

SECTION 1
Letter of Transmittal

February 23, 2015

Board of Assessors
Municipality of Concord
41 Green Street.
Concord, NH 03301

LETTER OF TRANSMITTAL

Dear Municipal Officials:

The following report is intended to document the entire process associated with the data collection, review, analysis and reporting necessary to render a credible opinion of value(s) of all property within the City of Concord in accordance with RSA 21-J:14-b, and “Standard 6” of the Uniform Standards of Professional Appraisal Practice (USPAP, 2012-2013).

The Intended Use of this Report: is to provide a basis for the revaluation of all residential, commercial, and industrial real property in the City of Concord, N.H. as required by the In-House Work Plan. A copy of this work plan is contained in Appendix “A”.

The Intended Client of This Report: the Board of Assessors and the assessing employees of the City of Concord, N.H.

Other Users of This Report: include the general public, property owners, municipal officials, the Assessing Standards Board (ASB), and the Department of Revenue Administration (DRA).

The Date of Value Utilized in this Report: is April 1, 2014, as required by RSA 74:1 and RSA 76:2.

Type and Definition of Value Utilized in this Report: The type of value expressed in this report is “market” value, and is defined in RSA 75:1 as: “the property's full and true value as the same would be appraised in payment of a just debt due from a solvent debtor”.

An expanded definition of "Market Value" as defined within the NH Department of Revenue, Property Appraisal Division's "600 Rules", establishes the market value of a property must meet the following criteria:

- (a) Is the most probable price, not the highest, lowest or average price;
- (b) Is expressed in terms of money;
- (c) Implies a reasonable time for exposure to the market;
- (d) Implies that both buyer and seller are informed of the uses to which the property may be put;
- (e) Assumes an arm's length transaction in the open market;
- (f) Assumes a willing buyer and a willing seller, with no advantage being taken by either buyer or seller; and
- (g) Recognizes both the present use and the potential use of the property. (NH Department of Revenue, Property Appraisal Division, "600 Rules"; Rev 601.14.)

Identification of the Property Rights Assessed in this Report: The type of property rights is "fee simple". Fee Simple Estate is defined as:

"Absolute ownership unencumbered by any other interest or estate; subject only to the limitations imposed by the government powers of taxation, eminent domain, police power, and escheat (the right of government to take title to property when there are no apparent heirs)." ²
(The Dictionary of Real Estate Appraisal, Third Edition, 1993, Page 140.)

Extent of Property Inspections: As required by the City's in-house work plan, properties throughout the City of Concord are continuously inspected as a result of on-going neighborhood inspections, building permits, abatement applications, owner's requests, and sale qualifications. These inspections generally involve complete inspections of both the interiors and exteriors conducted in the presence of the property owner or the property owner's representative. Exterior and interior inspections would not occur if the property owner did not respond to requests for inspection such as a letter or a door card knocker or refused to allow an inspection.

If No Physical Inspections, An Explanation For This Decision: Not applicable. See above.

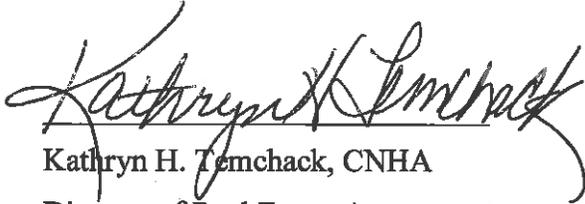
Certification Of Value:

The undersigned certifies that, to the best of my knowledge and belief:

- 1) The statements of fact contained in this report are true and correct.
- 2) The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions and conclusions.
- 3) I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
- 4) I have no bias with respect to any property that is the subject of this report or to the parties involved with this assignment.
- 5) My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- 6) My compensation for completing this assignment is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- 7) The analyses, opinions and conclusions were developed, and this report has been prepared in conformity with "Standard 6" of the Uniform Standards of Professional Appraisal Practice (USPAP, 2012-2013).
- 8) I, Kathryn H. Temchack *have not* made personal inspections of the properties, that are the subject of this report, that were involved in on-going neighborhood inspections, sale verifications, building permits, at the owner's requests, and abatement requests. The Assessing Office has not made a personal inspection of all the properties that are the subject of this report. Those individuals, and/or anyone providing significant mass appraisal assistance to the individual signing this report, are identified in Appendix "B", at the back of this report.
- 9) I, Susan Golden have made personal inspections of the commercial properties that are the subject of this report, that were involved in on-going neighborhood inspections, sale verifications, building permits, at the owner's requests, and abatement requests. The Assessing Office has not made a personal inspection of all the properties that are the subject of this report. Those individuals, and/or anyone providing significant mass appraisal assistance to the individual signing this report, are identified in Appendix "B", at the back of this report.
- 10) My opinion of the market values, pursuant to RSA 75:1, and the NH Department of Revenue, Property Appraisal Division "600" Rules, Rev. 601.14, for the assessed properties identified in Section I of this report, as of April 1, 2014, are indicated in the City of Concord's Vision Property CAMA System and may be

viewed on line or via a printed property assessment card available in the City of Concord Assessor's Office.

- 11) A copy of the final MS-1 submission to the Department of Revenue for the 2014 tax rate setting and the City of Concord's Vision Property CAMA printouts with the cumulative final values of all property in the City with individual totals for the Merrimack Valley School District and Concord School District are provided.



Kathryn H. Temchack, CNHA
Director of Real Estate Assessments
City Of Concord, N.H.



Susan E. Golden, CNHA
Deputy Assessor
City of Concord, N.H.



SUMMARY INVENTORY OF VALUATION

Submit to the Department of Revenue Administration by September 1

Instructions

Note: for ease of use please begin at the last section and work backwards

REPORTS REQUIRED: RSA 21-J:34 as amended, provides for certification of valuations, appropriations, estimated revenues and such other information as the Department of Revenue Administration may require upon reports prescribed for that purpose.

NOTE: The values and figures provided represent the detailed values that are used in the city/towns tax assessments and sworn to uphold under Oath per RSA 75:7. Please complete all applicable pages and refer to the instructions for individual items.

For Assistance Please Contact:

DRA Municipal and Property Division
Phone: (603) 230-5950
<http://www.revenue.nh.gov/mun-prop/>

ENTITY'S INFORMATION ?

Entity Type: Municipality Village

Municipality:

County:

Original Date:

Entity:

Revision Date:

ASSESSOR

Assessor's Name

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

MUNICIPAL OFFICIALS

Municipal Official 1

Municipal Official 2

Municipal Official 3

Municipal Official 4

Municipal Official 5

Municipal Official 6

Under penalties of perjury, We declare that we have examined the information contained in this form and to the best of our belief it is true, correct and complete.

PREPARER'S INFORMATION

Preparer's Name

Phone Number

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Email (optional)



Municipality Values

Value Land Only (Exclude amount listed in lines 3A, 3B and 4) ?

	Number of Acres	Assessed Valuation
1-A Current Use (At current values) RSA 79-A ?	15,650.48	\$1,790,850
1-B Conservation Restriction Assessment RSA 79-B ?		
1-C Discretionary Easements RSA 79-C ?		
1-D Discretionary Preservation Easements RSA 79-D ?	0.52	\$12,235
1-E Taxation of Land Under Farm Structures RSA 79-F ?		
1-F Residential Land (Improved and Unimproved) ?	8,129	\$674,645,765
1-G Commercial/Industrial Land (excluding Utility Land) ?	5,853.36	\$487,628,400
1-H Total of Taxable Land ?	29,633.36	\$1,164,077,250
1-I Tax Exempt and Non-Taxable Land ?	10,953	\$359,407,350

Value Buildings Only (Exclude amount listed in lines 3A and 3B) ?

	Number of Structures	Assessed Valuation
2-A Residential ?		\$1,395,453,400
2-B Manufactured Housing as defined in RSA 674:31 ?		\$29,460,700
2-C Commercial/Industrial (excluding Utility buildings) ?		\$1,047,010,911
2-D Discretionary Preservation Easements RSA 79-D ?	11	\$54,800
2-E Taxation of Farm Structures RSA 79-F ?		
2-F Total of Taxable Buildings ?		\$2,471,979,811
2-G Tax Exempt and Non-Taxable Buildings ?		\$1,233,302,200

Utilities and Timber ?

	Assessed Valuation
3-A Utilities ?	\$161,176,300
3-B Other Utilities ?	
4 Mature Wood and Timber RSA 79:5 ?	
5) Valuation before Exemptions (Total of lines 1H, 2F, 3A, 3B and 4) ?	\$3,797,233,361



Exemptions

		Total # Granted	Assessed Valuation
6	Certain Disabled Veterans (RSA 72:36-a) ?	[]	[]
7	Improvements to Assist the Deaf RSA (72:38-b V) ?	[]	[]
8	Improvements to Assist Persons with Disabilities (RSA 72:37-a) ?	3	\$104,100
9	School Dining/Dormitory/Kitchen Exemption (RSA 72:23-IV) ?	2	\$300,000
10a	Non-Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?	[]	[]
10b	Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?	1	\$8,300,000
11) Modified Assessed Valuation of all Properties (Line 5 minus lines 6,7,8,9,10a,10b) ?			\$3,788,529,261

Summation of Exemptions ?

		Amount Per Exemption	Total # Granted	Assessed Valuation
12	Blind Exemption (RSA 72:37) ?	\$120,234	31	\$3,348,684
13	Elderly Exemption (RSA 72:39-a & b)	[]	222	\$21,635,932
14	Deaf Exemption (RSA 72:38-b) ?	[]	[]	[]
15	Disabled Exemption (RSA 72:37-b) ?	[]	[]	[]
16	Wood Heating Energy Systems Exemption (RSA 72:70) ?	[]	[]	[]
17	Solar Energy Systems Exemption (RSA 72:62) ?	[]	[]	[]
18	Wind Powered Energy Systems Exemption (RSA 72:66) ?	[]	[]	[]
19	Add'l School Dining/Dormitory/Kitchen Exemptions (RSA 72:23 IV) ?	[]	[]	[]
20) Total Dollar Amount of Exemptions (sum of lines 12-19)				\$24,984,616

Calculations

21 NET VALUATION: Used To Compute Municipal, County, and Local Education Tax Rates (Line 11 minus Line 20)	\$3,763,544,645
22 LESS UTILITIES: (Line 3A) Do not include the value of other utilities listed in Line 3B	\$152,876,300
23 NET VALUATION WITHOUT UTILITIES TO COMPUTE STATE EDUCATION TAX (Line 21 minus Line 22)	\$3,610,668,345

Notes:



Utility Summary: Electric, Hydroelectric, Renewable - Misc., Nuclear, Gas/Pipeline, Water & Sewer

Utility Value Appraiser ?

Who Appraises/Establishes the Utility Value in the Municipality? (if multiple, please list)

Does the Municipality Use DRA Utility Values. Is it Equalized by The Ratio? Yes No

SECTION A

List Electric Companies ?

Electric Company	Assessed Valuation
Concord Steam	\$5,306,800
New England Hydro	\$559,700
New England Power Company	\$137,600
Public Service Co of NH	\$18,906,700
Unitil Energy Systems Inc.	\$45,041,600
Wheelabrator Concord Co	\$56,201,900

A1 Total of all Electric Companies listed in this section: \$126,154,300

List Gas Companies ?

Gas Company	Assessed Valuation
Liberty Utilities	\$34,603,300
Tennessee Gas Pipeline Co.	\$418,700

A2 Total of all Gas Companies listed in this section: \$35,022,000



List Water and Sewer Companies

Water/Sewer Company	Assessed Valuation

A3 Total of all Water and Sewer Companies listed in this section:
Grand Total Valuation of all Sect. A Utility Companies \$161,176,300

SECTION B

List Other Utility Companies

Other Utility Company	Assessed Valuation

B1 Total of All Other Companies listed in this section (must agree with line 3B):



Tax Credits and Exemptions

Veterans' Tax Credits ?

Credit Description

Credit Description	Limits	Number of Individuals	Estimated Tax Credits
? Veterans' Tax Credit/Optional Veterans' Tax Credit (RSA 72:28) <small>(\$50 Standard Credit, \$51 up to \$500 upon adoption by city/town)</small>	\$150	1,062	\$158,300
? Surviving Spouse (RSA 72:29-a) <small>"The surviving spouse of any person who was killed or died while on active duty in the armed forces of the United States..." (\$700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)</small>	\$2,000		
? Tax Credit for Service-Connected Total Disability (RSA 72:35) <small>"Any person who has been honorably discharged from the military service of the United States and who has total and permanent service-connected disability, or who is a double amputee or paraplegic because of service-connected injury..." (\$700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)</small>	\$2,000	53	\$105,000
Total Number and Amount		1,115	\$263,300

If both husband and/or wife qualify for the credit they count as 2. If someone is living with a spouse but has a brother & sister and one qualifies counts as 1, not one-half.

Disabled and Deaf Exemption Report ?

Disabled Exemption Report (RSA 72:37-b)

Deaf Exemption Report (RSA 72:38-b)

	Single	Married	Single	Married
Income Limits ?				
Asset Limits ?				

Elderly Exemption Report - RSA 72:39-a ?

First Time Filers Granted Elderly Exemption for Current Tax Year

Total Number of Individuals Granted an Elderly Exemption for the Current Tax Year & Total Number of Exemptions Granted

Age	#	Amount Per Individual	Age	#	Max Allowable Exemption	Total Actual Exemption Granted
65-74	13	\$72,818	65-74	59	\$4,296,262	\$3,391,202
75-79	3	\$118,420	75-79	41	\$4,855,220	\$3,145,690
80+	8	\$202,124	80+	122	\$24,659,128	\$15,099,040
Total				222	\$33,810,610	\$21,635,932

Income Limits	Single	\$33,400	Asset Limits	Single	\$90,000
	Married	\$45,800		Married	\$90,000

Community Tax Relief Incentive - RSA 79-E ?

Adopted: Yes No Number of Structures:



Property Reports

Current Use Reports - RSA 79-A

	Total Number of Acres Receiving Current Use	Assessed Valuation	Other Current Use Statistics	Total Number of Acres
Farm Land	2,560.64	\$952,150	Receiving 20% Rec. Adjustment	4,795.41
Forest Land	9,265.33	\$650,100	Removed from Current Use During Current Tax Year	10.98
Forest Land with Documented Stewardship	2,928.26	\$172,900		
Unproductive Land			Owners in Current Use	303
Wet Land	896.25	\$15,700	Parcels in Current Use	486
Total	15,650.48	\$1,790,850		

Land Use Change Tax

Gross Monies Received for Calendar Year (Jan 1 through Dec 31)		\$89,795
Conservation Allocation Percentage	50%	And/Or Dollar Amount
Monies to Conservation Fund		\$44,897
Monies to General Fund		\$44,897

Conservation Restriction Assessment Report - RSA 79-B (must file PA-60)

	Total Number of Acres Receiving Conservation	Assessed Valuation	Other Conservation Restriction Assessment Statistics	Total Number of Acres
Farm Land			Receiving 20% Recreation Adjustment	
Forest Land			Removed from Conservation During Current Tax Year	
Forest Land with Documented Stewardship				
Unproductive Land			Owners in Conservation	Total Number
Wet Land			Parcels in Conservation	
Total				

Discretionary Easements - RSA 79-C

Total Number of Acres	# of Owners	Assessed Valuation	Description of Discretionary Easements Granted (e.g. Golf Course, Ball Park, Race Track)

Taxation of Farm Structures and Land Under Farm Structures - RSA 79-F

Total Number Granted	Total Number of Structures	Total Number of Acres	Assessed Valuation Land	Assessed Valuation Structures



Tax Increment Financing Districts - RSA 162-K 7

TIF District Name	Date of Adoption/ Modification	Original Assessed Value	Unretained Captured Assessed Value	Amount used on page 2	Retained Captured Assessed Value	Current Assessed Value
NEOC	3/12/2012	\$4,842,600	\$25,985,400	\$30,828,000	\$24,111,000	\$54,939,000
SEARS	9/8/2003	\$5,784,200		\$5,784,200	\$25,882,244	\$31,666,444
TANNERY	10/14/2010	\$93,900		\$93,900	\$1,739,800	\$1,833,700



Revenues Received from Payments in Lieu of Tax ?

	Revenue	Number of Acres
State and Federal Forest Land , Recreational and/or Flood control land from MS-4, acct 3356 & 3357	\$700	
White Mountain National Forest only, acct. 3186		

	Revenue	List Source(s) of Payment in Lieu of Taxes
Other from MS-4, acct. 3186	\$59,318	Concord Housing Authority
Other from MS-4, acct. 3186	\$2,450	Fayette Street Project Inc.
Other from MS-4, acct. 3186	\$4,617	Fellowship Apartments Inc.
Other from MS-4, acct. 3186	\$4,305	Fellowship House Inc.
Other from MS-4, acct. 3186	\$5,979	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$3,544	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$2,666	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$12,893	Granite State Independent Living
Other from MS-4, acct. 3186	\$85,216	Local Government Center Inc.
Other from MS-4, acct. 3186	\$5,641	NH Interscholastic Athletic Association Inc.
Other from MS-4, acct. 3186	\$59,095	Penacook Assisted Living Facility Inc.
Other from MS-4, acct. 3186	\$351,496	United Church of Christ - Havenwood Heritage
Other from MS-4, acct. 3186	\$4,150	Washington Court Inc.
Other from MS-4, acct. 3186	\$78,498	Granite State Management and Resources
Other from MS-4, acct. 3186	\$58,300	Rolfe Canal Falls
Other from MS-4, acct. 3186	\$46,200	Penacook Upper Falls
Other from MS-4, acct. 3186	\$5,500	Penacook Lower Falls
Other from MS-4, acct. 3186	(\$60,920)	MVSD Payment
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Total	\$728,948	



City of Concord

PREPARER'S CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's First Name

Kathryn

Preparer's Last Name

Temchack

Kathryn X Temchack

11/10/2014

Preparer's Signature and Title

Director of Real Estate Assessments
 Check to Certify Electronic Signature: You are required to check this box and provide your name above. By checking this box, you hereby declare and certify that the electronic signature above was actually signed by the Preparer and that the electronic signature is valid.

Date *11/10/2014*

CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's Signature

Kathryn X Temchack
Assessor's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

Please save and e-mail the completed PDF form to equalization@dra.nh.gov

A hard-copy of this signature page must be signed and submitted to the NHDRA at the following address:

**NH DEPARTMENT OF REVENUE ADMINISTRATION
MUNICIPAL AND PROPERTY DIVISION
P.O. BOX 487, CONCORD, NH 03302-0487**



SUMMARY INVENTORY OF VALUATION

Submit to the Department of Revenue Administration by September 1

Instructions

Note: for ease of use please begin at the last section and work backwards

REPORTS REQUIRED: RSA 21-J:34 as amended, provides for certification of valuations, appropriations, estimated revenues and such other information as the Department of Revenue Administration may require upon reports prescribed for that purpose.

NOTE: The values and figures provided represent the detailed values that are used in the city/towns tax assessments and sworn to uphold under Oath per RSA 75:7. Please complete all applicable pages and refer to the instructions for individual items.

For Assistance Please Contact:

DRA Municipal and Property Division
Phone: (603) 230-5950
<http://www.revenue.nh.gov/mun-prop/>

ENTITY'S INFORMATION ?

Entity Type: Municipality Village

Municipality:

County:

Original Date:

Entity:

Revision Date:

ASSESSOR

Assessor's Name

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

MUNICIPAL OFFICIALS

Municipal Official 1

Municipal Official 2

Municipal Official 3

Municipal Official 4

Municipal Official 5

Municipal Official 6

Under penalties of perjury, We declare that we have examined the information contained in this form and to the best of our belief it is true, correct and complete.

PREPARER'S INFORMATION

Preparer's Name

Phone Number

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Email (optional)



Municipality Values

Value Land Only (Exclude amount listed in lines 3A, 3B and 4) ?

		Number of Acres	Assessed Valuation
1-A	Current Use (At current values) RSA 79-A ?	14,871.68	\$1,663,850
1-B	Conservation Restriction Assessment RSA 79-B ?		
1-C	Discretionary Easements RSA 79-C ?		
1-D	Discretionary Preservation Easements RSA 79-D ?	0.52	\$12,235
1-E	Taxation of Land Under Farm Structures RSA 79-F ?		
1-F	Residential Land (Improved and Unimproved) ?	7,300	\$598,499,965
1-G	Commercial/Industrial Land (excluding Utility Land) ?	5,514.36	\$467,351,500
	Loudon Parcels (Land Only)		\$1,120,700
1-H	Total of Taxable Land ?	27,686.56	\$1,068,648,250
1-I	Tax Exempt and Non-Taxable Land ?	10,390	\$348,075,600

Value Buildings Only (Exclude amount listed in lines 3A and 3B) ?

		Number of Structures	Assessed Valuation
2-A	Residential ?		\$1,241,448,000
2-B	Manufactured Housing as defined in RSA 674:31 ?		\$29,150,100
2-C	Commercial/Industrial (excluding Utility buildings) ?		\$988,983,021
	Loudon Parcels (Buildings Only)		\$2,400,500
2-D	Discretionary Preservation Easements RSA 79-D ?	11	\$54,800
2-E	Taxation of Farm Structures RSA 79-F ?		
2-F	Total of Taxable Buildings ?		\$2,262,036,421
2-G	Tax Exempt and Non-Taxable Buildings ?		\$1,188,978,700

Utilities and Timber ?

		Assessed Valuation
3-A	Utilities ?	\$96,283,200
3-B	Other Utilities ?	
4	Mature Wood and Timber RSA 79:5 ?	
5	Valuation before Exemptions (Total of lines 1H, 2F, 3A, 3B and 4) ?	\$3,426,967,871



Exemptions

		Total # Granted	Assessed Valuation
6	Certain Disabled Veterans (RSA 72:36-a) ?		
7	Improvements to Assist the Deaf RSA (72:38-b V); ?		
8	Improvements to Assist Persons with Disabilities (RSA 72:37-a) ?	3	\$104,100
9	School Dining/Dormitory/Kitchen Exemption (RSA 72:23-IV) ?	2	\$300,000
10a	Non-Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?		
10b	Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?		
11) Modified Assessed Valuation of all Properties (Line 5 minus lines 6,7,8,9,10a,10b) ?			\$3,426,563,771

Summation of Exemptions ?

	Amount Per Exemption	Total # Granted	Assessed Valuation	
12	Blind Exemption (RSA 72:37) ?	\$120,234	30	\$3,228,450
13	Elderly Exemption (RSA 72:39-a & b)		196	\$18,650,430
14	Deaf Exemption (RSA 72:38-b) ?			
15	Disabled Exemption (RSA 72:37-b) ?			
16	Wood Heating Energy Systems Exemption (RSA 72:70) ?			
17	Solar Energy Systems Exemption (RSA 72:62) ?			
18	Wind Powered Energy Systems Exemption (RSA 72:66) ?			
19	Add'l School Dining/Dormitory/Kitchen Exemptions (RSA 72:23 IV) ?			
20) Total Dollar Amount of Exemptions (sum of lines 12-19)			\$21,878,880	

Calculations

21 NET VALUATION: Used To Compute Municipal, County, and Local Education Tax Rates (Line 11 minus Line 20)	\$3,404,684,891
22 LESS UTILITIES: (Line 3A) Do not include the value of other utilities listed in Line 3B	\$96,283,200
23 NET VALUATION WITHOUT UTILITIES TO COMPUTE STATE EDUCATION TAX (Line 21 minus Line 22)	\$3,308,401,691
LOUDON VALUATION: Net valuation of Loudon land and buildings.	\$3,521,200

Notes:



Utility Summary: Electric, Hydroelectric, Renewable - Misc., Nuclear, Gas/Pipeline, Water & Sewer

Utility Value Appraiser

Who Appraises/Establishes the Utility Value in the Municipality? (If multiple, please list)

If the Municipality Uses DRA Utility Values, Is It Equalized By The Ratio? Yes No

SECTION A

List Electric Companies

Electric Company	Assessed Valuation
Concord Steam Corporation	\$5,306,800
Unitil Energy Systems	\$38,743,000
New England Hydro	\$559,700
New England Power	\$137,600
Public Service Co of NH	\$18,836,400

A1 Total of all Electric Companies listed in this section: \$63,583,500

List Gas Companies

Gas Company	Assessed Valuation
Tennessee Gas Pipeline Co.	\$418,700
Liberty Utilities	\$32,281,000

A2 Total of all Gas Companies listed in this section: \$32,699,700



List Water and Sewer Companies ?

Water/Sewer Company	Assessed Valuation
A3 Total of all Water and Sewer Companies listed in this section:	
Grand Total Valuation of all Sect. A Utility Companies	\$96,283,200

SECTION B

List Other Utility Companies ?

Other Utility Company	Assessed Valuation
B1 Total of All Other Companies listed in this section (must agree with line 38):	



Tax Credits and Exemptions

Veterans' Tax Credits

Credit Description

Credit Description	Limits	Number of Individuals	Estimated Tax Credits
<input type="button" value="?"/> Veterans' Tax Credit/Optional Veterans' Tax Credit (RSA 72:28) <small>(\$50 Standard Credit, \$51 up to \$500 upon adoption by city/town)</small>	\$150	945	\$140,825
<input type="button" value="?"/> Surviving Spouse (RSA 72:29-a) <small>"The surviving spouse of any person who was killed or died while on active duty in the armed forces of the United States..." (\$700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)</small>	\$0		
<input type="button" value="?"/> Tax Credit for Service-Connected Total Disability (RSA 72:35) <small>"Any person who has been honorably discharged from the military service of the United States and who has total and permanent service-connected disability, or who is a double amputee or paraplegic because of service-connected injury..." (700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)</small>	\$2,000	41	\$81,000
Total Number and Amount		986	\$221,825

*If both husband and/or wife qualify for the credit they can only take it once. If someone is living in a residence such as a brother & sister, and one qualifies, count as 1, not one-half.

Disabled and Deaf Exemption Report

Disabled Exemption Report (RSA 72:37-b)

Deaf Exemption Report (RSA 72:38-b)

	Single	Married	Single	Married
Income Limits <input type="button" value="?"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Asset Limits <input type="button" value="?"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

Elderly Exemption Report - RSA 72:39-a

First Time Filers Granted Elderly Exemption for Current Tax Year

Total Number of Individuals Granted an Elderly Exemption for the Current Tax Year & Total Number of Exemptions Granted

Age	#	Amount Per Individual	Age	#	Max Allowable Exemption	Total Actual Exemption Granted
65-74	11	\$72,818	65-74	50	\$3,640,900	\$2,735,840
75-79	3	\$118,420	75-79	39	\$4,618,380	\$2,908,850
80+	8	\$202,124	80+	107	\$21,627,268	\$13,005,740
Total				196	\$29,886,548	\$18,650,430

Income Limits	Single	\$33,400	Asset Limits	Single	\$90,000
	Married	\$45,800		Married	\$90,000

Community Tax Relief Incentive - RSA 79-E

Adopted: Yes No Number of Structures:



Property Reports

Current Use Reports - RSA 79-A

	Total Number of Acres Receiving Current Use	Assessed Valuation	Other Current Use Statistics	Total Number of Acres
Farm Land	2,303.19	\$861,100	Receiving 20% Rec. Adjustment	4,381.09
Forest Land	8,908.25	\$621,400	Removed from Current Use During Current Tax Year	10.4
Forest Land with Documented Stewardship	2,821.26	\$166,600		
Unproductive Land			Owners in Current Use	284
Wet Land	838.98	\$14,750	Parcels in Current Use	451
Total	14,871.68	\$1,663,850		

Land Use Change Tax

Gross Monies Received for Calendar Year (Jan 1 through Dec 31)

Conservation Allocation	Percentage	50%	And/Or Dollar Amount	\$89,495
Monies to Conservation Fund				\$44,747
Monies to General Fund				\$44,747

Conservation Restriction Assessment Report - RSA 79-B (must file PA-60)

	Total Number of Acres Receiving Conservation	Assessed Valuation	Other Conservation Restriction Assessment Statistics	Total Number of Acres
Farm Land			Receiving 20% Recreation Adjustment	
Forest Land			Removed from Conservation During Current Tax Year	
Forest Land with Documented Stewardship				
Unproductive Land			Owners in Conservation	Total Number
Wet Land			Parcels in Conservation	
Total				

Discretionary Easements - RSA 79-C

Total Number of Acres	# of Owners	Assessed Valuation	Description of Discretionary Easements Granted (e.g. Golf Course, Ball Park, Race Track)

Taxation of Farm Structures and Land Under Farm Structures - RSA 79-F

Total Number Granted	Total Number of Structures	Total Number of Acres	Assessed Valuation Land	Assessed Valuation Structures



Tax Increment Financing Districts - RSA 162-K 7

TIF District Name	Date of Adoption/ Modification	Original Assessed Value	Unretained Captured Assessed Value	Amount used on page 2	Retained Captured Assessed Value	Current Assessed Value
NEOC TIF	03/12/2012	\$4,842,600	\$25,985,400	\$30,828,000	\$24,111,000	\$54,939,000
SEARS	9/8/2003	\$5,784,200		\$5,784,200	\$25,882,244	\$31,666,444



Revenues Received from Payments in Lieu of Tax ?

	Revenue	Number of Acres
State and Federal Forest Land , Recreational and/or Flood control land from MS-4, acct 3356 & 3357	\$700	
White Mountain National Forest only, acct. 3186		

	Revenue	List Source(s) of Payment in Lieu of Taxes
Other from MS-4, acct. 3186	\$59,318	Concord Housing Authority
Other from MS-4, acct. 3186	\$2,450	Fayette Street Project Inc.
Other from MS-4, acct. 3186	\$4,617	Fellowship Apartments Inc.
Other from MS-4, acct. 3186	\$4,305	Fellowship House Inc.
Other from MS-4, acct. 3186	\$5,979	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$3,544	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$2,666	Fellowship Housing Opp Inc.
Other from MS-4, acct. 3186	\$12,893	Granite State Independent Living
Other from MS-4, acct. 3186	\$85,216	Local Government Inc.
Other from MS-4, acct. 3186	\$5,641	NH Interscholastic Athletic Association Inc.
Other from MS-4, acct. 3186	\$59,095	Penacook Assisted Living Facility Inc.
Other from MS-4, acct. 3186	\$351,496	United Church of Christ - Havenwood Heritage
Other from MS-4, acct. 3186	\$4,150	Washington Court Inc.
Other from MS-4, acct. 3186	\$78,498	Granite State Management and Resources
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Other from MS-4, acct. 3186		
Total	\$679,868	



Concord Union School District

PREPARER'S CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's First Name

Kathryn

Preparer's Last Name

Temchack

Kathryn H. Temchack 11/10/2014
Preparer's Signature and Title *Supervisor of Real Estate Assessments* Date *11/10/14*

Check to Certify Electronic Signature: You are required to check this box and provide your name above. By checking this box, you hereby declare and certify that the electronic signature above was actually signed by the Preparer and that the electronic signature is valid.

CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's Signature

Kathryn H. Temchack
Assessor's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

[Signature]
Municipal Official's Signature

Municipal Official's Signature

Submit

Print

Please save and e-mail the completed PDF form to equalization@dra.nh.gov

A hard-copy of this signature page must be signed and submitted to the NHDRA at the following address:

NH DEPARTMENT OF REVENUE ADMINISTRATION
MUNICIPAL AND PROPERTY DIVISION
P.O. BOX 487, CONCORD, NH 03302-0487



SUMMARY INVENTORY OF VALUATION

Submit to the Department of Revenue Administration by September 1

Instructions

Note: for ease of use please begin at the last section and work backwards

REPORTS REQUIRED: RSA 21-J:34 as amended, provides for certification of valuations, appropriations, estimated revenues and such other information as the Department of Revenue Administration may require upon reports prescribed for that purpose.

NOTE: The values and figures provided represent the detailed values that are used in the city/towns tax assessments and sworn to uphold under Oath per RSA 75:7. Please complete all applicable pages and refer to the instructions for individual items.

For Assistance Please Contact:

DRA Municipal and Property Division
Phone: (603) 230-5950
<http://www.revenue.nh.gov/mun-prop/>

ENTITY'S INFORMATION ?

Entity Type: Municipality Village

Municipality: County: Original Date:

Entity: Revision Date:

ASSESSOR

Assessor's Name

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

MUNICIPAL OFFICIALS

Municipal Official 1

Municipal Official 2

Municipal Official 3

Municipal Official 4

Municipal Official 5

Municipal Official 6

Under penalties of perjury, We declare that we have examined the information contained in this form and to the best of our belief it is true, correct and complete.

PREPARER'S INFORMATION

Preparer's Name

Phone Number

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Email (optional)



Municipality Values

Value Land Only (Exclude amount listed in lines 3A, 3B and 4) ?

		Number of Acres	Assessed Valuation
1-A	Current Use (At current values) RSA 79-A ?	778.8	\$127,000
1-B	Conservation Restriction Assessment RSA 79-B ?		
1-C	Discretionary Easements RSA 79-C ?		
1-D	Discretionary Preservation Easements RSA 79-D ?		
1-E	Taxation of Land Under Farm Structures RSA 79-F ?		
1-F	Residential Land (Improved and Unimproved) ?	829	\$76,145,800
1-G	Commercial/Industrial Land (excluding Utility Land) ?	339	\$20,276,900
1-H	Total of Taxable Land ?	1,946.8	\$96,549,700
1-I	Tax Exempt and Non-Taxable Land ?	563	\$11,331,750

Value Buildings Only (Exclude amount listed in lines 3A and 3B) ?

		Number of Structures	Assessed Valuation
2-A	Residential ?		\$154,005,400
2-B	Manufactured Housing as defined in RSA 674:31 ?		\$310,600
2-C	Commercial/Industrial (excluding Utility buildings) ?		\$58,027,890
2-D	Discretionary Preservation Easements RSA 79-D ?		
2-E	Taxation of Farm Structures RSA 79-F ?		
2-F	Total of Taxable Buildings ?		\$212,343,890
2-G	Tax Exempt and Non-Taxable Buildings ?		\$44,323,500

Utilities and Timber ?

		Assessed Valuation
3-A	Utilities ?	\$64,893,100
3-B	Other Utilities ?	
4	Mature Wood and Timber RSA 79:5 ?	

5) Valuation before Exemptions (Total of lines 1H, 2F, 3A, 3B and 4) ?

	\$373,786,690
--	---------------



Exemptions

		Total # Granted	Assessed Valuation
6	Certain Disabled Veterans (RSA 72:36-a) ?		
7	Improvements to Assist the Deaf RSA (72:38-b V) ?		
8	Improvements to Assist Persons with Disabilities (RSA 72:37-a) ?		
9	School Dining/Dormitory/Kitchen Exemption (RSA 72:23-IV) ?		
10a	Non-Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?		
10b	Utility Water & Air Pollution Control Exemption (RSA 72:12-a) ?	1	\$8,300,000
11) Modified Assessed Valuation of all Properties (Line 5 minus lines 6,7,8,9,10a,10b) ?			\$365,486,690

Summation of Exemptions ?

		Amount Per Exemption	Total # Granted	Assessed Valuation
12	Blind Exemption (RSA 72:37) ?	\$120,234	1	\$120,234
13	Elderly Exemption (RSA 72:39-a & b)		26	\$2,985,502
14	Deaf Exemption (RSA 72:38-b) ?			
15	Disabled Exemption (RSA 72:37-b) ?			
16	Wood Heating Energy Systems Exemption (RSA 72:70) ?			
17	Solar Energy Systems Exemption (RSA 72:62) ?			
18	Wind Powered Energy Systems Exemption (RSA 72:66) ?			
19	Add'l School Dining/Dormitory/Kitchen Exemptions (RSA 72:23 IV) ?			
20) Total Dollar Amount of Exemptions (sum of lines 12-19)				\$3,105,736

Calculations

21 NET VALUATION: Used To Compute Municipal, County, and Local Education Tax Rates (Line 11 minus Line 20)	\$362,380,954
22 LESS UTILITIES: (Line 3A) Do not include the value of other utilities listed in Line 3B	\$56,593,100
23 NET VALUATION WITHOUT UTILITIES TO COMPUTE STATE EDUCATION TAX (Line 21 minus Line 22)	\$305,787,854

Notes:



Utility Summary: Electric, Hydroelectric, Renewable - Misc., Nuclear, Gas/Pipeline, Water & Sewer

Utility Value Appraiser

Who Appraises/Establishes the Utility Value in the Municipality? (If multiple, please list)

If the Municipality Uses DRA Utility Values, is it Equalized By The Ratio? Yes No

SECTION A

List Electric Companies

Electric Company	Assessed Valuation
Public Service Co. of NH	\$70,300
Unitil Energy Systems Inc.	\$6,298,600
Wheelabrator Concord Co LP	\$56,201,900
A1 Total of all Electric Companies listed in this section:	\$62,570,800

List Gas Companies

Gas Company	Assessed Valuation
Liberty Utilities	\$2,322,300
A2 Total of all Gas Companies listed in this section:	\$2,322,300



List Water and Sewer Companies ?

Water/Sewer Company	Assessed Valuation
A3 Total of all Water and Sewer Companies listed in this section:	
Grand Total Valuation of all Sect. A Utility Companies	\$64,893,100

SECTION B

List Other Utility Companies ?

Other Utility Company	Assessed Valuation
B1 Total of All Other Companies listed in this section (must agree with line 38):	



Tax Credits and Exemptions

Veterans' Tax Credits ?

Credit Description	Limits	Number of Individuals	Estimated Tax Credits
? Veterans' Tax Credit/Optional Veterans' Tax Credit (RSA 72:28) (\$50 Standard Credit, \$51 up to \$500 upon adoption by city/town)	\$150	117	\$17,475
? Surviving Spouse (RSA 72:29-a) "The surviving spouse of any person who was killed or died while on active duty in the armed forces of the United States..." (\$700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)	\$2,000		
? Tax Credit for Service-Connected Total Disability (RSA 72:35) "Any person who has been honorably discharged from the military service of the United States and who has total and permanent service-connected disability, or who is a double amputee or paraplegic because of service-connected injury..." (\$700 Standard Credit, \$701 up to \$2,000 upon adoption by city or town)	\$2,000	12	\$24,000
Total Number and Amount		129	\$41,475

If both husband and/or wife qualify for the credit they count as 2. If someone is living at a residence such as a brother's sister, and one qualifies (count as 1), not one-half.

Disabled and Deaf Exemption Report ?

	Disabled Exemption Report (RSA 72:37-b)		Deaf Exemption Report (RSA 72:38-b)	
	Single	Married	Single	Married
Income Limits ?				
Asset Limits ?				

Elderly Exemption Report - RSA 72:39-a ?

First Time Filers Granted Elderly Exemption for Current Tax Year			Total Number of Individuals Granted an Elderly Exemption for the Current Tax Year & Total Number of Exemptions Granted			
Age	#	Amount Per Individual	Age	#	Max Allowable Exemption	Total Actual Exemption Granted
65-74	2	\$72,818	65-74	9	\$655,362	\$655,362
75-79		\$118,420	75-79	2	\$236,840	\$236,840
80+		\$202,124	80+	15	\$3,031,860	\$2,093,300
Total				26	\$3,924,062	\$2,985,502
Income Limits	Single	\$33,400	Asset Limits	Single	\$90,000	
	Married	\$45,800		Married	\$90,000	

Community Tax Relief Incentive - RSA 79-E ?

Adopted: Yes No Number of Structures:



Property Reports

Current Use Reports - RSA 79-A

	Total Number of Acres Receiving Current Use	Assessed Valuation	Other Current Use Statistics	Total Number of Acres
Farm Land	257.45	\$91,050	Receiving 20% Rec. Adjustment	414.32
Forest Land	357.08	\$28,700	Removed from Current Use During Current Tax Year	0.57
Forest Land with Documented Stewardship	107	\$6,300		
Unproductive Land			Owners in Current Use	21
Wet Land	57.27	\$950	Parcels in Current Use	35
Total	778.8	\$127,000		

Land Use Change Tax

Gross Monies Received for Calendar Year (Jan 1 through Dec 31)		\$300
Conservation Allocation Percentage	50	And/Or Dollar Amount
Monies to Conservation Fund		\$150
Monies to General Fund		\$150

Conservation Restriction Assessment Report - RSA 79-B (must file PA-60)

	Total Number of Acres Receiving Conservation	Assessed Valuation	Other Conservation Restriction Assessment Statistics	Total Number of Acres
Farm Land			Receiving 20% Recreation Adjustment	
Forest Land			Removed from Conservation During Current Tax Year	
Forest Land with Documented Stewardship				
Unproductive Land			Owners in Conservation	
Wet Land			Parcels in Conservation	
Total				Total Number

Discretionary Easements - RSA 79-C

Total Number of Acres	# of Owners	Assessed Valuation	Description of Discretionary Easements Granted (e.g. Golf Course, Ball Park, Race Track)

Taxation of Farm Structures and Land Under Farm Structures - RSA 79-F

Total Number Granted	Total Number of Structures	Total Number of Acres	Assessed Valuation Land	Assessed Valuation Structures



Tax Increment Financing Districts - RSA 162-K ?

TIF District Name	Date of Adoption/ Modification	Original Assessed Value	Unretained Captured Assessed Value	Amount used on page 2	Retained Captured Assessed Value	Current Assessed Value
Tannery	10/14/2010	\$93,900		\$93,900	\$1,739,800	\$1,833,700



Merrimack Valley Regional

PREPARER'S CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's First Name

Kathryn

Preparer's Last Name

Temchack

Kathryn H. Temchack

11/10/2014

Preparer's Signature and Title

Supervisor of Real Estate Assessments Date *11/10/2014*

Check to Certify Electronic Signature: You are required to check this box and provide your name above. By checking this box, you hereby declare and certify that the electronic signature above was actually signed by the Preparer and that the electronic signature is valid.

CERTIFICATION

Under penalties of perjury, I declare that I have examined the information contained in this form and to the best of my belief it is true, correct and complete.

Preparer's Signature

Kathryn H. Temchack

Assessor's Signature

Municipal Official's Signature

Shirley A. Petell

Municipal Official's Signature

Municipal Official's Signature

Thomas J. Gagnier

Municipal Official's Signature

Municipal Official's Signature

Municipal Official's Signature

Submit

Please save and e-mail the completed PDF form to equalization@dra.nh.gov

Print

A hard-copy of this signature page must be signed and submitted to the NHDRA at the following address:

NH DEPARTMENT OF REVENUE ADMINISTRATION
MUNICIPAL AND PROPERTY DIVISION
P.O. BOX 487, CONCORD, NH 03302-0487

Unusual Return
MS1 REPORT
CONCORD, NH District: 1

PROPERTY TYPE	PARCEL COUNT	ACREAGE	LAND VALUE	BUILDING VALUE	TOTAL VALUE	USE CODES
Residential Improved	7,124	5,947.88	583,731,800	1,029,492,500	1,613,224,300	0101,0104,0105,0106,0109,1010,1011,1012,1013,1014,1022,1040,1041,1042,1050,1051,1060,1061,1090,1091,1022,1040,1041,1042,1050,1051,1060,1061,1090,1091,1300,1310,1320,0132,1066V,1017V,1027V,1033V,1067V,1055V,102A,1330
Residential Vacant	439	1,314.50	13,635,400	2,812,600	16,448,000	0103,1030,1031,101D,103K,103V
Residential Mobile Home	1,004	30.97	1,112,800	29,150,100	30,262,900	0103,1030,1031,101D,103K,103V
Residential Condo	1,816	6.71	32,200	209,197,700	209,229,900	0102,1020,1021,101V,102B,102C
Residential Apartments	186	71.02	13,315,300	36,077,677	49,392,977	0111,0112,1110,1111,1112,111R,111C
Commercial Improved	901	45,500.63 <i>2,040.63</i>	384,166,600	814,562,144	1,198,728,744	03XX,0310,12XX,1400,3KXX,1110J,1120,317R,031R,1121,112R,112I
Commercial Vacant	108	244.25	25,035,900	6,942,400	31,978,300	3900,3910,3920,3930,3960,310V,316V,317V,322V,323V,332V,335V,337V,338V,340V,341V,342V,352V,354V,380V,040X,40XX,041X,41XX,4180
Industrial Improved	189	824.18	37,024,900	92,472,000	129,496,900	040X,40XX,041X,41XX,4180
Industrial Vacant	53	1,480.90	7,808,800	2,316,600	10,125,400	4400,4410,4420,400V,402V,410V,415V,4170,4430
Utilities	40	853.38	6,546,400	89,736,800	96,283,200	042X,043X,42XX,43XX
Exempt	790	10,390.18	348,075,600	1,188,978,700	1,537,054,300	9KXX,9022,9910,5010,501C,501V,9400,8KXX,995,8400,5110,5111,5112,8301,9410,9170,5224,9180
Regular Open Space	0	0.00	0	0	0	0 6400
Cranberry	0	0.00	0	0	0	
White Pine	0	0.00	0	0	0	
All Other	93	5,522.75	192,500	0	192,500	6300,6301,6302,6303,6304,6305,6306,6307,6308,6309,6310,6311
White Pine	94	4,821.09	540,800	0	540,800	6100,6101,6102,6103,6104,6105,6106,6107,6108,6109,6110,6111
Orchards	0	0.00	0	0	0	
Vineyards	0	0.00	0	0	0	
Farm Land	52	2,303.19	861,100	0	861,100	6000,6001,6002,6003
Hardwood	12	1,385.67	54,700	0	54,700	6200,6201,6202,6203,6204,6205,6206,6207,6208,6209,6210,6211
Farm Land	0	0.00	0	0	0	
Nurseries	0	0.00	0	0	0	
Wet Land	2	835.98	14,700	0	14,700	6017,6018
Unproductive	0	3.00	50	0	50	6015,6016
London Prop	13	0.00	1,120,700	2,400,500	3,521,200	1015
TF District	40	82.57	10,803,700	75,801,744	86,605,444	5020,502C,5020,502V,5120,5121,5122,5123,5124,5220,5221,5222,5223
UNKNOWN	0	0.00	0	0	0	XXXX
Totals	12,956	81,717.85	1,434,073,950	3,579,941,465	5,014,015,415	

- 86,605,444 TIF
 - 3,390,355,671
 + 36,618,800 TIF original returned
 = 3,426,974,871

**MS1 REPORT
CONCORD, NE District: 2**

PROPERTY TYPE	PARCEL COUNT	ACREAGE	LAND VALUE	BUILDING VALUE	TOTAL VALUE	USE CODES
Residential Improved	1,094	676.82	73,306,200	120,519,200	193,825,400	0101,0104,0105,0106,0109,1010,1011,1012,1013,1014,1022,1040,1041,1042,1050,1051,1060,1061,1090,1091,1300,1310,1320,0132,106V,101V,102V,103V,106V,109V,102A,1330
Residential Vacant	66	141.93	2,383,800	211,700	2,595,500	0103,1030,1031,101D,103V,103U
Residential Mobile Home	8	4.44	455,800	310,600	766,400	0103,1030,1031,101D,103V,103U
Residential Condo	307	0.01	0	33,274,500	33,274,500	0102,1020,1021,101U,102B,102C
Residential Apartments	21	6.01	1,335,900	3,864,000	5,199,900	0111,0112,1110,1111,1112,111R,111C
Commercial Improved	43	93.25	12,852,700	40,843,190	53,695,890	03XX,0310,12XX,1400,3KXX,1110,1120,317R,031R,1121,112R,112I
Commercial Vacant	15	15.78	2,519,300	36,500	2,555,800	3900,3910,3920,3930,3960,310V,316V,317V,322V,323V,332V,335V,337V,338V,340V,341V,342V,352V,354V,380V,040X,40XX,041X,41XX,4180
Industrial Improved	10	54.24	3,169,500	13,190,300	16,359,800	0400,4410,4420,400V,402V,410V,415V,4170,4430
Industrial Vacant	10	170.57	399,500	0	399,500	042X,043X,42XX,43XX
Utilities	6	33.27	1,394,500	63,498,600	64,893,100	9KXX,9022,9910,5010,501C,501V,9400,8KXX,995,8400,5
Exempt	89	563.46	11,331,750	44,323,500	55,655,250	110,5111,5112,6301,9410,9170,5224,9180
Regular Open Space	0	0.00	0	0	0	6400
Cranberry	0	0.00	0	0	0	
White Pine	0	0.00	0	0	0	
All Other	3	218.39	8,200	0	8,200	6300,6301,6302,6303,6304,6305,6306,6307,6308,6309,6310,6311
White Pine	3	206.51	24,850	0	24,850	6100,6101,6102,6103,6104,6105,6106,6107,6108,6109,6110,6111
Orchards	0	0.00	0	0	0	
Vineyards	0	0.00	0	0	0	
Farm Land	8	257.45	91,050	0	91,050	6000,6001,6002,6003
Hardwood	1	39.18	1,950	0	1,950	6200,6201,6202,6203,6204,6205,6206,6207,6208,6209,6210,6211
Farmland	0	0.00	0	0	0	
Nurseries	0	0.00	0	0	0	
Wet Land	3	57.27	950	0	950	6017,6018
Unproductive	0	0.00	0	0	0	6015,6016
Louder Prop	0	0.00	0	0	0	1015
TIF District	1	2.11	293,000	1,540,700	1,833,700	5020,502C,5020,502V,5120,5121,5122,5123,5124,5220,5221,5222,5223
UNKNOWN	0	0.00	0	0	0	XXXX
Totals	1,688	2,540.57	109,568,950	321,612,790	431,181,740	

- 55,655,250 Exempt
 - 1,833,700 TIF
 + 373,698,790
 + 93,900 Original TIF
373,786,690