

Taxable Valuations - Page 1 of 2

L-4046

This form is issued under the General Property Tax Act, Section 211.150. Filing is mandatory.

ST JOSEPH COUNTY

Please read the instruction below before completing this form.

Statement of taxable valuation in the year **2006**

File this form with the State Tax Commission on or before the fourth Monday in June

REAL PROPERTY TAXABLE VALUATIONS AS OF THE FOURTH MONDAY IN MAY (DO NOT REPORT ASSESSED VALUATIONS OR EQUALIZED VALUATION 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
Burr Oak	11,296,249	1,039,585	920,071	35,629,090	0	0	48,884,995
Colon	12,202,923	3,829,104	2,202,683	60,887,226	0	0	79,121,936
Constantine	9,382,220	4,633,017	16,861,252	56,490,968	0	0	87,367,457
Fabius	6,308,452	3,749,628	2,401,205	116,296,754	0	0	128,756,039
Fawn River	6,234,054	1,116,931	0	22,913,857	0	0	30,264,842
Florence	14,322,813	9,170	69,768	16,967,922	0	0	31,369,673
Flowerfield	9,323,249	683,642	109,261	28,501,324	0	0	38,617,476
Leonidas	14,781,182	847,208	0	13,605,992	0	0	29,234,382
Lockport	9,772,279	3,309,954	776,373	73,539,010	0	0	87,397,616
Mendon	10,546,976	2,867,709	3,652,510	37,623,793	0	0	54,690,988
Mottville	8,263,262	1,692,652	7,124,361	23,895,721	0	0	40,975,996
Nottawa	15,948,482	8,359,790	388,893	76,395,385	0	0	101,092,550
Park	14,208,087	4,044,877	3,419,940	57,742,251	0	0	79,415,155
Sherman	8,668,041	1,124,758	355,707	87,410,495	0	0	97,559,001
Sturgis	7,729,448	10,871,908	337,889	26,898,519	0	0	45,837,764
White Pigeon	8,860,666	8,162,638	6,051,004	109,773,692	0	0	132,848,000
Three Rivers	0	46,666,773	21,477,738	66,130,526	0	0	134,275,037
Sturgis City	139,537	45,029,388	31,525,108	112,860,497	0	0	189,554,530
							0
							0
Totals for County	167,987,920	148,038,732	97,673,763	1,023,563,022	0	0	1,437,263,437

INSTRUCTIONS

This form is used to report total Taxable Valuations, broken down 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 received a county and/or state equalization factor more or less than was used to calculate Tentative Taxable Valuations.

NOTE: Where there is a partial homestead exemption or partial qualified agricultural property exemption, split the taxable value between Homestead (column 10) and Non-Homestead (column 11).

Report the Taxable Valuations for the six classification of real property in columns 1 through 6 on page 1. Then enter the Total Taxable Valuations for real property in column 7 on page 1.

Report the taxable valuations for personal property in column 8, page 2

Add the total Taxable Valuations for real property (column 7, page 1) and personal property (column 8, page 2) and enter in column 9 on page 2.

Report the Total Taxable Valuations of entire township or city for Homestead and Qualified Agricultural property in column 10, and Non-Homestead and Non-Qualified Agricultural property in column 11.

Taxable Valuations - Page 2 of 2

ST JOSEPH COUNTY

Statement of taxable valuation in the year **2006** made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

(DO NOT REPORT ASSESSED VALUATION OR EQUALIZED VALUATION ON THIS FORM)					
Township or City		(Col. 8) Personal Property Taxable Valuations	(Col. 9) Total Real and Personal Property Taxable Valuations	(Col. 10) Homestead and Qualified Agricultural Taxable Valuations	(Col.11) Non-Homestead and Non-Qualified Agricultural Taxable Valuations
Burr Oak Twp		2,481,172	51,366,167	41,101,831	10,264,336
Colon Twp		4,021,800	83,143,736	51,443,932	31,699,804
Constantine Twp		18,448,800	105,816,257	55,249,158	50,567,099
Fabius Twp		7,284,600	136,040,639	80,599,132	55,441,507
Fawn River Twp		752,237	31,017,079	25,347,809	5,669,270
Florence Twp		1,538,200	32,907,873	28,188,416	4,719,457
Flowerfield Twp		5,358,464	43,975,940	33,621,174	10,354,766
Leonidas Twp		965,900	30,200,282	26,147,388	4,052,894
Lockport Twp		3,505,700	90,903,316	69,991,556	20,911,760
Mendon Twp		21,319,370	76,010,358	42,120,353	33,890,005
Mottville Twp		5,893,500	46,869,496	28,565,177	18,304,319
Nottawa Twp		3,967,600	105,060,150	71,079,582	33,980,568
Park Twp		12,886,300	92,301,455	59,692,351	32,609,104
Sherman Twp		3,516,400	101,075,401	76,255,607	24,819,794
Sturgis Twp		3,245,900	49,083,664	32,458,995	16,624,669
White Pigeon Twp		15,335,300	148,183,300	75,411,466	72,771,834
Three Rivers City		33,242,400	167,517,437	52,078,021	115,439,416
Sturgis City		57,850,000	247,404,530	93,218,365	154,186,165
Totals for County		201,613,643	1,638,877,080	942,570,313	696,306,767

Print or Type Name of County Equalization Director			Signature		Date
Judy K. Nelson					

Print or Type Name of Board of Commissioners Chairperson			Signature		Date
Monte Bordner					

ST JOSEPH COUNTY

2006

SUMMARY OF TAXABLE VALUATIONS

UNIT	2006 PARCEL COUNT	2005 TOTAL TAXABLE VALUES	2006 TOTAL TAXABLE VALUES	PERCENT CHANGE FROM PREVIOUS YEAR	PERCENT OF TOTAL TAXABLE VALUE
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TOWNSHIPS

BURR OAK	1,700	\$48,385,539	\$51,366,167	6.16%	3.13%
COLON	2,663	\$77,718,378	\$83,143,736	6.98%	5.07%
CONSTANTINE	2,169	\$101,377,138	\$105,816,257	4.38%	6.46%
FABIUS	2,946	\$128,704,272	\$136,040,639	5.70%	8.30%
FAWN RIVER	996	\$29,110,138	\$31,017,079	6.55%	1.89%
FLORENCE	844	\$31,424,178	\$32,907,873	4.72%	2.01%
FLOWERFIELD	1,115	\$41,955,481	\$43,975,940	4.82%	2.68%
LEONIDAS	971	\$28,854,581	\$30,200,282	4.66%	1.84%
LOCKPORT	2,419	\$85,945,747	\$90,903,316	5.77%	5.55%
MENDON	1,950	\$67,432,822	\$76,010,358	12.72%	4.64%
MOTTVILLE	1,014	\$45,233,072	\$46,869,496	3.62%	2.86%
NOTTAWA	2,498	\$94,439,391	\$105,060,150	11.25%	6.41%
PARK	1,849	\$86,722,620	\$92,301,455	6.43%	5.63%
SHERMAN	2,272	\$95,847,937	\$101,075,401	5.45%	6.17%
STURGIS	1,071	\$48,139,454	\$49,083,664	1.96%	2.99%
WHITE PIGEON	3,063	\$140,342,528	\$148,183,300	5.59%	9.04%

CITIES

STURGIS CITY	4,463	\$246,960,757	\$247,404,530	0.18%	15.10%
THREE RIVERS	3,243	\$153,945,748	\$167,517,437	8.82%	10.22%

ST JOSEPH COUNTY	37,246	\$1,552,539,781	\$1,638,877,080	5.56%	100.00%
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*Parcel Counts include exempt property counts

VILLAGES**

BURR OAK Total	532	\$8,992,177	\$9,155,444	1.82%	0.56%
COLON Total	909	\$24,338,473	\$25,416,037	4.43%	1.55%
CONSTANTINE Total	861	\$46,878,051	\$49,368,204	5.31%	3.01%
MENDON Total	550	\$24,588,108	\$30,495,793	24.03%	1.86%
CENTREVILLE Total	652	\$21,240,401	\$22,780,078	7.25%	1.39%
WHITE PIGEON Total	831	\$26,107,196	\$27,407,350	4.98%	1.67%

** Village values are also reported as part of the respective Township's values above

TOTAL VILLAGES	4,335	\$152,144,406	\$164,622,906	8.20%	10.04%
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