

**2023 CERTIFIED TOTALS**

Property Count: 4,710

C16 - SANGER CITY OF  
ARB Approved Totals

7/22/2023

10:12:03AM

Land		Value			
Homesite:		201,092,872			
Non Homesite:		193,838,878			
Ag Market:		94,189,266			
Timber Market:		0	<b>Total Land</b>	(+)	489,121,016
Improvement		Value			
Homesite:		687,729,009			
Non Homesite:		209,229,390	<b>Total Improvements</b>	(+)	896,958,399
Non Real		Count	Value		
Personal Property:	363		189,059,894		
Mineral Property:	0		0		
Autos:	0		0	<b>Total Non Real</b>	(+)
			<b>Market Value</b>	=	189,059,894
					1,575,139,309
Ag	Non Exempt	Exempt			
Total Productivity Market:	94,106,443	82,823			
Ag Use:	331,564	165	<b>Productivity Loss</b>	(-)	93,774,879
Timber Use:	0	0	<b>Appraised Value</b>	=	1,481,364,430
Productivity Loss:	93,774,879	82,658	<b>Homestead Cap</b>	(-)	81,399,909
			<b>Assessed Value</b>	=	1,399,964,521
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-)	130,862,476
			<b>Net Taxable</b>	=	1,269,102,045

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 7,481,318.48 = 1,269,102,045 \* (0.589497 / 100)

Certified Estimate of Market Value: 1,575,139,309  
 Certified Estimate of Taxable Value: 1,269,102,045

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2023 CERTIFIED TOTALS**

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DP	27	487,491	0	487,491
DPS	2	0	0	0
DV1	11	0	97,000	97,000
DV2	10	0	93,000	93,000
DV3	16	0	126,000	126,000
DV3S	1	0	10,000	10,000
DV4	45	0	320,280	320,280
DV4S	6	0	24,000	24,000
DVHS	25	0	7,352,450	7,352,450
DVHSS	5	0	1,389,391	1,389,391
EX	1	0	8,240	8,240
EX-XG	1	0	93,557	93,557
EX-XL	6	0	8,742,929	8,742,929
EX-XV	275	0	80,806,351	80,806,351
EX366	53	0	33,842	33,842
FR	3	15,535,941	0	15,535,941
OV65	519	14,992,004	0	14,992,004
OV65S	28	750,000	0	750,000
<b>Totals</b>		<b>31,765,436</b>	<b>99,097,040</b>	<b>130,862,476</b>

**2023 CERTIFIED TOTALS**

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C16 - SANGER CITY OF  
Under ARB Review Totals

7/22/2023

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Land		Value			
Homesite:		4,676,478			
Non Homesite:		3,310,344			
Ag Market:		48,793,010			
Timber Market:		0	Total Land	(+)	56,779,832
Improvement		Value			
Homesite:		14,094,182			
Non Homesite:		3,129,917	Total Improvements	(+)	17,224,099
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	74,003,931
Ag	Non Exempt	Exempt			
Total Productivity Market:	48,793,010	0			
Ag Use:	101,066	0	Productivity Loss	(-)	48,691,944
Timber Use:	0	0	Appraised Value	=	25,311,987
Productivity Loss:	48,691,944	0	Homestead Cap	(-)	1,948,783
			Assessed Value	=	23,363,204
			Total Exemptions Amount (Breakdown on Next Page)	(-)	97,000
			Net Taxable	=	23,266,204

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 137,153.57 = 23,266,204 \* (0.589497 / 100)

Certified Estimate of Market Value:	39,846,611
Certified Estimate of Taxable Value:	16,778,596
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

**2023 CERTIFIED TOTALS**

Property Count: 93

C16 - SANGER CITY OF  
Under ARB Review Totals

7/22/2023

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DV3	1	0	10,000	10,000
DV4	1	0	12,000	12,000
OV65	2	45,000	0	45,000
OV65S	1	30,000	0	30,000
Totals		75,000	22,000	97,000

**2023 CERTIFIED TOTALS**

Property Count: 4,803

C16 - SANGER CITY OF  
Grand Totals

7/22/2023

10:12:03AM

Land		Value			
Homesite:		205,769,350			
Non Homesite:		197,149,222			
Ag Market:		142,982,276			
Timber Market:		0	<b>Total Land</b>	(+)	545,900,848
Improvement		Value			
Homesite:		701,823,191			
Non Homesite:		212,359,307	<b>Total Improvements</b>	(+)	914,182,498
Non Real		Count	Value		
Personal Property:	363		189,059,894		
Mineral Property:	0		0		
Autos:	0		0	<b>Total Non Real</b>	(+)
			<b>Market Value</b>	=	189,059,894
					1,649,143,240
Ag	Non Exempt	Exempt			
Total Productivity Market:	142,899,453	82,823			
Ag Use:	432,630	165	<b>Productivity Loss</b>	(-)	142,466,823
Timber Use:	0	0	<b>Appraised Value</b>	=	1,506,676,417
Productivity Loss:	142,466,823	82,658	<b>Homestead Cap</b>	(-)	83,348,692
			<b>Assessed Value</b>	=	1,423,327,725
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-)	130,959,476
			<b>Net Taxable</b>	=	1,292,368,249

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 7,618,472.06 = 1,292,368,249 \* (0.589497 / 100)

Certified Estimate of Market Value: 1,614,985,920  
 Certified Estimate of Taxable Value: 1,285,880,641

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2023 CERTIFIED TOTALS**

Property Count: 4,803

C16 - SANGER CITY OF  
Grand Totals

7/22/2023

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DP	27	487,491	0	487,491
DPS	2	0	0	0
DV1	11	0	97,000	97,000
DV2	10	0	93,000	93,000
DV3	17	0	136,000	136,000
DV3S	1	0	10,000	10,000
DV4	46	0	332,280	332,280
DV4S	6	0	24,000	24,000
DVHS	25	0	7,352,450	7,352,450
DVHSS	5	0	1,389,391	1,389,391
EX	1	0	8,240	8,240
EX-XG	1	0	93,557	93,557
EX-XL	6	0	8,742,929	8,742,929
EX-XV	275	0	80,806,351	80,806,351
EX366	53	0	33,842	33,842
FR	3	15,535,941	0	15,535,941
OV65	521	15,037,004	0	15,037,004
OV65S	29	780,000	0	780,000
<b>Totals</b>		<b>31,840,436</b>	<b>99,119,040</b>	<b>130,959,476</b>

**2023 CERTIFIED TOTALS**

Property Count: 4,710

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**State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
		47		\$0	\$0	\$0
A	SINGLE FAMILY RESIDENCE	3,052	756.6601	\$19,213,302	\$868,234,152	\$762,515,839
B	MULTIFAMILY RESIDENCE	78	31.4748	\$217,121	\$56,876,041	\$56,699,132
C1	VACANT LOTS AND LAND TRACTS	289	151.8457	\$0	\$23,544,424	\$23,532,424
D1	QUALIFIED AG LAND	79	2,993.4244	\$0	\$94,106,443	\$331,295
D2	NON-QUALIFIED LAND	15		\$0	\$312,737	\$312,737
E	FARM OR RANCH IMPROVEMENT	55	613.9270	\$738,290	\$36,963,548	\$35,948,928
F1	COMMERCIAL REAL PROPERTY	174	600.9704	\$16,102,733	\$204,974,040	\$204,974,040
F2	INDUSTRIAL REAL PROPERTY	1	4.4880	\$0	\$675,000	\$675,000
J1	WATER SYSTEMS	1		\$0	\$97,600	\$97,600
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,056,880	\$5,056,880
J3	ELECTRIC COMPANY (INCLUDING C	4	0.5450	\$0	\$2,529,051	\$2,529,051
J4	TELEPHONE COMPANY (INCLUDI	12	0.2007	\$0	\$3,140,112	\$3,140,112
J5	RAILROAD	3	9.4265	\$0	\$1,275,560	\$1,275,560
J7	CABLE TELEVISION COMPANY	5		\$0	\$2,660,650	\$2,660,650
L1	COMMERCIAL PERSONAL PROPE	269		\$27,298,915	\$165,522,526	\$149,978,305
L2	INDUSTRIAL PERSONAL PROPERT	6		\$0	\$1,298,152	\$1,298,152
M1	TANGIBLE OTHER PERSONAL, MOB	202		\$428,044	\$2,891,796	\$2,780,662
O	RESIDENTIAL INVENTORY	172	33.1850	\$224,222	\$7,816,680	\$7,816,680
S	SPECIAL INVENTORY TAX	8		\$0	\$7,478,998	\$7,478,998
X	TOTALLY EXEMPT PROPERTY	336	539.5180	\$30,492,958	\$89,684,919	\$0
<b>Totals</b>			5,735.6656	\$94,715,585	\$1,575,139,309	\$1,269,102,045

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Property Count: 93

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Under ARB Review Totals

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**State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
		1		\$0	\$0	\$0
A	SINGLE FAMILY RESIDENCE	52	12.4603	\$265,289	\$16,578,687	\$14,636,118
C1	VACANT LOTS AND LAND TRACTS	21	21.8478	\$0	\$2,128,048	\$2,128,048
D1	QUALIFIED AG LAND	18	748.8275	\$0	\$48,793,010	\$101,066
D2	NON-QUALIFIED LAND	4		\$0	\$639,790	\$639,790
E	FARM OR RANCH IMPROVEMENT	5	14.8310	\$0	\$2,281,640	\$2,178,426
F1	COMMERCIAL REAL PROPERTY	2	4.3700	\$0	\$3,527,418	\$3,527,418
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$55,338	\$55,338
<b>Totals</b>			802.3366	\$265,289	\$74,003,931	\$23,266,204



**2023 CERTIFIED TOTALS**

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Grand Totals

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**State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
		48		\$0	\$0	\$0
A	SINGLE FAMILY RESIDENCE	3,104	769.1204	\$19,478,591	\$884,812,839	\$777,151,957
B	MULTIFAMILY RESIDENCE	78	31.4748	\$217,121	\$56,876,041	\$56,699,132
C1	VACANT LOTS AND LAND TRACTS	310	173.6935	\$0	\$25,672,472	\$25,660,472
D1	QUALIFIED AG LAND	97	3,742.2519	\$0	\$142,899,453	\$432,361
D2	NON-QUALIFIED LAND	19		\$0	\$952,527	\$952,527
E	FARM OR RANCH IMPROVEMENT	60	628.7580	\$738,290	\$39,245,188	\$38,127,354
F1	COMMERCIAL REAL PROPERTY	176	605.3404	\$16,102,733	\$208,501,458	\$208,501,458
F2	INDUSTRIAL REAL PROPERTY	1	4.4880	\$0	\$675,000	\$675,000
J1	WATER SYSTEMS	1		\$0	\$97,600	\$97,600
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,056,880	\$5,056,880
J3	ELECTRIC COMPANY (INCLUDING C	4	0.5450	\$0	\$2,529,051	\$2,529,051
J4	TELEPHONE COMPANY (INCLUDI	12	0.2007	\$0	\$3,140,112	\$3,140,112
J5	RAILROAD	3	9.4265	\$0	\$1,275,560	\$1,275,560
J7	CABLE TELEVISION COMPANY	5		\$0	\$2,660,650	\$2,660,650
L1	COMMERCIAL PERSONAL PROPE	269		\$27,298,915	\$165,522,526	\$149,978,305
L2	INDUSTRIAL PERSONAL PROPERT	6		\$0	\$1,298,152	\$1,298,152
M1	TANGIBLE OTHER PERSONAL, MOB	203		\$428,044	\$2,947,134	\$2,836,000
O	RESIDENTIAL INVENTORY	172	33.1850	\$224,222	\$7,816,680	\$7,816,680
S	SPECIAL INVENTORY TAX	8		\$0	\$7,478,998	\$7,478,998
X	TOTALLY EXEMPT PROPERTY	336	539.5180	\$30,492,958	\$89,684,919	\$0
<b>Totals</b>			6,538.0022	\$94,980,874	\$1,649,143,240	\$1,292,368,249

**2023 CERTIFIED TOTALS**

Property Count: 4,710

C16 - SANGER CITY OF  
ARB Approved Totals

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**CAD State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	3,049	745.7981	\$19,213,302	\$867,513,497	\$761,983,190
A2	REAL, RESIDENTIAL, MOBILE HOME	4	10.8620	\$0	\$720,655	\$532,649
B1	REAL, RESIDENTIAL, APARTMENTS	21	20.1883	\$0	\$34,822,474	\$34,822,474
B2	REAL, RESIDENTIAL, DUPLEXES	57	11.2865	\$217,121	\$22,053,567	\$21,876,658
C1	REAL, VACANT PLATTED RESIDENTI	196	59.6783	\$0	\$11,276,407	\$11,276,407
C2	COMMERCIAL VACANT LOT	89	84.8176	\$0	\$11,883,185	\$11,871,185
C3	REAL VACANT LOT OUTSIDE CITY	4	7.3498	\$0	\$384,832	\$384,832
D1	QUALIFIED AG LAND	79	2,993.4244	\$0	\$94,106,443	\$331,295
D2	FARM AND RANCH IMPSS ON QUALI	15		\$0	\$312,737	\$312,737
E1	LAND AND IMPROVMENTS (NON AG	20	26.9140	\$738,290	\$5,207,187	\$4,192,567
E4	VACANT NON QUALIFIED NON HOME	35	587.0130	\$0	\$31,756,361	\$31,756,361
F1	REAL COMMERCIAL	169	544.2404	\$16,102,733	\$198,960,320	\$198,960,320
F2	REAL, INDUSTRIAL	1	4.4880	\$0	\$675,000	\$675,000
F3	REAL - COMMERCIAL MH PARKS	5	56.7300	\$0	\$6,013,720	\$6,013,720
J1	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$97,600	\$97,600
J2	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$5,056,880	\$5,056,880
J3	REAL & TANGIBLE PERSONAL, UTIL	4	0.5450	\$0	\$2,529,051	\$2,529,051
J4	REAL & TANGIBLE PERSONAL, UTIL	12	0.2007	\$0	\$3,140,112	\$3,140,112
J5	REAL & TANGIBLE PERSONAL, UTIL	3	9.4265	\$0	\$1,275,560	\$1,275,560
J7	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$2,660,650	\$2,660,650
L1	BPP TANGIBLE COMERCIAL PROPER	177		\$25,787,746	\$142,181,835	\$126,637,614
L2	BPP TANGIBLE INDUSTRIAL PROPER	6		\$0	\$1,298,152	\$1,298,152
L3	BPP TANGIBLE COMMERCIAL LEASE	92		\$1,511,169	\$23,340,691	\$23,340,691
M1	MOBILE HOMES - PERSONAL PROPE	202		\$428,044	\$2,891,796	\$2,780,662
OA1	INVENTORY, RESIDENTIAL SINGLE F	1	0.2010	\$224,222	\$272,676	\$272,676
OC1	INVENTORY, VACANT PLATTED LOTS	171	32.9840	\$0	\$7,544,004	\$7,544,004
PLAN		47		\$0	\$0	\$0
S	SPECIAL INVENTORY	8		\$0	\$7,478,998	\$7,478,998
X		336	539.5180	\$30,492,958	\$89,684,919	\$0
<b>Totals</b>			5,735.6656	\$94,715,585	\$1,575,139,309	\$1,269,102,045

**2023 CERTIFIED TOTALS**

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Under ARB Review Totals

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**CAD State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	52	12.4603	\$265,289	\$16,578,687	\$14,636,118
C1	REAL, VACANT PLATTED RESIDENTI	18	18.6018	\$0	\$1,909,454	\$1,909,454
C2	COMMERCIAL VACANT LOT	3	3.2460	\$0	\$218,594	\$218,594
D1	QUALIFIED AG LAND	18	748.8275	\$0	\$48,793,010	\$101,066
D2	FARM AND RANCH IMPSS ON QUALI	4		\$0	\$639,790	\$639,790
E1	LAND AND IMPROVMENTS (NON AG	5	14.8310	\$0	\$2,281,640	\$2,178,426
F1	REAL COMMERCIAL	2	4.3700	\$0	\$3,527,418	\$3,527,418
M1	MOBILE HOMES - PERSONAL PROPE	1		\$0	\$55,338	\$55,338
PLAN		1		\$0	\$0	\$0
<b>Totals</b>			802.3366	\$265,289	\$74,003,931	\$23,266,204

**2023 CERTIFIED TOTALS**

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Grand Totals

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**CAD State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	3,101	758.2584	\$19,478,591	\$884,092,184	\$776,619,308
A2	REAL, RESIDENTIAL, MOBILE HOME	4	10.8620	\$0	\$720,655	\$532,649
B1	REAL, RESIDENTIAL, APARTMENTS	21	20.1883	\$0	\$34,822,474	\$34,822,474
B2	REAL, RESIDENTIAL, DUPLEXES	57	11.2865	\$217,121	\$22,053,567	\$21,876,658
C1	REAL, VACANT PLATTED RESIDENTI	214	78.2801	\$0	\$13,185,861	\$13,185,861
C2	COMMERCIAL VACANT LOT	92	88.0636	\$0	\$12,101,779	\$12,089,779
C3	REAL VACANT LOT OUTSIDE CITY	4	7.3498	\$0	\$384,832	\$384,832
D1	QUALIFIED AG LAND	97	3,742.2519	\$0	\$142,899,453	\$432,361
D2	FARM AND RANCH IMPSS ON QUALI	19		\$0	\$952,527	\$952,527
E1	LAND AND IMPROVMENTS (NON AG	25	41.7450	\$738,290	\$7,488,827	\$6,370,993
E4	VACANT NON QUALIFIED NON HOME	35	587.0130	\$0	\$31,756,361	\$31,756,361
F1	REAL COMMERCIAL	171	548.6104	\$16,102,733	\$202,487,738	\$202,487,738
F2	REAL, INDUSTRIAL	1	4.4880	\$0	\$675,000	\$675,000
F3	REAL - COMMERCIAL MH PARKS	5	56.7300	\$0	\$6,013,720	\$6,013,720
J1	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$97,600	\$97,600
J2	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$5,056,880	\$5,056,880
J3	REAL & TANGIBLE PERSONAL, UTIL	4	0.5450	\$0	\$2,529,051	\$2,529,051
J4	REAL & TANGIBLE PERSONAL, UTIL	12	0.2007	\$0	\$3,140,112	\$3,140,112
J5	REAL & TANGIBLE PERSONAL, UTIL	3	9.4265	\$0	\$1,275,560	\$1,275,560
J7	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$2,660,650	\$2,660,650
L1	BPP TANGIBLE COMERCIAL PROPER	177		\$25,787,746	\$142,181,835	\$126,637,614
L2	BPP TANGIBLE INDUSTRIAL PROPER	6		\$0	\$1,298,152	\$1,298,152
L3	BPP TANGIBLE COMMERCIAL LEASE	92		\$1,511,169	\$23,340,691	\$23,340,691
M1	MOBILE HOMES - PERSONAL PROPE	203		\$428,044	\$2,947,134	\$2,836,000
OA1	INVENTORY, RESIDENTIAL SINGLE F	1	0.2010	\$224,222	\$272,676	\$272,676
OC1	INVENTORY, VACANT PLATTED LOTS	171	32.9840	\$0	\$7,544,004	\$7,544,004
PLAN		48		\$0	\$0	\$0
S	SPECIAL INVENTORY	8		\$0	\$7,478,998	\$7,478,998
X		336	539.5180	\$30,492,958	\$89,684,919	\$0
<b>Totals</b>			6,538.0022	\$94,980,874	\$1,649,143,240	\$1,292,368,249

**2023 CERTIFIED TOTALS**

Property Count: 4,803

C16 - SANGER CITY OF  
Effective Rate Assumption

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**New Value**

TOTAL NEW VALUE MARKET:	\$94,980,874
TOTAL NEW VALUE TAXABLE:	\$64,296,491

**New Exemptions**

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	19	2022 Market Value	\$148,500
EX366	HB366 Exempt	8	2022 Market Value	\$16,780
ABSOLUTE EXEMPTIONS VALUE LOSS				\$165,280

Exemption	Description	Count	Exemption Amount
DP	Disability	1	\$20,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	2	\$20,000
DV4	Disabled Veterans 70% - 100%	7	\$72,000
DV4S	Disabled Veterans Surviving Spouse 70% - 100	1	\$0
DVHS	Disabled Veteran Homestead	2	\$571,952
OV65	Over 65	7	\$210,000
PARTIAL EXEMPTIONS VALUE LOSS		22	\$908,952
NEW EXEMPTIONS VALUE LOSS			\$1,074,232

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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**INCREASED EXEMPTIONS VALUE LOSS**

TOTAL EXEMPTIONS VALUE LOSS	\$1,074,232
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**New Ag / Timber Exemptions****New Annexations**

Count	Market Value	Taxable Value
2	\$1,103,483	\$275,461

**New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,758	\$303,903	\$47,324	\$256,579
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,746	\$304,097	\$47,148	\$256,949

**2023 CERTIFIED TOTALS**

C16 - SANGER CITY OF  
**Lower Value Used**

Count of Protested Properties	Total Market Value	Total Value Used
93	\$74,003,931.00	\$16,778,596