clark	Res.	\$142.852	629.022	\$89.857	\$135.419	654.386	\$88.616	-\$7.433	25.364	-\$1.240	-5.20%	4.03%	-1.38%
Lewis & Clark	Res.-Homesites	\$86.194	635.233	\$54.753	\$70.358	663.810	\$46.704	-\$15.836	28.577	-\$8.049	-18.37%	4.50%	-14.70%
Lewis & Clark	Res.-Rental Imp.	\$24.771	628.305	\$15.563	\$20.183	655.551	\$13.231	-\$4.587	27.247	-\$2.332	-18.52%	4.34%	-14.99%
Lewis & Clark	Res.-Other	\$31.89	612.791	\$19.54	\$44.88	639.088	\$28.68	\$12.991	26.297	\$9.141	40.74%	4.29%	46.78%
Lewis & Clark	Comm.	\$36.649	688.435	\$25.231	\$33.179	721.791	\$23.948	-\$3.471	33.356	-\$1.283	-9.47%	4.85%	-5.08%
Lewis & Clark	Comm.-Small	\$15.586	676.839	\$10.549	\$12.369	707.847	\$8.756	-\$3.216	31.008	-\$1.793	-20.63%	4.58%	-17.00%
Lewis & Clark	Comm.-Large	\$21.064	697.015	\$14.682	\$20.809	730.079	\$15.193	-\$0.254	33.064	\$0.511	-1.21%	4.74%	3.48%
Lewis & Clark	Ag.	\$2.009	504.267	\$1.013	\$2.009	520.132	\$1.045	\$0.000	15.865	\$0.032	0.00%	3.15%	3.15%
Lewis & Clark	Other	\$34.474	630.660	\$21.742	\$34.474	658.263	\$22.693	\$0.000	27.603	\$0.952	0.00%	4.38%	4.38%
Lewis & Clark	Total	\$215.984	638.205	\$137.842	\$205.081	664.628	\$136.303	-\$10.903	26.423	-\$1.540	-5.05%	4.14%	-1.12%

Estimated Impact on a Primary Residence, Median Value Home

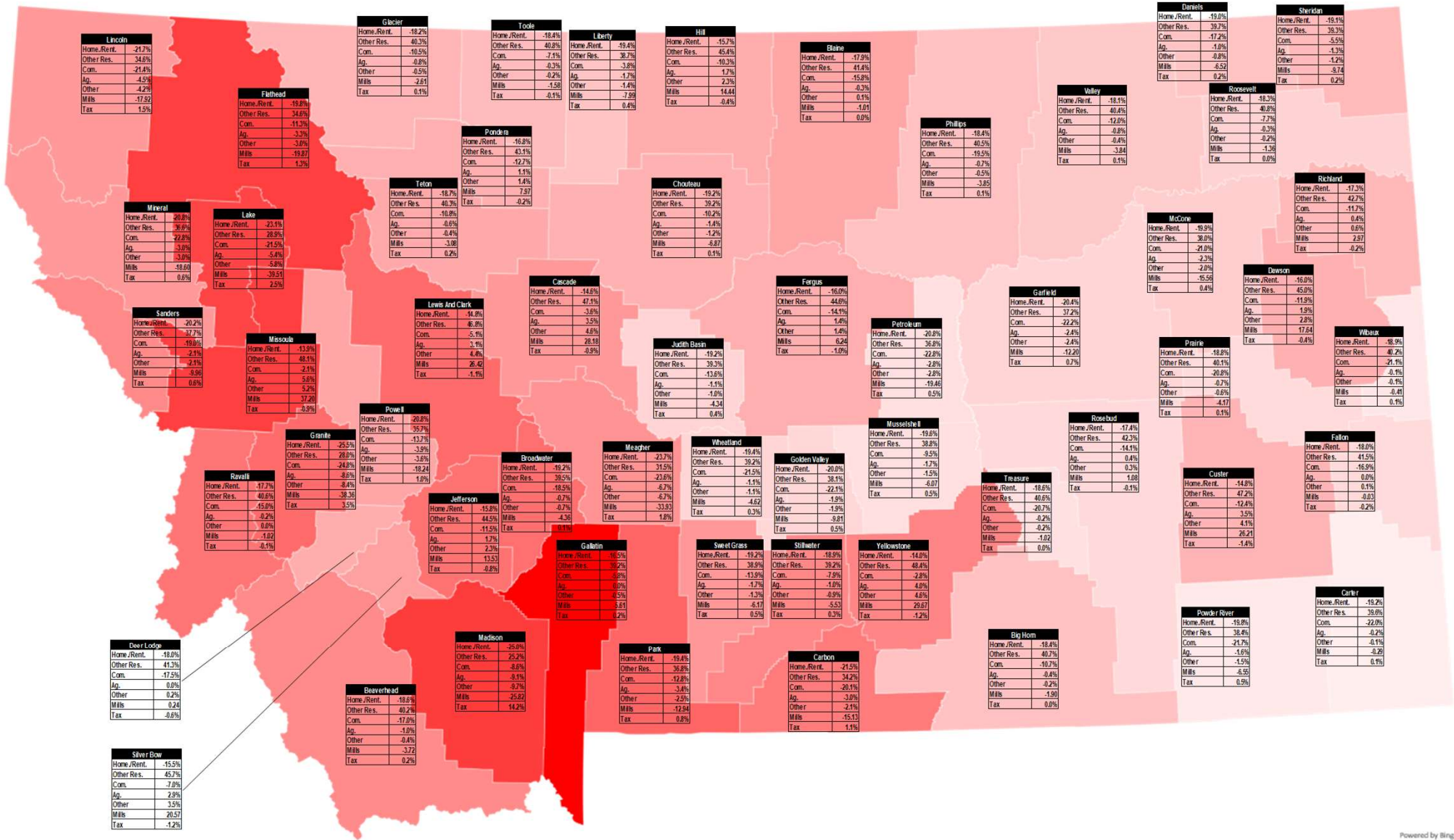
County	Median Home Value	Current Law			Proposed			Difference-#			Difference-%		
		Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax
Beaverhead	\$261,700	\$3,533	522.91	\$1,847	\$2,879	522.46	\$1,504	(\$654)	(0.46)	(\$343)	(18.52%)	(0.09%)	(18.59%)
Big Horn	\$83,750	\$1,131	881.89	\$997	\$921	884.01	\$814	(\$209)	2.12	(\$183)	(18.52%)	0.24%	(18.32%)
Blaine	\$125,900	\$1,700	866.04	\$1,472	\$1,385	874.65	\$1,211	(\$315)	8.60	(\$261)	(18.52%)	0.99%	(17.71%)
Broadwater	\$325,300	\$4,392	502.24	\$2,206	\$3,578	497.91	\$1,782	(\$813)	(4.33)	(\$424)	(18.52%)	(0.86%)	(19.22%)
Carbon	\$303,500	\$4,097	440.30	\$1,804	\$3,339	423.64	\$1,414	(\$759)	(16.66)	(\$390)	(18.52%)	(3.78%)	(21.60%)
Carter	\$55,900	\$755	344.34	\$260	\$615	340.72	\$210	(\$140)	(3.62)	(\$50)	(18.52%)	(1.05%)	(19.38%)
Cascade	\$237,800	\$3,210	645.01	\$2,071	\$2,616	675.66	\$1,767	(\$595)	30.65	(\$303)	(18.52%)	4.75%	(14.65%)
Chouteau	\$137,100	\$1,851	648.54	\$1,200	\$1,508	643.80	\$971	(\$343)	(4.74)	(\$229)	(18.52%)	(0.73%)	(19.11%)
Custer	\$145,300	\$1,962	762.10	\$1,495	\$1,598	797.49	\$1,275	(\$363)	35.38	(\$220)	(18.52%)	4.64%	(14.74%)
Daniels	\$82,953	\$1,120	817.19	\$915	\$912	812.81	\$742	(\$207)	(4.37)	(\$173)	(18.52%)	(0.54%)	(18.95%)
Dawson	\$133,300	\$1,800	812.20	\$1,462	\$1,466	837.71	\$1,228	(\$333)	25.52	(\$233)	(18.52%)	3.14%	(15.96%)
Deer Lodge	\$185,915	\$2,510	533.94	\$1,340	\$2,045	536.84	\$1,098	(\$465)	2.90	(\$242)	(18.52%)	0.54%	(18.08%)
Fallon	\$123,850	\$1,672	358.37	\$599	\$1,362	360.69	\$491	(\$310)	2.32	(\$108)	(18.52%)	0.65%	(17.99%)
Fergus	\$166,900	\$2,253	666.57	\$1,502	\$1,836	687.82	\$1,263	(\$417)	21.24	(\$239)	(18.52%)	3.19%	(15.92%)
Flathead	\$444,700	\$6,003	436.63	\$2,621	\$4,892	419.99	\$2,054	(\$1,112)	(16.64)	(\$567)	(18.52%)	(3.81%)	(21.62%)
Gallatin	\$646,400	\$8,726	443.79	\$3,873	\$7,110	438.01	\$3,114	(\$1,616)	(5.78)	(\$758)	(18.52%)	(1.30%)	(19.58%)
Garfield	\$78,087	\$1,054	569.30	\$600	\$859	556.78	\$478	(\$195)	(12.52)	(\$122)	(18.52%)	(2.20%)	(20.31%)
Glacier	\$122,595	\$1,655	734.92	\$1,216	\$1,349	740.26	\$998	(\$306)	5.34	(\$218)	(18.52%)	0.73%	(17.93%)
Golden Valley	\$81,310	\$1,098	538.94	\$592	\$894	529.02	\$473	(\$203)	(9.92)	(\$118)	(18.52%)	(1.84%)	(20.02%)
Granite	\$304,410	\$4,110	411.98	\$1,693	\$3,349	375.30	\$1,257	(\$761)	(36.68)	(\$436)	(18.52%)	(8.90%)	(25.77%)
Hill	\$168,200	\$2,271	693.37	\$1,574	\$1,850	719.24	\$1,331	(\$421)	25.88	(\$244)	(18.52%)	3.73%	(15.48%)
Jefferson	\$395,700	\$5,342	490.30	\$2,619	\$4,353	506.04	\$2,203	(\$989)	15.74	(\$417)	(18.52%)	3.21%	(15.90%)
Judith Basin	\$110,000	\$1,485	444.56	\$660	\$1,210	440.22	\$533	(\$275)	(4.34)	(\$128)	(18.52%)	(0.98%)	(19.31%)
Lake	\$354,600	\$4,787	467.46	\$2,238	\$3,901	432.56	\$1,687	(\$887)	(34.90)	(\$551)	(18.52%)	(7.47%)	(24.60%)
Lewis & Clark	\$343,900	\$4,643	635.23	\$2,949	\$3,783	663.81	\$2,511	(\$860)	28.58	(\$438)	(18.52%)	4.50%	(14.85%)
Liberty	\$125,400	\$1,693	538.55	\$912	\$1,379	534.14	\$737	(\$314)	(4.41)	(\$175)	(18.52%)	(0.82%)	(19.19%)
Lincoln	\$256,600	\$3,464	399.86	\$1,385	\$2,823	384.11	\$1,084	(\$642)	(15.74)	(\$301)	(18.52%)	(3.94%)	(21.73%)
Madison	\$533,800	\$7,206	289.15	\$2,084	\$5,872	256.45	\$1,506	(\$1,335)	(32.71)	(\$578)	(18.52%)	(11.31%)	(27.74%)
McCone	\$69,485	\$938	764.83	\$717	\$764	752.64	\$575	(\$174)	(12.19)	(\$142)	(18.52%)	(1.59%)	(19.82%)
Meagher	\$185,880	\$2,509	533.53	\$1,339	\$2,045	499.27	\$1,021	(\$465)	(34.26)	(\$318)	(18.52%)	(6.42%)	(23.75%)
Mineral	\$201,900	\$2,726	616.57	\$1,681	\$2,221	599.53	\$1,331	(\$505)	(17.05)	(\$349)	(18.52%)	(2.76%)	(20.77%)
Missoula	\$413,200	\$5,578	719.49	\$4,013	\$4,545	758.33	\$3,447	(\$1,033)	38.84	(\$567)	(18.52%)	5.40%	(14.12%)
Musselshell	\$86,070	\$1,162	417.23	\$485	\$947	411.98	\$390	(\$215)	(5.26)	(\$95)	(18.52%)	(1.26%)	(19.54%)
Park	\$409,400	\$5,527	395.80	\$2,188	\$4,503	384.71	\$1,732	(\$1,024)	(11.09)	(\$455)	(18.52%)	(2.80%)	(20.80%)
Petroleum	\$45,610	\$616	709.96	\$437	\$502	690.01	\$346	(\$114)	(19.94)	(\$91)	(18.52%)	(2.81%)	(20.81%)
Phillips	\$101,850	\$1,375	734.12	\$1,009	\$1,120	735.47	\$824	(\$255)	1.35	(\$185)	(18.52%)	0.18%	(18.37%)
Pondera	\$159,500	\$2,153	659.69	\$1,420	\$1,755	675.01	\$1,184	(\$399)	15.32	(\$236)	(18.52%)	2.32%	(16.63%)
Powder River	\$50,400	\$680	467.09	\$318	\$554	459.69	\$255	(\$126)	(7.40)	(\$63)	(18.52%)	(1.58%)	(19.81%)
Powell	\$182,700	\$2,466	507.89	\$1,253	\$2,010	491.15	\$987	(\$457)	(16.74)	(\$266)	(18.52%)	(3.30%)	(21.20%)
Prairie	\$61,300	\$828	682.97	\$565	\$674	680.62	\$459	(\$153)	(2.34)	(\$106)	(18.52%)	(0.34%)	(18.80%)
Ravalli	\$389,600	\$5,260	418.16	\$2,199	\$4,286	418.39	\$1,793	(\$974)	0.23	(\$406)	(18.52%)	0.06%	(18.47%)
Richland	\$177,033	\$2,390	501.72	\$1,199	\$1,947	509.32	\$992	(\$443)	7.60	(\$207)	(18.52%)	1.51%	(17.28%)
Roosevelt	\$72,685	\$981	733.92	\$720	\$800	737.01	\$589	(\$182)	3.09	(\$131)	(18.52%)	0.42%	(18.18%)
Rosebud	\$84,893	\$1,146	556.31	\$638	\$934	565.19	\$528	(\$212)	8.87	(\$110)	(18.52%)	1.59%	(17.22%)
Sanders	\$229,030	\$3,092	481.98	\$1,490	\$2,519	472.32	\$1,190	(\$573)	(9.67)	(\$300)	(18.52%)	(2.01%)	(20.15%)
Sheridan	\$91,685	\$1,238	872.45	\$1,080	\$1,009	866.50	\$874	(\$229)	(5.95)	(\$206)	(18.52%)	(0.68%)	(19.07%)
Silver Bow	\$213,900	\$2,888	619.15	\$1,788	\$2,353	641.20	\$1,509	(\$535)	22.05	(\$279)	(18.52%)	3.56%	(15.62%)
Stillwater	\$286,900	\$3,873	477.80	\$1,851	\$3,156	474.63	\$1,498	(\$717)	(3.17)	(\$353)	(18.52%)	(0.66%)	(19.06%)
Sweet Grass	\$268,693	\$3,627	435.32	\$1,579	\$2,956	430.49	\$1,272	(\$672)	(4.82)	(\$307)	(18.52%)	(1.11%)	(19.42%)
Teton	\$188,589	\$2,546	532.20	\$1,355	\$2,074	531.74	\$1,103	(\$471)	(0.46)	(\$252)	(18.52%)	(0.09%)	(18.59%)
Toole	\$105,700	\$1,427	765.99	\$1,093	\$1,163	767.69	\$893	(\$264)	1.69	(\$200)	(18.52%)	0.22%	(18.34%)
Treasure	\$56,966	\$769	612.82	\$471	\$627	612.01	\$384	(\$142)	(0.81)	(\$88)	(18.52%)	(0.13%)	(18.63%)
Valley	\$94,800	\$1,280	696.39	\$891	\$1,043	700.68	\$731	(\$237)	4.29	(\$161)	(18.52%)	0.62%	(18.02%)
Wheatland	\$94,050	\$1,270	505.47	\$642	\$1,035	500.00	\$517	(\$235)	(5.46)	(\$125)	(18.52%)	(1.08%)	(19.40%)
Wibaux	\$70,675	\$954	402.60	\$384	\$777	400.72	\$312	(\$177)	(1.88)	(\$73)	(18.52%)	(0.47%)	(18.90%)
Yellowstone	\$302,800	\$4,088	627.04	\$2,563	\$3,331	661.15	\$2,202	(\$757)	34.11	(\$361)	(18.52%)	5.44%	(14.09%)

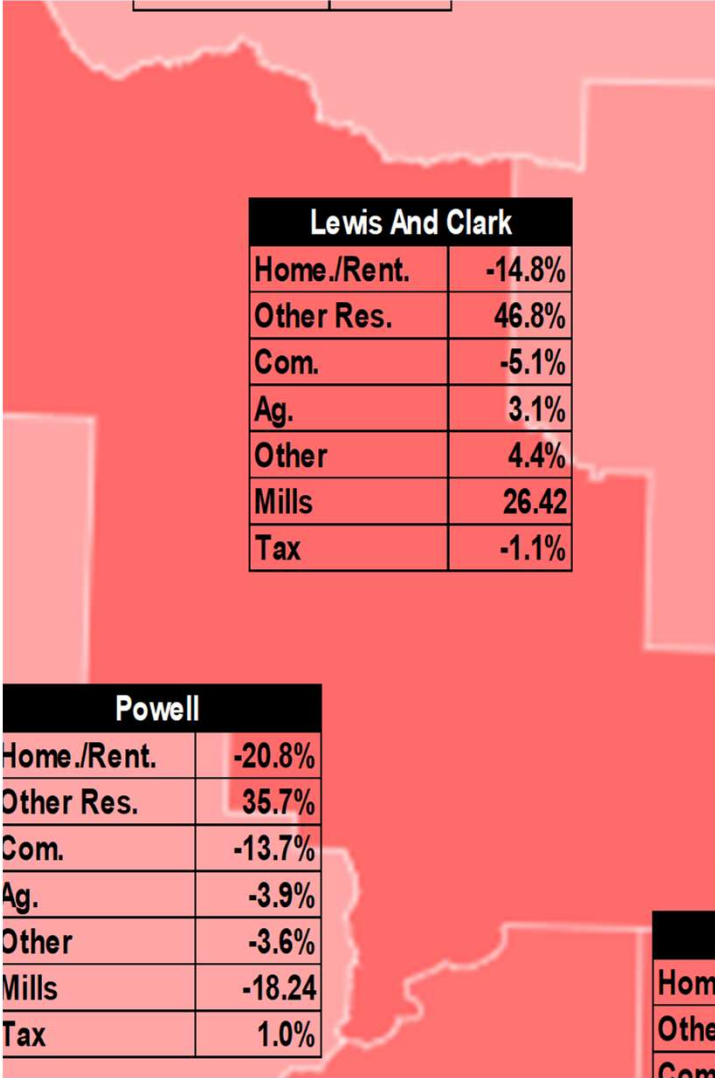
	Primary Res	Commercial	Renters
Rate1	1.10%	1.50%	Yes
Rate2	1.90%	2.10%	1.10%
Threshold	\$1,300,000	\$1,974,900	

Estimated Impact on a Primary Residence, Average Value Home

County	Avg. Home Value	Current Law			Proposed			Difference-#			Difference-%		
		Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax	Taxable Value	Mills	Tax
Beaverhead	\$286,873	\$3,873	522.91	\$2,025	\$3,156	522.46	\$1,649	(\$717)	(0.46)	(\$376)	(18.52%)	(0.09%)	(18.59%)
Big Horn	\$103,421	\$1,396	881.89	\$1,231	\$1,138	884.01	\$1,006	(\$259)	2.12	(\$226)	(18.52%)	0.24%	(18.32%)
Blaine	\$125,291	\$1,691	866.04	\$1,465	\$1,378	874.65	\$1,205	(\$313)	8.60	(\$259)	(18.52%)	0.99%	(17.71%)
Broadwater	\$336,423	\$4,542	502.24	\$2,281	\$3,701	497.91	\$1,843	(\$841)	(4.33)	(\$438)	(18.52%)	(0.86%)	(19.22%)
Carbon	\$342,152	\$4,619	440.30	\$2,034	\$3,764	423.64	\$1,594	(\$855)	(16.66)	(\$439)	(18.52%)	(3.78%)	(21.60%)
Carter	\$70,775	\$955	344.34	\$329	\$779	340.72	\$265	(\$177)	(3.62)	(\$64)	(18.52%)	(1.05%)	(19.38%)
Cascade	\$275,680	\$3,722	645.01	\$2,401	\$3,032	675.66	\$2,049	(\$689)	30.65	(\$352)	(18.52%)	4.75%	(14.65%)
Chouteau	\$145,540	\$1,965	648.54	\$1,274	\$1,601	643.80	\$1,031	(\$364)	(4.74)	(\$244)	(18.52%)	(0.73%)	(19.11%)
Custer	\$161,170	\$2,176	762.10	\$1,658	\$1,773	797.49	\$1,414	(\$403)	35.38	(\$244)	(18.52%)	4.64%	(14.74%)
Daniels	\$89,127	\$1,203	817.19	\$983	\$980	812.81	\$797	(\$223)	(4.37)	(\$186)	(18.52%)	(0.54%)	(18.95%)
Dawson	\$148,782	\$2,009	812.20	\$1,631	\$1,637	837.71	\$1,371	(\$372)	25.52	(\$260)	(18.52%)	3.14%	(15.96%)
Deer Lodge	\$238,904	\$3,225	533.94	\$1,722	\$2,628	536.84	\$1,411	(\$597)	2.90	(\$311)	(18.52%)	0.54%	(18.08%)
Fallon	\$128,026	\$1,728	358.37	\$619	\$1,408	360.69	\$508	(\$320)	2.32	(\$111)	(18.52%)	0.65%	(17.99%)
Fergus	\$183,960	\$2,483	666.57	\$1,655	\$2,024	687.82	\$1,392	(\$460)	21.24	(\$264)	(18.52%)	3.19%	(15.92%)
Flathead	\$555,295	\$7,496	436.63	\$3,273	\$6,108	419.99	\$2,565	(\$1,388)	(16.64)	(\$708)	(18.52%)	(3.81%)	(21.62%)
Gallatin	\$803,808	\$10,851	443.79	\$4,816	\$8,842	438.01	\$3,873	(\$2,010)	(5.78)	(\$943)	(18.52%)	(1.30%)	(19.58%)
Garfield	\$120,901	\$1,632	569.30	\$929	\$1,330	556.78	\$740	(\$302)	(12.52)	(\$189)	(18.52%)	(2.20%)	(20.31%)
Glacier	\$132,160	\$1,784	734.92	\$1,311	\$1,454	740.26	\$1,076	(\$330)	5.34	(\$235)	(18.52%)	0.73%	(17.93%)
Golden Valley	\$87,430	\$1,180	538.94	\$636	\$962	529.02	\$509	(\$219)	(9.92)	(\$127)	(18.52%)	(1.84%)	(20.02%)
Granite	\$355,574	\$4,800	411.98	\$1,978	\$3,911	375.30	\$1,468	(\$889)	(36.68)	(\$510)	(18.52%)	(8.90%)	(25.77%)
Hill	\$159,954	\$2,159	693.37	\$1,497	\$1,759	719.24	\$1,266	(\$400)	25.88	(\$232)	(18.52%)	3.73%	(15.48%)
Jefferson	\$403,849	\$5,452	490.30	\$2,673	\$4,442	506.04	\$2,248	(\$1,010)	15.74	(\$425)	(18.52%)	3.21%	(15.90%)
Judith Basin	\$116,508	\$1,573	444.56	\$699	\$1,282	440.22	\$564	(\$291)	(4.34)	(\$135)	(18.52%)	(0.98%)	(19.31%)
Lake	\$491,409	\$6,634	467.46	\$3,101	\$5,405	432.56	\$2,338	(\$1,229)	(34.90)	(\$763)	(18.52%)	(7.47%)	(24.60%)
Lewis & Clark	\$360,073	\$4,861	635.23	\$3,088	\$3,961	663.81	\$2,629	(\$900)	28.58	(\$459)	(18.52%)	4.50%	(14.85%)
Liberty	\$135,291	\$1,826	538.55	\$984	\$1,488	534.14	\$795	(\$338)	(4.41)	(\$189)	(18.52%)	(0.82%)	(19.19%)
Lincoln	\$286,875	\$3,873	399.86	\$1,549	\$3,156	384.11	\$1,212	(\$717)	(15.74)	(\$336)	(18.52%)	(3.94%)	(21.73%)
Madison	\$2,584,907	\$34,896	289.15	\$10,090	\$38,713	256.45	\$9,928	\$3,817	(32.71)	(\$163)	10.94%	(11.31%)	(1.61%)
McCone	\$88,364	\$1,193	764.83	\$912	\$972	752.64	\$732	(\$221)	(12.19)	(\$181)	(18.52%)	(1.59%)	(19.82%)
Meagher	\$200,232	\$2,703	533.53	\$1,442	\$2,203	499.27	\$1,100	(\$501)	(34.26)	(\$343)	(18.52%)	(6.42%)	(23.75%)
Mineral	\$218,862	\$2,955	616.57	\$1,822	\$2,407	599.53	\$1,443	(\$547)	(17.05)	(\$378)	(18.52%)	(2.76%)	(20.77%)
Missoula	\$459,729	\$6,206	719.49	\$4,465	\$5,057	758.33	\$3,835	(\$1,149)	38.84	(\$631)	(18.52%)	5.40%	(14.12%)
Musselshell	\$99,620	\$1,345	417.23	\$561	\$1,096	411.98	\$451	(\$249)	(5.26)	(\$110)	(18.52%)	(1.26%)	(19.54%)
Park	\$465,746	\$6,288	395.80	\$2,489	\$5,123	384.71	\$1,971	(\$1,164)	(11.09)	(\$518)	(18.52%)	(2.80%)	(20.80%)
Petroleum	\$62,583	\$845	709.96	\$600	\$688	690.01	\$475	(\$156)	(19.94)	(\$125)	(18.52%)	(2.81%)	(20.81%)
Phillips	\$110,440	\$1,491	734.12	\$1,095	\$1,215	735.47	\$893	(\$276)	1.35	(\$201)	(18.52%)	0.18%	(18.37%)
Pondera	\$162,819	\$2,198	659.69	\$1,450	\$1,791	675.01	\$1,209	(\$407)	15.32	(\$241)	(18.52%)	2.32%	(16.63%)
Powder River	\$75,830	\$1,024	467.09	\$478	\$834	459.69	\$383	(\$190)	(7.40)	(\$95)	(18.52%)	(1.58%)	(19.81%)
Powell	\$256,350	\$3,461	507.89	\$1,758	\$2,820	491.15	\$1,385	(\$641)	(16.74)	(\$373)	(18.52%)	(3.30%)	(21.20%)
Prairie	\$88,505	\$1,195	682.97	\$816	\$974	680.62	\$663	(\$221)	(2.34)	(\$153)	(18.52%)	(0.34%)	(18.80%)
Ravalli	\$424,375	\$5,729	418.16	\$2,396	\$4,668	418.39	\$1,953	(\$1,061)	0.23	(\$443)	(18.52%)	0.06%	(18.47%)
Richland	\$190,744	\$2,575	501.72	\$1,292	\$2,098	509.32	\$1,069	(\$477)	7.60	(\$223)	(18.52%)	1.51%	(17.28%)
Roosevelt	\$89,641	\$1,210	733.92	\$888	\$986	737.01	\$727	(\$224)	3.09	(\$161)	(18.52%)	0.42%	(18.18%)
Rosebud	\$96,469	\$1,302	556.31	\$725	\$1,061	565.19	\$600	(\$241)	8.87	(\$125)	(18.52%)	1.59%	(17.22%)
Sanders	\$262,110	\$3,538	481.98	\$1,705	\$2,883	472.32	\$1,362	(\$655)	(9.67)	(\$344)	(18.52%)	(2.01%)	(20.15%)
Sheridan	\$99,243	\$1,340	872.45	\$1,169	\$1,092	866.50	\$946	(\$248)	(5.95)	(\$223)	(18.52%)	(0.68%)	(19.07%)
Silver Bow	\$246,304	\$3,325	619.15	\$2,059	\$2,709	641.20	\$1,737	(\$616)	22.05	(\$322)	(18.52%)	3.56%	(15.62%)
Stillwater	\$308,455	\$4,164	477.80	\$1,990	\$3,393	474.63	\$1,610	(\$771)	(3.17)	(\$379)	(18.52%)	(0.66%)	(19.06%)
Sweet Grass	\$316,823	\$4,277	435.32	\$1,862	\$3,485	430.49	\$1,500	(\$592)	(4.82)	(\$362)	(18.52%)	(1.11%)	(19.42%)
Teton	\$203,730	\$2,750	532.20	\$1,464	\$2,241	531.74	\$1,192	(\$509)	(0.46)	(\$272)	(18.52%)	(0.09%)	(18.59%)
Toole	\$121,554	\$1,641	765.99	\$1,257	\$1,337	767.69	\$1,026	(\$304)	1.69	(\$231)	(18.52%)	0.22%	(18.34%)
Treasure	\$79,814	\$1,077	612.82	\$660	\$878	612.01	\$537	(\$200)	(0.81)	(\$123)	(18.52%)	(0.13%)	(18.63%)
Valley	\$121,424	\$1,639	696.39	\$1,142	\$1,336	700.68	\$936	(\$304)	4.29	(\$206)	(18.52%)	0.62%	(18.02%)
Wheatland	\$96,594	\$1,304	505.47	\$659	\$1,063	500.00	\$531	(\$241)	(5.46)	(\$128)	(18.52%)	(1.08%)	(19.40%)
Wibaux	\$84,397	\$1,139	402.60	\$459	\$928	400.72	\$372	(\$211)	(1.88)	(\$87)	(18.52%)	(0.47%)	(18.90%)
Yellowstone	\$330,424	\$4,461	627.04	\$2,797	\$3,635	661.15	\$2,403	(\$826)	34.11	(\$394)	(18.52%)	5.44%	(14.09%)

	Primary Res	Commercial	Renters
Rate1	1.10%	1.50%	Yes
Rate2	1.90%	2.10%	1.10%
Threshold	\$1,300,000	\$1,974,900	



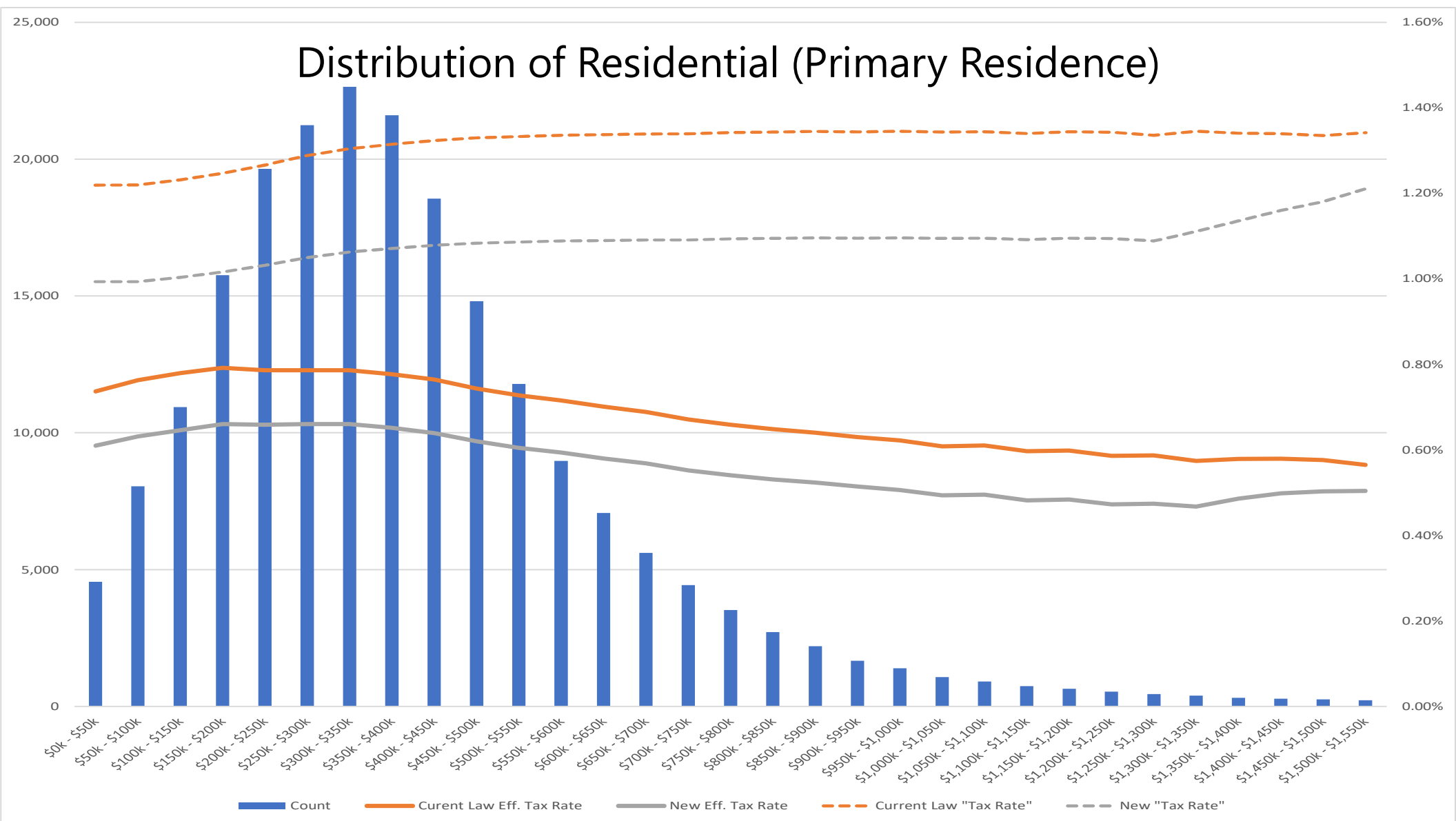


Lewis And Clark	
Home./Rent.	-14.8%
Other Res.	46.8%
Com.	-5.1%
Ag.	3.1%
Other	4.4%
Mills	26.42
Tax	-1.1%

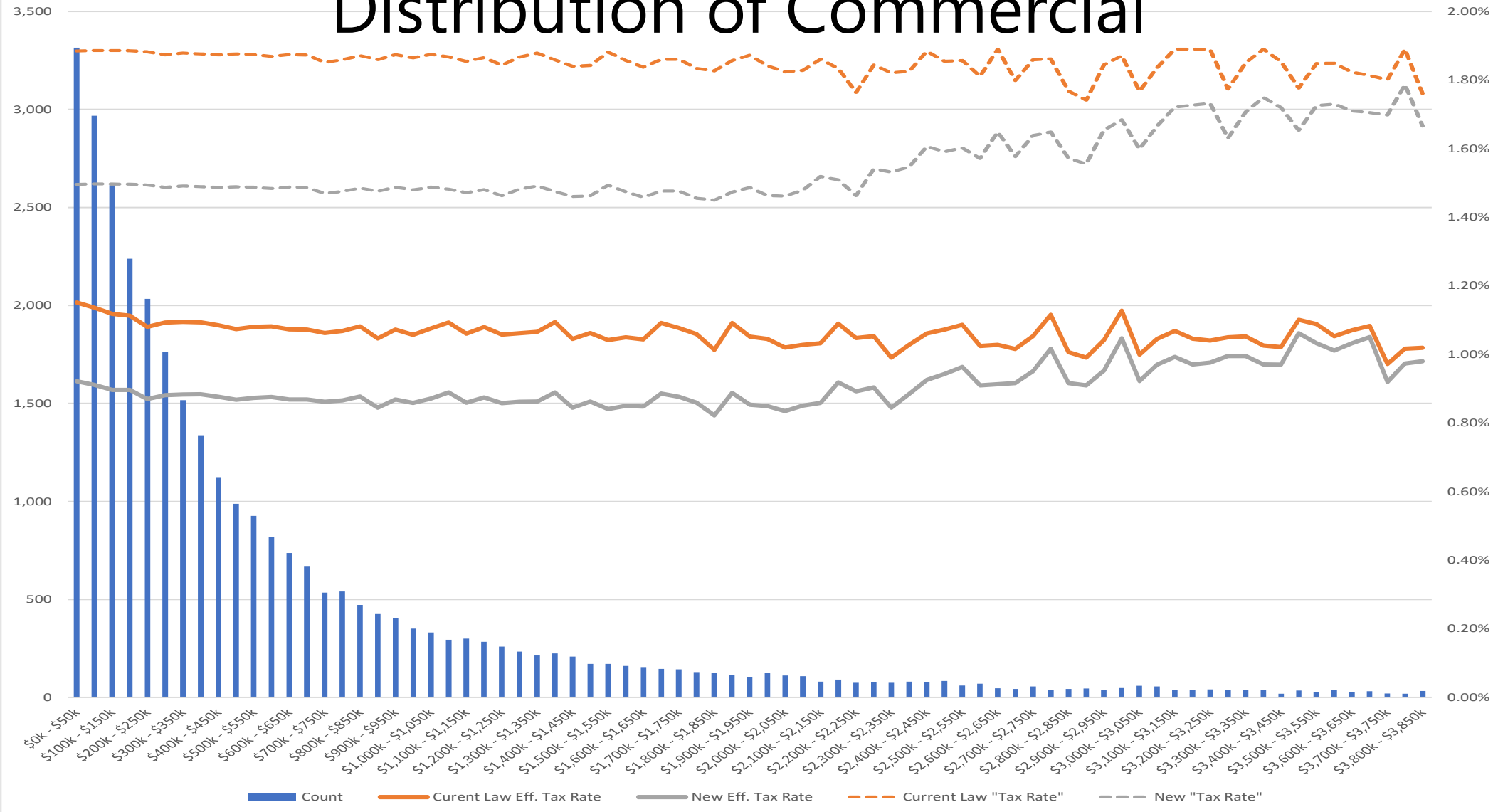
Powell	
Home./Rent.	-20.8%
Other Res.	35.7%
Com.	-13.7%
Ag.	-3.9%
Other	-3.6%
Mills	-18.24
Tax	1.0%

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Distribution of Residential (Primary Residence)



Distribution of Commercial



Counts

Estimated Distributional Impact for Primary Residential Properties

	Decreases			Increases			Totals		
	Over \$1,000	\$1,000 to \$500	\$500 to \$0	\$0 to \$500	\$500 to \$1,000	Over \$1,000	Decreases	Increases	Total

Statewide

11,876	77,771	123,946	975	180	500
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213,593	1,655	215,248
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	Decreases			Increases			Totals		
	Over 25%	25% to 15%	15% to 0%	0% to 15%	15% to 25%	Over 25%	Decreases	Increases	Total

Statewide

5,250	127,062	81,281	1,478	163	14
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213,593	1,655	215,248
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Counts

Estimated Distributional Impact for Commercial Properties

Decreases			Increases			Totals		
Over \$1,000	\$1,000 to \$500	\$500 to \$0	\$0 to \$500	\$500 to \$1,000	Over \$1,000	Decreases	Increases	Total

Statewide

12,043	6,992	13,033	150	101	921	32,068	1,172	33,240
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Decreases			Increases			Totals		
Over 25%	25% to 15%	15% to 0%	0% to 15%	15% to 25%	Over 25%	Decreases	Increases	Total

Statewide

1,598	28,543	1,929	1,147	23	0	32,070	1,170	33,240
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