600 E. Boulevard Ave., Dept. 127
Bismarck, ND 58505-0599

taxinfo@nd.gov

701-328-7088

www.tax.nd.gov

County Information – State Board of Equalization Appeal

Please complete this form in its entirety. The information provided will be taken into consideration when investigating and reaching a conclusion regarding the appeal presented. To provide ample time for investigation, all information to support the appeal (property information, pictures, income information, etc.) must be received by August 1, 2026. Please provide one questionnaire per property.

Please email or mail any supporting documentation to:

propertytax@nd.gov
or
The Office of State Tax Commissioner, Attn: Property Tax, Dept. 127
600 E Boulevard Ave., Bismarck, ND 58505-0599.

Information for Property Referenced in Appeal:

Owner Name: David & Carla Steinbach Life Estate Tasha Jensen
Address: 1192 11th Ave E Dickinson ND 58601
Township Name (if applicable):
Parcel ID: 41-0880-04000-100
Legal Description: Shinagle's Addition Lot 1 Block 4
This information should provide a calculated breakdown associated with the subject property.

City/County Official Contact Information:

Name: Christopher Dickinson
Address: 38 1st St West Dickinson ND 58601
Phone Number: 701-456-7735
Email Address: Chris.Dickinson@dickinsongov.com

Answer the questions below that apply to the appeal:

Was the appellant sent a notice of increase letter from the city/township? (use drop-down for all that apply)

Choose One Township/City Equalization Meeting
Choose One County Equalization Meeting
Choose One

600 E. Boulevard Ave., Dept. 127
Bismarck, ND 58505-0599

taxinfo@nd.gov

701-328-7088

www.tax.nd.gov

At which meeting(s) did the Appellant present the appeal? (choose all that apply)
☒ Township/City ☒ County ☐ N/A

**Please note NDCC § 57-13-04.3(a)(1)(2) requires appellants to appeal to the State Board of Equalization must have applied to both local and county boards.*

Minutes from all levels of equalization meetings: Choose One

Please attach or email (propertytax@nd.gov) the following:
1. All property record cards for the subject property (**This information should provide a calculated breakdown associated with the subject property.)*
2. Comparable property information and corresponding property record cards
3. Copies of the notice of increases with dates clearly noted
4. Any evidence to validate the assessment appealed
5. Minutes from all levels of equalization meetings as applicable

Appeal Process:

1.) Appellant notifies the Property Tax Division of intent to appeal.

2.) Submit this form and all applicable documentation to propertytax@nd.gov by the date specified above.

3.) The State Board of Equalization meets on the second Tuesday in August to examine and compare the returns of the assessment of taxable property as submitted by North Dakota counties. This is locally assessed property. The board equalizes the property so that all assessments of similar taxable property are uniform and equal throughout the state. During this meeting, tax directors or other representatives from a county will speak, along with city representatives, and individual taxpayers.

4.) After the State Board meeting, your case will be assigned, and staff will reach out to schedule an onsite review of the property (when deemed applicable). While an interior inspection of the property is not required, interior reviews may affect the consideration of value. If denied an interior review, we will assess from the exterior only. Staff will not be allowed to enter the property without the owner or a representative present.

5.) Generally, by the first Thursday of October, the property tax division staff will present their findings to the State Board of Equalization with a recommendation. The board deliberates and votes. You can attend this meeting; however, public comments are not accepted.

BOARD OF EQUALIZATION

CITY OF DICKINSON, NORTH DAKOTA

April 15, 2026

Pursuant to due call and notice, with notice of publication in the Dickinson Press, the Board of Equalization met in compliance with North Dakota State Law. The meeting was held on April 15, 2026 commencing at 4:00PM, in City Hall located at 38 1st Street West.

NOTICE TO TAXPAYERS

Stark County , North Dakota

Notice is hereby given that proceedings for the Board of Equalization on assessments will be taken by the local Equalization Boards in April as follows:

Gladstone	6 th at 5:45 pm
Taylor	13 th at 5:30 pm
Richardton	13 th at 6:00 pm
South Heart	13 th at 7:00 pm
Belfield	14 th at 4:45 pm
Dickinson	15 th at 4:00 pm

Stark County BOE meets June 2nd at 10:00 am

Each taxpayer has the right to appear before the appropriate board of review or equalization and petition for correction of the taxpayer's assessment.

Submitted by Karen Richard, Stark County Auditor
(Pub. March 11th & 18th, 2026)
(Mar. 11 & 18, 2026)

CALL TO ORDER

President Decker called the meeting to order at 4:00PM.

ROLL CALL

Present: President Scott Decker, Vice President Dr. Robert Baer, Commissioners: Jason Fridrich and Russ Murphy

Absent: Commissioner Joe Ridl

Also Present: City Assessor Chris Dickinson, City Administrator Dustin Dassinger and Dickinson City Attorney Christina Wenko

PLEDGE OF ALLEGIANCE

1. OTHER BUSINESS
2. REGULAR AGENDA
   A. Assessor Dickinson reported the assessment roll has been completed
   B. Assessor's Report

Assessor Dickinson summarized the following Tax Roll information:

The total true and full values for the year 2026, Commercial raised 3.8% from the previous year and Residential raised 10.2% for an overall total of 7.7%. The median ratios after trending were 96.8% for Commercial and 91.1% for Residential.

CITY OF DICKINSON
OFFICE OF CITY ASSESSOR
38 1st St West
Dickinson, ND 58601

TO: Dickinson City Commission
FROM: Christopher S. Dickinson, City Assessor
DATE: 04-15-2026
RE: Tax roll Information

The following is a summary of sales ratio statistics and tax roll information for the year ending 2025.

	2025	2026
1. True and Full Valuation		
Commercial	$1,307,587,588	$1,356,811,768 - (↑ 3.8%)
Residential	$2,038,135,300	$2,245,611,800 - (↑ 10.2%)
Total	$3,345,722,888	$3,602,423,568 - (↑ 7.7%)
2. Taxable Valuation		
	$157,095,468	$168,893,119 - (↑ 7.5%)
3. Median Ratio		
Commercial	85.7 %	86.4.%
Residential	84.8 %	88.5%

After applying the ratio to the appropriate properties, we ended up with a final increase on residential properties from 3%-4% and a 7%-8% increase on commercial properties. The following are the percentages aftermarket increases.

Median Ratio after trending**	2025	2026
Commercial	85.7 %	96.8%
Residential	84.8 %	91.1%

There was a total of 60 new residential homes built in 2025, this was a 10% decrease, from the 67 homes built in 2024

There was a total of 20 new commercial structure built in 2025, this was a 17% decrease from the 27 built in 2024

**This is the ratio reported to the State Board of Equalization. Based on value and includes other categories such as taxable to exempt status or exempt status to taxable; changes in classification and new construction.

Recommendation:

Median Ratios are within tolerance. It is the recommendation that the Dickinson BOE accept the tax roll as presented.

C. The Board of Equalization shall proceed to equalize and correct the assessment roll (NDCC 57-11-03)

President Decker stated the Board may change the valuation and assessment of any real property upon the roll by increasing or diminishing the assessed valuation thereof as shall be reasonable and just to render taxation uniform (NDCC 57-11-03). ***Except that the valuation of any property returned by the Assessor shall not be increased more than twenty-five percent without first giving the owner or his agent notice of the intention of the Board to increase it (NDCC 57-11-03).

D. During the Session

President Decker continued with the Board, any person, his attorney or his agent, feeling aggrieved by anything in the assessment roll, may apply to the Board for the correction of alleged errors in the listing or valuation of his real property, and the Board may correct the errors as it may deem just. (NDCC 57-11-04)

Aranda LaFortune, representing Prairie Hills Mall, appeared before the board to appeal the valuation on parcel 1110-0100-0100, located at 1681 3rd Ave W. They are protesting their 2026 valuation and confirm that they have met with Assessor Dickinson prior to the BOE meeting. Mr. Dickinson recommended extra time to do an Income Approach to lower the mall's value but does inform the board that there is paperwork submitted for an abatement of their 2025 value. Ms. LaFortune would like a decision of value tonight and not have the income approach considered. Mr. Fridrich has a hard time making a decision tonight on the value without knowing how the abatement for 2025 would go along with a review of their financial information. The board recommended tabling this decision until further review, prior to the values being submitted to the County in June.

Shannon Roers, representing ROERS, appeared before the board to appeal 4 properties and has provided a folder of information to the board to look through. The parcel numbers are 2507-0100-2600, 2507-0100-2700, 2500-0100-0200 and 2505-0400-0600. She is requesting income approach be done for 2505-0400-0600, West Ridge Market Center. The board requested more time to go over the packet and for Mrs. Roers and Mr. Dickinson to meet and be able to go over the packet to come to a solution before the board meets again.

Henning Christensen, representing Sierra Ridge apartments, phoned in to appeal the valuation on parcel 1168-0200-0100 but after hearing that Mr. Dickinson is open and interested in using the Income Approach for valuations and he requested that they have time to meet to go that route as well.

Mr. Dickinson addressed the audience extending an open invitation to the crowd and the rest of the public to come to the office anytime with any concerns or questions.

Kamille Sherman appeared before the board protesting her valuation on parcel 1090-0300-1500 located at 1334 Empire Road. President Decker explained the sales analysis the city has to follow every year due to the North Dakota Century Code. She agreed to have a sit-down conversation with the office to try to come to an understanding before the board meets again.

John Wilczek, 1170-0400-2000 at 946 29th St W, said that his property went up 22% and after a phone call to the office noted that his PRC is incorrect due to estimating. It was recommended to go into the office before the next meeting.

John Kempenich, 0861-0300-0200 at 1107 Dell Avenue, said he received a 28% increase and was also recommended to meet with the office before the next meeting.

Willow Huisman, 0570-0500-2500 at 851 Fairway Street, said her property hasn't been reviewed since 2016 but would also like to meet with the office before the next meeting.

Karlee Zach, 1608-0100-0900 at 996 Mustang Ave, said her increase was 2.57% and would also like to meet with the office before the next meeting.

David Steinbach, 0880-0400-0100 at 1192 11th Ave E, appeared before the board protesting his increase of 8.94%. His complaint is that the state lowered his value 5% for the 2025 year and now the city raised the value 6 months after. Commissioner Fridrich asked why the increase wasn't the city wide 3% increase. President Decker recommended to lower Mr. Steinbach's increase to 3% instead of the 8%. Mr. Steinbach is in agreement with lowering the percentage.

MOTION BY: Jason Fridrich SECONDED BY: Russ Murphy

To lower Mr. Steinbach's increase to 3%, lowering the 2026 value to $309,900

Disposition: Roll call vote... Aye 4, Nay 0, Absent 1

Motion declared duly passed

Patrick Cassezza, 1170-1000-3000 at 852 23rd Street W, stated he doesn't agree with the estimation process but understands why it was done. Commissioner Murphy recommends to go to the assessor's website, review the property record card and to meet with the office before the next meeting if he feels it's needed.

Robert Bossert, 0050-0200-1400 at 346 7th Ave E, stated he received a 3.47% increase and would like to know the chapters in the NDCC that pertain to assessing. President Decker directed him to NDCC chapters 57-02 and 57-35 for the relevant information.

Jeff Parker, 1675-0400-0100 at 2485 6th St W, stated his value was raised 8.88% and was a part of the reval area for 2025. He brought a comparable and would like to sit down with the office to go over his PRC before the next meeting.

The board discussed a second meeting time on Tuesday, May 26th at 4 pm to give the Assessing office time to meet with everyone and discuss their property values. President Decker also reminded the room and anyone online that if they don't like their value, they can always go to the County Board of Equalization and then the State Board of Equalization as well.

E. Adding Property to the Assessment List

The Board of Equalization shall place upon and add to the assessment roll any real property subject to taxation which has been omitted by the owner of the Assessor, and shall enter the property at a valuation which will bear an equal and just proportion of the taxation (NDCC 57-11-05).

Tabled to be discussed at the next meeting.

F. No reduction after session of board

After the adjournment of the Board each year, neither the governing body of the city not the City Board of Equalization shall change or alter any assessment. Neither shall the governing body or the Board of Equalization reduce or abate, or authorize the reduction, abate or return, of any taxes levied upon such assessments for any cause expect that the property assessed was not subject to taxation at the time the assessment was made (NDCC 57-11-06).

Tabled to be discussed at the next meeting.

G. Exemption Applications

MOTION BY: Jason Fridrich SECONDED BY: Dr. Robert Baer

To approve the 2026 Real Estate Property Tax Exemption List on attachment A

Disposition: Roll call vote... Aye 4, Nay 0, Absent 1

Motion declared duly passed

3. ADJOURNMENT

MOTION BY: Jason Fridrich SECONDED BY: Dr. Robert Baer

To adjourn this meeting and continue it on Tuesday, May 26th at 4PM.

Disposition: Roll call vote... Aye 4, Nay 0, Absent 1

Motion declared duly passed

Adjournment of the meeting at 6:34PM.

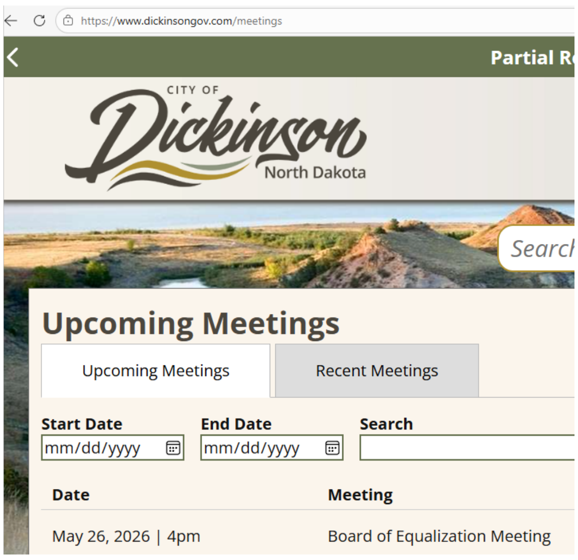
CONTINUATION OF BOARD OF EQUALIZATION

CITY OF DICKINSON, NORTH DAKOTA

May 26, 2026

The Board of Equalization reconvened the meeting from April 15, 2026 on May 26, 2026 commencing at 4:00PM in City Hall, located at 38 1st Street West. Notification was published on-line.

https://www.dickinsongov.com/meetings



CALL TO ORDER

President Scott Decker called the meeting to order at 4:00PM.

ROLL CALL

Present: President Scott Decker, Commissioners: Dr. Robert Baer, Russ Murphy and Jason Fridrich

Appearing via Teams: Joe Ridl

Also Present: City Assessor Chris Dickinson, City Administrator Dustin Dassinger and Dickinson City Attorney Christina Wenko

PLEDGE OF ALLEGIANCE

A. During the Session

President Decker stated the Board, any person, his attorney or his agent, feeling aggrieved by anything in the assessment roll, may apply to the Board for the correction of alleged errors in the listing or valuation of his real property, and the Board may correct the errors as it may deem just. (NDCC 57-11-04)

Jeff Parker, 1675-0400-0100 at 2485 6th St W, stated that he was in attendance at the April 15th BOE Meeting and has been in contact with the assessing office. He did have a meeting with Mr. Dickinson but states that he is disappointed with the lack of communication from the office prior to tonight's meeting. He requests a lowered assessment of $839,704 due to his comparables of like properties. President Decker states using the numbers provided by Mr. Parker, he would recommend the valuation of $877,493 rounding that number to $878,000. A reduction of $57,100 off the 2026 valuation of $935,100.

MOTION BY: Jason Fridrich SECONDED BY: Dr. Robert Baer

To reduce Mr. Parker's 2026 valuation to $878,000

Disposition: Roll call vote… Aye 5, Nay 0, Absent 0

Motion declared duly passed

Aranda LaFortune, representing Prairie Hills Mall 1110-0100-0100 at 1681 3rd Ave W, states she was also in attendance at the April 15th BOE Meeting for a reduction of the 2026 valuation and that she also had been in contact with the office. She states she and Mr. Dickinson reached an agreement for a reduction. Mr. Dickinson states that the reduction is included in his next presentation to the board. President Decker confirms that the reduction included in the presentation will go forward on the tax roll.

B. Adding Property to the Assessment List

President Decker states The Board of Equalization shall place upon and add to the assessment roll any real property subject to taxation which has been omitted by the owner of the Assessor, and shall enter the property at a valuation which will bear an equal and just proportion of the taxation (NDCC 57-11-05).

Mr. Dickinson states before the commissioners is a list of corrections the Assessing Department completed, a total of 36 properties were adjusted of the 96 contacts the office received. Mr. Dickinson goes on to state Prairie Hills Mall now has a valuation of $12,874,000 calculated using the Income Approach making it closer to the initial independent appraisal provided at $11,800,000.

C. No reduction after session of board

President Decker states after the adjournment of the Board each year, neither the governing body of the city nor the City Board of Equalization shall change or alter any assessment. Neither shall the governing body or the Board of Equalization reduce or abate, or authorize the reduction, abate or return, of any taxes levied upon such assessments for any cause except that the property assessed was not subject to taxation at the time the assessment was made (NDCC 57-11-06).

Mrs. Wenko states that she would like to discuss the matter of several parcels owned by Koch Property Investments, Inc. that are being used for storage/drainage ponds. The Assessing Department received requests for abatements filed for the years 2024 and 2025. Mrs. Wenko asks if the board would assess those values based on the changes. Mr. Dickinson states from his understanding the parcels are unbuildable. City Planner Natalie Birchak confirms the parcels are currently being used as detention ponds, there is a booster station on one parcel but that is the only building. Mr. Dickinson requests parcels 1189-1400-0800, 1189-1100-0600, 1189-1400-0600 and 1189-1400-0700 all be lowered to a valuation of $0 and parcel 1189-1400-0100 be lowered to $61,300 due to having the booster station. President Decker clarifies if the board accepts the new values, Koch Property Investments, Inc. still has to complete the abatement process for the years 2024 and 2025. Mr. Dickinson confirms that is correct.

MOTION BY: Russ Murphy SECONDED BY: Joe Ridl

To accept the new values for Koch Property Investments, Inc. for the year 2026

Disposition: Roll call vote… Aye 5, Nay 0, Absent 0

Motion declared duly passed

1. ADJOURNMENT

MOTION BY: Jason Fridrich SECONDED BY: Dr. Robert Baer

To adjourn this meeting on Tuesday, May 26th at 4:32PM.

Disposition: Roll call vote… Aye 5, Nay 0, Absent 0

Motion declared duly passed

Adjournment of the meeting at 4:32PM.

OFFICIAL MINUTES PREPARED BY:

____

Andraia Schwan, Property Appraiser Tech.

____

Dustin Dassinger, City Administrator

____

Scott Decker, President

Board of City Commissioners

Date: _________

2026 Assessment Narrative
State BOE August 11th, 2026 7:30 am

During the 2025 appeal process prior to BOE, errors were found after an extensive site visit to the Steinbach property by 2 Dickinson City assessing staff. Notes from that are below.

Due to the corrected errors, the assessment is justified at the original 2026 assessed value, but this office supports the reduction that the City and County BOE approved. Market value should fall more in line with the true value in the 2027 assessment.

ESTIMATED HOME DUE TO REAPPRAISAL OF SUBDIVISION AND NO RESPONSE. CORRECTED SKETCH, ADDED WOOD DECK ON REAR OF HOME, FRAME SHED @ AVG 1980, AND WOOD DECK AT LOW ON FRONT OF HOME. ASSUMING FRAME GARAGE FINISH INSULATION AND HEAT. GRADE FROM 4 TO 4+10. CORRECTED BUILT-IN APPLIANCES. BASEMENT FINISH FROM STANDARD TO LIVING QUARTERS @ AVG AND 302 SQFT TO 1210 SQFT.

INSPECTED HOME 3-25-25 AFTER RECEIVING NOTICE OF INCREASE. CONDITION FROM NORMAL TO FAIR, ADDED DUCTLESS AIR, CORRECTED BUILT IN APPLIANCES, ADDED MICROWAVE, CORRECTED BASEMENT FROM STANDARD TO LIVING QUARTERS AT LOW DUE TO WATER DAMAGE. CARLA YELLED AND WOULD NOT LET ME CHECK BATHROOMS OR BEDROOMS. 1 BEDROOM IS A MASTER WITH FULL MASTER BATHROOM. EXTERIOR HAS POOR ORIGINAL COMPOSITE SIDING AND OLDER WINDOWS. REMOVED 2 SHEDS PORTABLE NO VALUE.

EXTERIOR
FRAME GARAGE - INSULATION, PRESS WOOD, CABINETS AT LOW
GARAGE - 2000 - DRYWALL/PAINT, TEXTURE, STOVE HEAT AT AVERAGE

BASEMENT - 7' CEILING, LIVING QUARTERS AT LOW - WATER DAMAGE
FAMILY ROOM - CARPET, FREE STANDING FIREPLACE
LAUNDRY ROOM - UNFINISHED
SHOP AREA - 13X13 UNFINISHED
BATHROOM - 8X10 UNFINISHED
2 BEDROOMS - CARPET WORN

INTERIOR - SLANT 10' TO 8' CEILING
LIVING ROOM - 2008 UPDATED FLOORING, HARDWOOD FLOOR
DINING ROOM - CARPET WORN
KITCHEN - ORIGINAL LINOLEUM, LAMINATE COUNTERTOP, MICROWAVE, DISHWASHER, GARBAGE DISPOSAL, CABINETS 1993 MADE BY HOME OWNER
1 FULL BATH AND 1 MASTER BATH FULL
3 BEDROOMS - ORIGINAL CARPET

City BOE reduced 2026 assessment from $327,800 to $309900 on 5-26-

OFFICIAL PROCEEDINGS OF THE STARK COUNTY COMMISSION
June 2, 2026

Chairman Messer called the regular meeting of the Stark County Board of Commissioners to order at 9:10 a.m. Commissioners present: Dean Franchuk, Paul Clarys, Bernie Marsh, Neal Messer, and Cory White. Department Heads Present: Auditor Karen Richard, State's Attorney Amanda Engelstad, Sheriff Corey Lee, Buildings and Grounds Wayne Schatz, Human Resources Joetta Pearcy, and Tax Director Natalie Wandler.

White adds road department invoices. Messer adds the Home on the Range report.
MOTION BY: Franchuk **SECONDED BY:** White
To ratify the agenda as amended
All voted aye, motion carried.

Messer calls for approval of the minutes of the May 5, 2026 meeting.
MOTION BY: Franchuk **SECONDED BY:** White
To approve the May 5, 2026 minutes.
All voted aye, motion carried.

Messer calls for approval of the minutes of the May 19th special meeting.
MOTION BY: Franchuk **SECONDED BY:** Marsh
To approve May 19th, 2026 minutes
All voted aye, motion carried.

Franchuk removes the Tooz Construction bill.
MOTION BY: Franchuk **SECONDED BY:** White
To approve the accounts payable, excluding the Tooz Construction payment for $220,000.00.
Roll call: Franchuk – aye, White – aye, Marsh – aye, Clarys – aye, Messer – aye, motion carried.

MOTION BY: White **SECONDED BY:** Clarys
To have Messer execute the agreement with the Motorsports Park group once they have provided updated insurance and an updated lease agreement.
All voted aye, motion carried.

MOTION BY: White **SECONDED BY:** Clarys
To have Messer sign the Consolidated contract with Consolidated for the cameras.
Roll call: White – aye, Clarys – aye, Franchuk – aye, Marsh – aye, Messer – aye, motion carried.

Marsh asks about the Park Board structure. Engelstad says that back in the 80's, the county commission structured the Park Board so that it would consist of all 5 commissioners plus 2 other individuals. Engelstad has written a resolution to change the structure that says there are at least 2 commissioners and 5 citizens, and that the commission can act on whenever they choose. Messer says they will bring it up at the next meeting.

Lee presents his May 2026 Sheriff report. He also reports there was a Deputy assaulted near the Taylor exit, the male was apprehended, and Lee thanks the Dickinson PD for their assistance. He also reports promotional implementations have taken place, and a new Truk Reg has been hired and will start next week.

Lt. Jesse Hoff presents information on quotes for the on-body Sheriff Department Camera contract renewal. The current contract expires on October 31st. He expresses concern with the current cameras, such as battery life and the risk of them dying when they should be recording. Also, the audio recording is not very good as the camera is inside the vest. Based on that and the contract rate, he does not consider our current company a viable option. He presented quotes for Motorola and Axon. The Motorola contract also includes a drone. The Axon quote includes tasers and training. They are trialing 3 Axon cameras, and the battery life lasts through a 12-hour shift. Motorola battery life is approximately 6-8 hours. If the Motorola contract is selected, then a separate contract with Axon will be needed for tasers. A decision needs to be made by the conclusion of the July meeting, so the cameras can be installed prior to the end of October. Hoff and Engelstad both recommend Axon. The commission will further discuss at the July 7th meeting.

Andrew Schrank, Highlands Engineering, provided an update on the 2nd Ave NW bridge replacement. The permits have been submitted, and they are working on easements with landowners and are hoping to bid soon. The 98th Ave SW bridge replacement with a box culvert has almost complete plans; they are working on easements and waiting on county funds to be available, and it may be a next-year project.

Schrank presents an access easement agreement for Eagles Point 2nd Subdivision, which has existing gravel roads. He is requesting easements for the maintenance of those roads, making sure they are maintained to support emergency vehicles. The owner will maintain the roads. The signature lines need to be updated.
MOTION BY: White **SECONDED BY:** Clarys
To authorize the agreement with the noted change.
All voted aye, motion carried.

White gave an update on the road report: spring and summer blading is in progress.

MOTION BY: White **SECONDED BY:** Marsh
To approve 2 invoices at $6,800.00 each to be paid to Ducks Unlimited for Wetland Mitigation.
Roll call: White – aye, Marsh – aye, Franchuk – aye, Clarys – aye, Messer – aye, motion carried.

Messer opens the 10:00 Board of Equalization meeting. Those present from the public: David Steinbach, Deb Kirschenheiter, and Chris Dickinson. The sign-in sheet is on file with the Stark County Tax Director's office. Wandler presents the following values for the 2026 tax year.

City of Belfield's 2026 market value is $69,553,800, and the taxable value is $3,232,389. New residential construction of $578,200 and no new commercial construction. There were no comments from the public regarding the City of Belfield's assessment.
MOTION BY: White **SECONDED BY:** Clarys
To accept the 2026 market and taxable values as presented.
Roll call: White – aye, Clarys – aye, Franchuk – aye, Marsh – aye, Messer – aye, motion carried.

City of South Heart's 2026 market value is $47,959,200, and the taxable value is $2,207,082. New residential construction of $591,900 and no new commercial construction. There were no comments from the public regarding the City of South Heart's assessment.
MOTION BY: Clarys **SECONDED BY:** White
To approve the market value for South Heart for 2026 and the taxable value for 2026 as presented.
Roll call: Clarys – aye, White – aye, Marsh – aye, Franchuk – aye, Messer – aye, motion carried.

City of Gladstone's 2026 market value is $19,017,300, and the taxable value is $863,310. New residential construction of $440,500 and new commercial construction of $165,100. There were no comments from the public regarding the City of Gladstone's assessment.
MOTION BY: White **SECONDED BY:** Franchuk
To approve the market value for 2026 and the taxable value for 2026 for the city of Gladstone.
Roll call: White – aye, Franchuk – aye, Clarys – aye, Marsh – aye, Messer – aye, motion carried.

City of Taylor's 2026 market value is $17,384,600, and the taxable value is $791,853. New residential construction of $177,300 and no new commercial construction. There were no comments from the public regarding the City of Taylor's assessment.
MOTION BY: Clarys **SECONDED BY:** Franchuk
To approve the 2026 market value and taxable value for the city of Taylor.
Roll call: Clarys – aye, Franchuk – aye, White – aye, Marsh – aye, Messer – aye, motion carried.

City of Richardton's 2026 market value is $93,793,300, and the taxable value is $4,496,382. New residential construction of $83,600 and new commercial construction of $2,758,300. There were no comments from the public regarding the City of Richardton's assessment.
MOTION BY: White **SECONDED BY:** Clarys
To approve the 2026 market value and the 2026 taxable value for the city of Richardton.
Roll call: White – aye, Clarys – aye, Franchuk – aye, Marsh – aye, Messer – aye, motion carried.

Chris Dickinson, City of Dickinson Assessor, presents the City of Dickinson values: commercial true and full value for 2026 at $1,373,666,616 and residential at $2,169,684,500, totaling $3,543,351,116. Taxable valuation is $166,323,376.

David Steinbach addresses the commission regarding his property and says the city raised his property value 9.25% from 300,900 to 327,800, and the state had just been down and re-evaluated after the city had increased it 45%. He would like the value to stay at $300,900. Dickinson says his 2026 value is set at $309,900, which is 3%. Messer asks three times for a recommendation or motion – none were heard, and no action was taken.

No additional comments were heard.

Dickinson presents the values again for the City of Dickinson: Assessed value of commercial and residential - $3,543,351,116 and taxable valuation of $166,322,570.
MOTION BY: White **SECONDED BY:** Franchuk
To accept the commercial and residential with the total for 2026 and the taxable valuation for 2026 for the City of Dickinson.
Roll call: White – aye, Franchuk – aye, Clarys – aye, Marsh – aye, Messer – aye, motion carried.

Wandler presents the total county market value of $1,750,598,735, and the taxable value for 2026 is $83,732,100, which is an increase from 2025 of $12,235,836. In the county, there was new residential construction of $21,879,900 and new commercial construction of $3,861,905. There were no comments from the public regarding Stark County's assessment.
MOTION BY: White **SECONDED BY:** Clarys
To approve the 2026 total county market value as well as the 2026 taxable value.
Roll call: White – aye, Clarys – aye, Franchuk – aye, Marsh – aye, Messer – aye, motion carried.

Wandler presents the total numbers for 2026: Market value of $5,293,949,851 and taxable value of $250,054,670, which is an increase from 2025 of $10,356,535.
MOTION BY: Clarys **SECONDED BY:** Franchuk
To approve the market value for 2026 and the taxable value for 2026 as presented.
Roll call: Clarys – aye, Franchuk – aye, White – aye, Marsh – aye, Messer – aye, motion carried.

Break 10:38 a.m. to 10:50 a.m.

Brad Banya, Stark County Emergency Services, provides an update: all lifelines are currently active. May fire calls for service year-to-date are 323. We are currently unaffected by drought, and they are not anticipating going into a drought anytime soon. Fire declaration is currently in place and follows the range land index, which can be found online. Siren testing started on May 20th and will be performed every Wednesday at 11 a.m. for 30 seconds.

Banyai reports that Ben Kostelecky has applied for a grant to install a personal storm shelter on their property. The state offers a grant program that a homeowner can apply for and, if approved, be reimbursed for the construction of a storm shelter on their property. Kostelecky has the potential to be awarded this grant, but needs approval for the county to receive the funds, and then the county would issue those funds to Kostelecky. Kostelecky says he is looking at a 10-person underground tornado shelter that would need to be buried in the ground. He says he would pay for everything, and then the payment would come to the county, and we would pass the money through to him.
MOTION BY: Marsh **SECONDED BY:** Franchuk
To approve Stark County as the vehicle for reimbursement.
All voted aye, motion carried.

Banyai presents a bill from RapidSOS for $14,040.00 for approval. This is a module for Dispatch and is a recurring expense. This comes out of E911 funds.
MOTION BY: Clarys **SECONDED BY:** Franchuk
To approve.
Roll call: Clarys – aye, Franchuk – aye, White – aye, Marsh – aye, Messer – aye, motion carried.

Pearcy presents a policy for awards and recognition, split into 3 sections: years of service recognition, retirement awards, STAR program. Franchuk says the State's Attorney had some concerns with this policy and would like it tabled if she were not at the meeting. Franchuk says that, at the advice of the State's Attorney, this will be tabled until the next meeting.

Pearcy discusses scheduling a special meeting near the end of June to go through the Merit Matrix and potential salary increases. After discussion, a special meeting will be set for June 23rd at 1:30 p.m.

Laura Feldmann, Home on the Range, thanked the commission for the previous donation they had given them to help build the addition to their school. In 2025, they served 65 students. The total addition project was $3.2 million, and they have raised $3.0 million of that.

Richard presents the Green 19 Grill & Lounge American Legion gaming renewal.
MOTION BY: Clarys **SECONDED BY:** White
To approve.
All voted aye, motion carried.

Richard presents a Special Event Alcohol permit application from the Lefor KC Club.
MOTION BY: White **SECONDED BY:** Franchuk
To approve.
All voted aye, motion carried.

Richard presents an application from the Eagles Club for a Special Event Alcohol permit at the Fairgrounds for the Roughrider Derby and the rodeo.
MOTION BY: Clarys **SECONDED BY:** Franchuk
To approve.
All voted aye, motion carried.

Messer discusses the Armory and LEC purchase agreement. Messer and White put together 3 options for the commission's consideration: Option 1 – to leave the current agreement in place; Option 2 – to separate the 2 parcels into two separate purchase agreements with a value recommendation of $670,000 for the building and $1 million for the land; Option 3 – to renegotiate the purchase agreement to only purchase parcel 1.
MOTION BY: White **SECONDED BY:** Franchuk
To proceed with Option 2.
Roll call: White – aye, Franchuk – aye, Clarys – aye, Marsh – aye, Messer – aye, motion carried.

Messer says there are bids to do the electrical and mechanical inspections at $2,500 each for the armory, and he has the environmental inspection also, and the total will be well below the $30,000. They will proceed forward with that.

Messer notes there are no public appearance requests.

The total of all bills approved from May 6, 2026 through June 2, 2026 equals $832,050.35.

The Stark County Auditor's office has a detailed list of bills paid by check and ACH that can be inspected at any time during normal business hours.

Commissioner White made a **MOTION** to adjourn at 11:46 a.m., Commissioner Franchuk **SECONDED**, Adjourned.

Karen Richard

Karen Richard, Auditor

Neal Messer, Chairman

NOTICE OF REAL ESTATE ASSESSMENT
Office of Tax Equalization, STARK

CITY OF DICKINSON This notice is required by new state law. For questions about value, call Assessors Office by April 13th prior to BOE 701-456-7734 or view online at dickinsoncity.northdakotaassessors.com

STEINBACH, DAVID J. & CARLA J. (LE) |
1192 11TH AVE E
DICKINSON ND 58601-4205

Name of Township/City/District DICKINSON **County** STARK

Deedholder/Property Address	**Real Estate Description**
STEINBACH, DAVID J. & CARLA J. (LE)	LOT 1, BLOCK 4, SHINAGLE'S 1ST
1192 11TH AVENUE E, DICKINSON, ND	

Parcel Number

0880-0400-0100	**True & Full Value**
Current Year Assessment (2026)	$327,800
Previous Year Assessment (2025)	$300,900

Hearing Schedule

A property owner may appeal the assessor's valuation for the current year to the local board of equalization. The local board may increase or decrease an assessment upon the property owner's and the assessor's presentation of evidence to support the appeal.

If the property owner is not satisfied with the decision of the local board, the property owner may continue the appeal to the county board of equalization.

If the property owner is not satisfied with the decision of the county board, the final step is an appeal to the State Board of Equalization. The state board meets the second Tuesday in August and may decrease an assessment only if the property owner has appealed to both the local and county boards of equalization.

The equalization boards will hold hearings as follows:

Name/Location	**Date**	**Time**
Dickinson Township/City Board of Equalization City Hall Commission Room	APRIL 15, 2026	4:00 PM
Stark County Board of Equalization Courthouse Commission Room	JUNE 2, 2026	10:00 AM
North Dakota State Board of Equalization State Capital-Brynhild Haugland Rm	AUGUST 11, 2026	8:30 AM

THIS IS NOT A TAX BILL

Assessment notice to property owner. (See North Dakota Century Code (N.D.C.C.) § 57-02-53)

1. An assessor shall deliver written notice of the amount of the true and full value of each parcel of taxable property for the current and previous year, including improvements, which have been assessed by the assessor.
2. Delivery of written notice to a property owner under this section must be completed at least 15 days before the meeting of the local board of equalization.
3. The North Dakota Office of State Tax Commissioner shall prescribe suitable forms for written notices under this section. The written notice under this section must contain:
    a. The true and full value of the parcel of taxable property, including improvements, that the assessor determined for the current year and for the previous year.
    b. The date, time, and location for the meeting of the local board of equalization of the assessment district in which the parcel of taxable property is located and the meeting date, time and location of the county board of equalization.
4. Delivery of written notice under this section must be by personal delivery to the property owner, mail addressed to the property owner at the property owner's last -known address, or electronic mail to the property owner directed with verification of receipt to an electronic mail address at which the property owner has consented to receive notice.

Township Board of Equalization

The township board of equalization consists of the members of the township board of supervisors. The board shall meet annually at its usual meeting place within the month of April. At least 10 days before the meeting, the township clerk posts a notice at the usual meeting place and publishes a notice in the official newspaper of the township. The notice must state the meeting time and day in April. See N.D.C.C. § 57-09-01.

City Board of Equalization

The city board of equalization consists of the members of the city governing body. The board shall meet annually at its usual meeting place within the first 15 days of April. However, if a person is the assessor for two or more cities or townships, the city auditor, after consulting with the assessor, sets an alternate date in April for the equalization meeting. At least 10 days before the alternate meeting, the city auditor posts a notice at the usual meeting place and publishes a notice in the official newspaper of the city. The notice must state the meeting time and day in April. See N.D.C.C. § 57-11-01.

County Board of Equalization

The county board of equalization consists of the members of the county commission and meets within the first 10 days of June of each year at its usual meeting place to review and equalize assessments. See N.D.C.C. §§ 57-12-01 and 57-14-08(3).

State Board of Equalization

The state board of equalization meets annually on the second Tuesday in August on the grounds of the state capitol to examine and compare the assessments of taxable property as returned by the counties in the state. The board proceeds to equalize the values so that all assessments of similar taxable property are uniform and equal throughout the state at the true and full value as required by law.

In equalizing individual assessments, the board may reduce the assessment on any separate piece or parcel of real estate if the taxpayer appealed the assessment to the board either by appearing personally or by a representative before the board or by mail or other communication to the board to explain the reasons for requesting the reduction. The board does not have the authority to reduce an assessment unless the taxpayer has first appealed the assessment to the township or city board of equalization and county board of equalization where the property was assessed. See N.D.C.C. §§ 57-13-03 and 57-13-04 and, in the case of a new assessment, § 57-14-08(6). North Dakota Century Code § 57-14-08(6) provides that the State Board of Equalization may reduce a " new" assessment if the owner first appealed to the county board of equalization (does not require going before local equalization board.)

9. A property owner may appeal the assessment, classification, and exempt status of the owner's property to the state board of equalization if the property owner was foreclosed from attending assessment proceedings because of the failure to substantially comply with the notice requirements in N.D.C.C. Chs. 57-02 or 57-12, or because of an irregularity in the township, city, or county assessment proceedings.

New Reassessment of Property - Allowance (See N.D.C.C. § 57-14-08)

1. Upon the filing of a petition signed by not less than 10 freeholders in a political subdivision, or by the governing body of that subdivision, requesting a new assessment of property in the subdivision or upon investigation by the board of county commissioners, the board of county commissioners, before October 1, may order a new assessment of any class of property, or of all property, located within the subdivision or within any subdivision. The state board of equalization or the Tax Commissioner may order a new assessment of any class of property or all property located in any political subdivision. The new assessment and equalization must be conducted under the terms and conditions as set forth in the state board of equalization or Tax Commissioner's order . The local governing body responsible for performing the new assessment may petition the state board of equalization or Tax Commissioner for a modification of any or all of the order's terms and conditions. The state board of equalization or Tax Commissioner may for good cause shown grant all or part of the modification request.

Sales Comp Breakdown for Parcel - 0880-0400-0100

Subject Property – Adjusted 2026 AV - $309,900 / 1,210 SF - $256.12 / SF

Comp # 1 – AV $294,600 - 1,120 S/ F - $263.04 / SF
Comp # 8 – AV $296,100 - 1,144 SF – $258.83 / SF
Comp # 4 – AV $313,500 - 1,176 SF - $266.58 / SF
Comp # 10 – AV $321,000 - 1,240 SF - $258.87 / SF
Comp # 2 – AV $331,800 – 1,080 SF – $307.22 / SF
Comp # 7 – AV $337,000 – 1,336 SF - $252.25 / SF
Comp # 6 – AV $ 355,100 – 1,176 SF - $301.96 / SF
Comp # 9 – AV $363,600 – 1,336 SF - $272.16 / SF

Median Total AV – $326.400 Median $/SF – $264.81 Subject - $309,900 - $256.12 / SF

Average Total AV - $326,600 Average $/SF – $272.61 Subject - $309,900 - $256.12 / SF

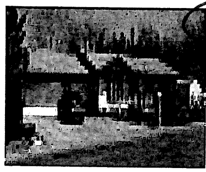
Subject's original, unadjusted 2026 AV falls directly in line with all sales comps ($327,800 & $270.91 / SF) Which shows that our current market value in Dickinson, at least in this case, is where it should be as far as true and full value based off the 2026 trending analysis.

** Subject property is below suggested 2026 market value based off recent sales of similar, adjusted comparable properties in the subject's area

Note: S/F Median was re-columnized for median formulation purposes

Christopher S. Dickinson, Dickinson City Assessor

PDF+PIN **005+0880-0400-0100**
Address 1192 11TH AVENUE E DICKINSON



SUBJECT

		Base
Land (SF)	9,840.00	$29,500
Style	1 Story Frame	
Main SF	1,210	$113,040
Addtns SF	0	$0
Qtrs Over		
Porch SF	0	$0
Garage SF	0	$0
Bsmt/Attic	Full / None	$23,060
Heat/AC	Elec - Basebd / D	$3,200
TLA	1,210	1,210
Yr/Age/Cond.	1980 / 46 / Fair	
Rms / Bedrms	9 / 5	
Bathrooms	2	$6,800
Appliances	2	$1,550
Bsmt Finish		$21,382
Porches	0 SF	$0
Decks/Patios	232 SF	$4,572
Veneer	0 LF	$0
Fireplace	1	$2,800
Att. Garages	1200 SF	$63,620
Bsmt Stalls	0	$0
Grade/Mult.	4+10 / 1.420	$100,811
Phy. Depr.	15%	-$48,327
F/E/Othr	0%/0%/0%	$0
Bldg Extras	0	$0
Det. Garages	0 SF	$0
Yard Extras	0	$0
Ag Buildings	0	$0
Multi-Fam Adj		$0
Map Factor	1.000	$0
Total (without rounding)		$322,008

	Appraised	B of R	St Equalized
Land	$29,500	$29,500	$0
Dwelling	$292,500	$280,400	$0
Impr.	$0	$0	$0
Total	$322,000	$309,900	$0

PDF+PIN **005+1440-1100-0400**
Address 370 SPRUCE STREET DICKINSON

Rank 1

Cd/Rec	D 000	3188555	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	07/25/2025		$330,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$330,000

		Base	Difference
Land (SF)	8,900.00	$31,200	-$1,700
Style	1 Story Frame		
Main SF	1,120	$108,880	$4,160
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$21,980	$1,080
Heat/AC	HW - Baseboard	$3,200	$0
TLA	1,120	1,120	
Yr/Age/Cond.	1978 / 48 / A NML		
Rms / Bedrms	8 / 4		
Bathrooms	3	$10,200	-$3,400
Appliances	1	$850	$700
Bsmt Finish		$38,080	-$16,698
Porches	0 SF	$0	$0
Decks/Patios	880 SF	$9,915	-$5,343
Veneer	0 LF	$0	$0
Fireplace	1	$4,250	-$1,450
Att. Garages	988 SF	$49,212	$14,408
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$103,558	-$2,747
Phy. Depr.	7%	-$23,954	-$24,373
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$357,371	
Net Adjustments			-$35,363
Indicated Value			$294,637

	Appraised	B of R	State Equalized
Land	$31,200	$0	$0
Dwelling	$326,200	$0	$0
Impr.	$0	$0	$0
Total	$357,400	$0	$0

PDF+PIN **005+0080-0200-0400**
Address 44 JOHNSON DRIVE DICKINSON

Rank 2

Cd/Rec	D 000	3188074	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	06/30/2025		$270,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$270,000

		Base	Difference
Land (SF)	7,096.50	$21,300	$8,200
Style	1 Story Frame		
Main SF	1,080	$106,040	$7,000
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$21,290	$1,770
Heat/AC	FHA - Gas / Yes	$3,200	$0
TLA	1,080	1,080	
Yr/Age/Cond.	1956 / 70 / A NML		
Rms / Bedrms	8 / 3		
Bathrooms	3	$7,600	-$800
Appliances	1	$700	$850
Bsmt Finish		$22,478	-$1,096
Porches	0 SF	$0	$0
Decks/Patios	656 SF	$4,229	$343
Veneer	0 LF	$0	$0
Fireplace	0	$0	$2,800
Att. Garages	687 SF	$37,868	$25,752
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+5 / 1.370	$75,261	$25,550
Phy. Depr.	15%	-$39,711	-$8,616
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$260,255	
Net Adjustments			$61,753
Indicated Value			$331,753

	Appraised	B of R	State Equalized
Land	$21,300	$0	$0
Dwelling	$239,000	$0	$0
Impr.	$0	$0	$0
Total	$260,300	$0	$0

PDF+PIN **005+0880-0400-0100**
Address 1192 11TH AVENUE E DICKINSON

SUBJECT

		Base
Land (SF)	9,840.00	$29,500
Style	1 Story Frame	
Main SF	1,210	$113,040
Addtns SF	0	$0
Qtrs Over		
Porch SF	0	$0
Garage SF	0	$0
Bsmt/Attic	Full / None	$23,060
Heat/AC	Elec - Basebd / D	$3,200
TLA	1,210	1,210
Yr/Age/Cond.	1980 / 46 / Fair	
Rms / Bedrms	9 / 5	
Bathrooms	2	$6,800
Appliances	2	$1,550
Bsmt Finish		$21,382
Porches	0 SF	$0
Decks/Patios	232 SF	$4,572
Veneer	0 LF	$0
Fireplace	1	$2,800
Att. Garages	1200 SF	$63,620
Bsmt Stalls	0	$0
Grade/Mult.	4+10 / 1.420	$100,811
Phy. Depr.	15%	-$48,327
F/E/Othr	0%/0%/0%	$0
Bldg Extras	0	$0
Det. Garages	0 SF	$0
Yard Extras	0	$0
Ag Buildings	0	$0
Multi-Fam Adj		$0
Map Factor	1.000	$0
Total (without rounding)		$322,008

	Appraised	B of R	St Equalized
Land	$29,500	$29,500	$0
Dwelling	$292,500	$280,400	$0
Impr.	$0	$0	$0
Total	$322,000	$309,900	$0

PDF+PIN **005+0570-1200-0500**
Address 801 10TH AVENUE W DICKINSON

Rank 3

Cd/Rec	D 000	3192312	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	04/10/2026		$327,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$327,000

		Base	Difference
Land (SF)	7,500.00	$26,300	$3,200
Style	1 Story Frame		
Main SF	1,236	$114,410	-$1,370
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$23,410	-$350
Heat/AC	FHA - Gas / Yes	$3,260	-$60
TLA	1,236	1,236	
Yr/Age/Cond.	1962 / 64 / A NML		
Rms / Bedrms	8 / 5		
Bathrooms	4	$9,575	-$2,775
Appliances	2	$1,550	$0
Bsmt Finish		$34,299	-$12,917
Porches	0 SF	$0	$0
Decks/Patios	480 SF	$4,176	$396
Veneer	42 LF	$4,452	-$4,452
Fireplace	0	$0	$2,800
Att. Garages	528 SF	$26,142	$37,478
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$92,935	$7,876
Phy. Depr.	12%	-$37,705	-$10,622
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$302,804	
Net Adjustments			$19,204
Indicated Value			$346,204

	Appraised	B of R	State Equalized
Land	$26,300	$0	$0
Dwelling	$276,500	$0	$0
Impr.	$0	$0	$0
Total	$302,800	$0	$0

PDF+PIN **005+0720-0100-0500**
Address 1141 12TH AVENUE W DICKINSON

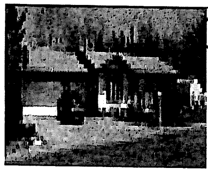
Rank 4

Cd/Rec	D 000	3188581	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	07/29/2025		$265,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$265,000

		Base	Difference
Land (SF)	8,580.00	$30,000	-$500
Style	1 Story Frame		
Main SF	1,176	$111,660	$1,380
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$22,700	$360
Heat/AC	FHA - Gas / Yes	$3,200	$0
TLA	1,176	1,176	
Yr/Age/Cond.	1969 / 57 / NML		
Rms / Bedrms	9 / 4		
Bathrooms	4	$8,675	-$1,875
Appliances	2	$1,550	$0
Bsmt Finish		$26,166	-$4,784
Porches	0 SF	$0	$0
Decks/Patios	496 SF	$3,282	$1,290
Veneer	0 LF	$0	$0
Fireplace	0	$0	$2,800
Att. Garages	576 SF	$19,840	$43,780
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$82,771	$18,040
Phy. Depr.	13%	-$36,379	-$11,948
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$273,465	
Net Adjustments			$48,543
Indicated Value			$313,543

	Appraised	B of R	State Equalized
Land	$30,000	$0	$0
Dwelling	$243,500	$0	$0
Impr.	$0	$0	$0
Total	$273,500	$0	$0

PDF+PIN **005+0880-0400-0100**
Address 1192 11TH AVENUE E DICKINSON

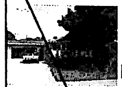


SUBJECT

		Base
Land (SF)	9,840.00	$29,500
Style	1 Story Frame	
Main SF	1,210	$113,040
Addtns SF	0	$0
Qtrs Over		
Porch SF	0	$0
Garage SF	0	$0
Bsmt/Attic	Full / None	$23,060
Heat/AC	Elec - Basebd / D	$3,200
TLA	1,210	1,210
Yr/Age/Cond.	1980 / 46 / Fair	
Rms / Bedrms	9 / 5	
Bathrooms	2	$6,800
Appliances	2	$1,550
Bsmt Finish		$21,382
Porches	0 SF	$0
Decks/Patios	232 SF	$4,572
Veneer	0 LF	$0
Fireplace	1	$2,800
Att. Garages	1200 SF	$63,620
Bsmt Stalls	0	$0
Grade/Mult.	4+10 / 1.420	$100,811
Phy. Depr.	15%	-$48,327
F/E/Othr	0%/0%/0%	$0
Bldg Extras	0	$0
Det. Garages	0 SF	$0
Yard Extras	0	$0
Ag Buildings	0	$0
Multi-Fam Adj		$0
Map Factor	1.000	$0
Total (without rounding)		$322,008

	Appraised	B of R	St Equalized
Land	$29,500	$29,500	$0
Dwelling	$292,500	$280,400	$0
Impr.	$0	$0	$0
Total	$322,000	$309,900	$0

PDF+PIN **005+0720-0400-0600**
Address 1130 12TH AVENUE W DICKINSON



Rank 5

Cd/Rec	D 000	3192513	
Analysis info	~~08/03/2026~~	/ 0.00% adj/mo	
Sale Date/Am	04/24/2026		$365,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$365,000

		Base	Difference
Land (SF)	9,900.00	$34,700	-$5,200
Style	1 Story Frame		
Main SF	1,260	$115,780	-$2,740
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$23,760	-$700
Heat/AC	FHA - Gas / Yes	$3,320	-$120
TLA	1,260	1,260	
Yr/Age/Cond.	1971 / 55 / A NML		
Rms / Bedrms	8 / 4		
Bathrooms	3	$8,900	-$2,100
Appliances	2	$1,550	$0
Bsmt Finish		$34,965	-$13,583
Porches	0 SF	$0	$0
Decks/Patios	647 SF	$14,227	-$9,655
Veneer	0 LF	$0	$0
Fireplace	1	$2,800	$0
Att. Garages	576 SF	$27,904	$35,716
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$97,947	$2,864
Phy. Depr.	9%	-$29,804	-$18,523
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$336,049	
Net Adjustments			-$14,041
Indicated Value			$350,959

	Appraised	B of R	State Equalized
Land	$34,700	$0	$0
Dwelling	$301,300	$0	$0
Impr.	$0	$0	$0
Total	$336,000	$0	$0

PDF+PIN **005+0570-1300-1000**
Address 928 9TH AVENUE W DICKINSON

Rank 6

Cd/Rec	D 000	3185819	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	01/28/2025		$293,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$293,000

		Base	Difference
Land (SF)	7,700.00	$27,000	$2,500
Style	1 Story Frame		
Main SF	1,176	$111,660	$1,380
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$22,700	$360
Heat/AC	FHA - Gas / Yes	$3,200	$0
TLA	1,176	1,176	
Yr/Age/Cond.	1967 / 59 / NML		
Rms / Bedrms	9 / 5		
Bathrooms	2	$6,800	$0
Appliances	2	$1,550	$0
Bsmt Finish		$22,250	-$868
Porches	0 SF	$0	$0
Decks/Patios	384 SF	$5,952	-$1,380
Veneer	0 LF	$0	$0
Fireplace	1	$2,800	$0
Att. Garages	336 SF	$18,504	$45,116
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+5 / 1.370	$72,303	$28,508
Phy. Depr.	13%	-$34,803	-$13,524
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$259,916	
Net Adjustments			$62,092
Indicated Value			$355,092

	Appraised	B of R	State Equalized
Land	$27,000	$0	$0
Dwelling	$232,900	$0	$0
Impr.	$0	$0	$0
Total	$259,900	$0	$0

PDF+PIN **005+0880-0400-0100**
Address 1192 11TH AVENUE E DICKINSON

SUBJECT

		Base
Land (SF)	9,840.00	$29,500
Style	1 Story Frame	
Main SF	1,210	$113,040
Addtns SF	0	$0
Qtrs Over		
Porch SF	0	$0
Garage SF	0	$0
Bsmt/Attic	Full / None	$23,060
Heat/AC	Elec - Basebd / D	$3,200
TLA	1,210	1,210
Yr/Age/Cond.	1980 / 46 / Fair	
Rms / Bedrms	9 / 5	
Bathrooms	2	$6,800
Appliances	2	$1,550
Bsmt Finish		$21,382
Porches	0 SF	$0
Decks/Patios	232 SF	$4,572
Veneer	0 LF	$0
Fireplace	1	$2,800
Att. Garages	1200 SF	$63,620
Bsmt Stalls	0	$0
Grade/Mult.	4+10 / 1.420	$100,811
Phy. Depr.	15%	-$48,327
F/E/Othr	0%/0%/0%	$0
Bldg Extras	0	$0
Det. Garages	0 SF	$0
Yard Extras	0	$0
Ag Buildings	0	$0
Multi-Fam Adj		$0
Map Factor	1.000	$0
Total (without rounding)		$322,008

	Appraised	B of R	St Equalized
Land	$29,500	$29,500	$0
Dwelling	$292,500	$280,400	$0
Impr.	$0	$0	$0
Total	$322,000	$309,900	$0

PDF+PIN **005+0570-1400-1400**
Address 969 10TH AVENUE W DICKINSON

Rank 7

Cd/Rec	D 000	3189944	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	10/24/2025		$354,900
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$354,900

		Base	Difference
Land (SF)	7,500.00	$26,300	$3,200
Style	1 Story Frame		
Main SF	1,336	$119,840	-$6,800
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$24,820	-$1,760
Heat/AC	FHA - Gas / Yes	$3,470	-$270
TLA	1,336	1,336	
Yr/Age/Cond.	1979 / 47 / Good		
Rms / Bedrms	10 / 5		
Bathrooms	3	$10,200	-$3,400
Appliances	2	$1,550	$0
Bsmt Finish		$33,078	-$11,696
Porches	0 SF	$0	$0
Decks/Patios	408 SF	$5,496	-$924
Veneer	32 LF	$1,696	-$1,696
Fireplace	1	$2,800	$0
Att. Garages	600 SF	$28,740	$34,880
Bsmt Stalls	0	$0	$0
Grade/Mult.	3-10 / 1.440	$101,944	-$1,133
Phy. Depr.	6%	-$20,018	-$28,309
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$339,916	
Net Adjustments			-$17,908
Indicated Value			$336,992

	Appraised	B of R	State Equalized
Land	$26,300	$0	$0
Dwelling	$313,600	$0	$0
Impr.	$0	$0	$0
Total	$339,900	$0	$0

PDF+PIN **005+0720-0200-0600**
Address 1043 12TH AVENUE W DICKINSON

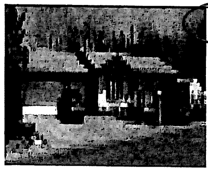
Rank 8

Cd/Rec	D 000	3190308	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	11/20/2025		$265,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$265,000

		Base	Difference
Land (SF)	7,920.00	$27,700	$1,800
Style	1 Story Frame		
Main SF	1,144	$110,270	$2,770
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$22,340	$720
Heat/AC	FHA - Gas / Yes	$3,200	$0
TLA	1,144	1,144	
Yr/Age/Cond.	1968 / 58 / A NML		
Rms / Bedrms	8 / 4		
Bathrooms	3	$7,600	-$800
Appliances	3	$3,175	-$1,625
Bsmt Finish		$31,746	-$10,364
Porches	0 SF	$0	$0
Decks/Patios	672 SF	$3,293	$1,279
Veneer	0 LF	$0	$0
Fireplace	0	$0	$2,800
Att. Garages	528 SF	$24,294	$39,326
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$86,485	$14,326
Phy. Depr.	10%	-$29,241	-$19,086
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$290,862	
Net Adjustments			$31,146
Indicated Value			$296,146

	Appraised	B of R	State Equalized
Land	$27,700	$0	$0
Dwelling	$263,200	$0	$0
Impr.	$0	$0	$0
Total	$290,900	$0	$0

PDF+PIN **005+0880-0400-0100**
Address 1192 11TH AVENUE E DICKINSON

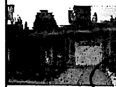


SUBJECT

		Base
Land (SF)	9,840.00	$29,500
Style	1 Story Frame	
Main SF	1,210	$113,040
Addtns SF	0	$0
Qtrs Over		
Porch SF	0	$0
Garage SF	0	$0
Bsmt/Attic	Full / None	$23,060
Heat/AC	Elec - Basebd / D	$3,200
TLA	1,210	1,210
Yr/Age/Cond.	1980 / 46 / Fair	
Rms / Bedrms	9 / 5	
Bathrooms	2	$6,800
Appliances	2	$1,550
Bsmt Finish		$21,382
Porches	0 SF	$0
Decks/Patios	232 SF	$4,572
Veneer	0 LF	$0
Fireplace	1	$2,800
Att. Garages	1200 SF	$63,620
Bsmt Stalls	0	$0
Grade/Mult.	4+10 / 1.420	$100,811
Phy. Depr.	15%	-$48,327
F/E/Othr	0%/0%/0%	$0
Bldg Extras	0	$0
Det. Garages	0 SF	$0
Yard Extras	0	$0
Ag Buildings	0	$0
Multi-Fam Adj		$0
Map Factor	1.000	$0
Total (without rounding)		$322,008

	Appraised	B of R	St Equalized
Land	$29,500	$29,500	$0
Dwelling	$292,500	$280,400	$0
Impr.	$0	$0	$0
Total	$322,000	$309,900	$0

PDF+PIN **005+0570-1500-2200**
Address 924 12TH AVENUE W DICKINSON



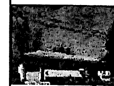
Rank 9

Cd/Rec	D 000	3187314	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	05/12/2025		$375,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$375,000

		Base	Difference
Land (SF)	8,320.00	$29,100	$400
Style	1 Story Frame		
Main SF	1,336	$119,840	-$6,800
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$24,820	-$1,760
Heat/AC	FHA - Gas / Yes	$3,470	-$270
TLA	1,336	1,336	
Yr/Age/Cond.	1974 / 52 / A NML		
Rms / Bedrms	9 / 3		
Bathrooms	3	$10,200	-$3,400
Appliances	2	$1,550	$0
Bsmt Finish		$37,074	-$15,692
Porches	0 SF	$0	$0
Decks/Patios	746 SF	$5,362	-$790
Veneer	22 LF	$2,332	-$2,332
Fireplace	0	$0	$2,800
Att. Garages	576 SF	$28,336	$35,284
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$97,853	$2,958
Phy. Depr.	8%	-$26,467	-$21,860
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	0	$0	$0
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$333,470	
Net Adjustments			-$11,462
Indicated Value			$363,538

	Appraised	B of R	State Equalized
Land	$29,100	$0	$0
Dwelling	$304,400	$0	$0
Impr.	$0	$0	$0
Total	$333,500	$0	$0

PDF+PIN **005+0570-0900-1300**
Address 720 FAIRWAY STREET DICKINSON



Rank 10

Cd/Rec	D 000	3190659	
Analysis info	08/03/2026	/ 0.00% adj/mo	
Sale Date/Am	12/12/2025		$290,000
Time Sale Adj		0 mo /Adj $0 per mo	$0
Adj Sale Amt			$290,000

		Base	Difference
Land (SF)	6,715.00	$23,500	$6,000
Style	1 Story Frame		
Main SF	1,240	$115,780	-$2,740
Addtns SF	0	$0	$0
Qtrs Over			
Porch SF	0	$0	$0
Garage SF	0	$0	$0
Bsmt/Attic	Full / None	$23,760	-$700
Heat/AC	FHA - Gas / Yes	$3,320	-$120
TLA	1,240	1,240	
Yr/Age/Cond.	1963 / 63 / A NML		
Rms / Bedrms	9 / 5		
Bathrooms	2	$6,800	$0
Appliances	2	$1,550	$0
Bsmt Finish		$34,410	-$13,028
Porches	0 SF	$0	$0
Decks/Patios	498 SF	$6,621	-$2,049
Veneer	0 LF	$0	$0
Fireplace	0	$0	$2,800
Att. Garages	392 SF	$20,418	$43,202
Bsmt Stalls	0	$0	$0
Grade/Mult.	4+10 / 1.420	$89,317	$11,494
Phy. Depr.	12%	-$36,237	-$12,090
F/E/Othr	0%/0%/0%	$0	$0
Bldg Extras	0	$0	$0
Det. Garages	0 SF	$0	$0
Yard Extras	1	$1,798	-$1,798
Ag Buildings	0	$0	$0
Multi-Fam Adj		$0	$0
Map Factor	1.000	$0	$0
Mkt Influence	100%		$0
Total (without rounding)		$291,037	
Net Adjustments			$30,971
Indicated Value			$320,971

	Appraised	B of R	State Equalized
Land	$23,500	$0	$0
Dwelling	$267,500	$0	$0
Impr.	$0	$0	$0
Total	$291,000	$0	$0

1192 11TH AVENUE E, DICKINSON

Deed: **STEINBACH, DAVID J. & CARLA J. (LE)**
Contract:
CID#:
DBA:
MLS:

Map Area: **Average**
Route: **430-004-070**
Tax Dist: **Dickinson**
Plat Page:
Subdiv: **SHINAGLES(0880)**

Checks/Tags: **E**
Lister/Date: **HAD, 03/25/2025**
Review/Date: **DB, 03/31/2025**
Entry Status: **Inspected**

Urban / Residential
Legal: LOT 1, BLOCK 4, SHINAGLE'S 1ST

Land

Land Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Depth/Unit	EFF/Type	Qual./Land
SqFt Dim	120.00	120.00	82.00	82.00						R-110
Sub Total						9,840.00	0.226			
Grand Total						9,840.00	0.226			

	Street	Utilities	Zoning	Land Use
SqFt Dim	Paved	City	Residential Low Density	Not Applicable

Sales

Date	$ Amount	NUTC	Recording
08/04/2022	$0	D003	3173765
02/12/2015		D099	

Building Permits

Date	Number	Tag	$ Amount	Reason
7/21/2000	0286	N	$6,100	Garage Addition
9/23/1991	10149	N	$1,890	Garage Addition
10/24/1985	9388	N	$300	Utility Shed

Values

Type	B of R	Exempt Amount	Net Assmt	Pr Yr: 2026
Land	$29,500	$0	$0	$29,500
Dwlg	$280,400	$0	$0	$280,400
Impr		$0	$0	
Total	$309,900	$0	$0	$309,900

Res. Structure

Occ. Code	101
Occ. Descr.	Single-Family / Owner Occupied
Year Built	1980
EFA / EFYr	46 / 1980
Arch. Dsgn	N/A
Style	1 Story Frame
AreaSF/TLA	1,210 / 1,210
GLA 1st/2nd	1,210 / 0
Condition	Fair
Basement	Full
No Bsmt Flr.	0
Heat	Elec - Basebd
AC	Ductless
Attic	None

Finish

Ttl Rooms Above #	6	Bedrooms Above #	3
Ttl Rooms Below #	3	Bedrooms Below #	2
Living Qtrs. (Multi)	961		

Foundation	C Blk
Exterior Walls	Composite Siding
Roof	Asph / Gable
Interior Finish	Drwl
Flooring	Carp / Vinyl

Non-base Heating

Floor/Wall #	0
Pipeless #	0
Hand Fired (Y/N)	No
Space Heat #	0

Fireplace

Freestanding	1

Appliances

Range Unit		Built-In Vacuums
Oven - Single		Intercom System
Oven - Double		BI Stereo(SpkrsOnly)
Dishwasher	1	
Microwave	1	
Trash Compactor		
Jennair		
Security System		

Plumbing

Standard Bath - 3 Fixt	2
Shower Stall Bath -3 Fixt	
Toilet Room (1/2 Bath)	
Lavatory	
Water Closet	
Sink	
Shower Stall/Tub	
Mtl St Sh Bath	
Mtl Stall Shower	
Wet Bar	
Cust Bath - 3 Fixt	
Custom Tub	
No Hot Water Tank	
No Plumbing	
Sewer & Water Only	
Water Only w/Sink	
Hot Tub	
Bidet	
Fbgls Service Sink	
Urinal	
Sauna	
Cust Bath - 4 Fixt	
Cust Tile Full Bath	
Cust Tile SS Bath	
Cust Bath - 5 Fixt	
Cust Tile Shower/Tub	
Cust Tile SSB +lav	
Cust Tile SSB w/Std Tub	
Cust Tile SSB - 5 Fixt	
Cust Bath +lav	
Cust Bath w/Cust SS	
Cust Bath w/Cust SS +lav	

Addition

Addition	No Additions
Year Built	
EFA	
EFA Year	
Style	
Area (SF)	
Condition	
Bsmt (SF)	
NoBsmt Flr(SF)	
2nd Flr Adj.	
Heat	
AC	
Attic (SF)	

Garage

Garage	1 of 3
Year Built	1980
EFA	46
EFF Year	1980
Style	Att Fr.
W X L	22' X 24'
Area (SF)	528
No Flr Adj.	No
Condition	Fair
Bsmt (SF)	
Interior Finish	Fin/Insul & Cab
Interior Finish (SF)	528
Qtrs Over	None
Qtrs Over (SF)	
Qtrs AC (SF)	
Door Opnrs	
Stalls- Bsmt / Gar	

Bldg / Addn		Description		Units	Year
		101 – Single-Family / Owner Occupied			
		1 Story Frame		1,210 SF	
	BF1	Living Qtrs. (Multi)		961 Tbl	
		Base Heat: Elec - Basebd			
		Add Central Air		1,210 SF	
	D1	Wood Deck		50 SF	
	D2	Wood Deck		182 SF	
		Plumbing		2	
		B.I. Appliances		2	
	#1	Fireplace: Freestanding		1	
	Gar	Att Frame	22' X 24'	528 SF	1980
		Int Finish: Fin/Insul & Cab		528 SF	
	Gar	Att Frame	8' X 24'	192 SF	1991
		Int Finish: Fin/Insul & Cab		192 SF	
	Gar	Att Frame	30' X 16'	480 SF	2000
		Int Finish: Fin/Insul & HT		480 SF	

Prior Year	Comment	Value Type	Location	Class	Land Value	Dwelling Value	Improvement Value	M & E Value	Total Value
2026		BofR	Urban	Res	$29,500	$280,400	$0	$0	$309,900
2025	2025 VALUE REDUCED BY STATE BOE 10-	Appr	Urban	Res	$29,500	$271,400	$0	$0	$300,900
2025		Appr	Urban	Res	$29,500	$287,800	$0	$0	$317,300
2024		Appr	Urban	Res	$29,500	$209,000	$0	$0	$238,500
2023		BofR	Urban	Res	$29,500	$193,200	$0	$0	$222,700
2023	2020 Manual Migration 06/18/2023	Appr	Urban	Res	$29,500	$193,200	$0	$0	$222,700
2022		Appr	Urban	Res	$29,500	$179,900	$0	$0	$209,400
2021		Appr	Urban	Res	$29,500	$168,300	$0	$0	$197,800
2020		Appr	Urban	Res	$29,500	$168,300	$0	$0	$197,800
2019		Appr	Urban	Res	$29,500	$168,300	$0	$0	$197,800
2018		Appr	Urban	Res	$29,500	$168,300	$0	$0	$197,800
2017		Appr	Urban	Res	$29,500	$178,200	$0	$0	$207,700
2016		Appr	Urban	Res	$29,500	$203,000	$0	$0	$232,500
2015		Appr	Urban	Res	$28,000	$203,000	$0	$0	$231,000
2014		Appr	Urban	Res	$28,000	$195,400	$0	$0	$223,400
2013		Appr	Urban	Res	$28,000	$187,500	$0	$0	$215,500
2012		Appr	Urban	Res	$18,500	$149,600	$0	$0	$168,100
2011		Appr	Urban	Res	$12,300	$155,100	$0	$0	$167,400
2010		Appr			$12,300	$138,500	$0	$0	$150,800

2009		Appr			$12,300	$128,900	$0	$0	$141,200
2008		Appr			$7,600	$117,200	$0	$0	$124,800
2007		Appr			$7,600	$102,500	$0	$0	$110,100
2006		Appr			$7,600	$92,600	$0	$0	$100,200
2005		Eq			$7,600	$83,700	$0	$0	$91,300
2004		Eq			$7,600	$76,400	$0	$0	$84,000
2003		Appr			$7,600	$72,800	$0	$0	$80,400
2002		Eq			$7,600	$72,000	$0	$0	$79,600
2001	Partial Assessment	Appr			$7,200	$68,000	$0	$0	$75,200

Notes:

2004 - +5% Bldg. 2005 - +10% Bldg. 2006 - +9% Bldg. 2007 - +9% Bldg. 2008 - +13% Bldg. 2009 - Reappraised Land; +13% Bldg & Land 2010 - +6% Bldg. 2011 - +10% Bldg.

2012 - +0.4% Bldg. & Land.

2024 ESTIMATE DUE TO 2023 SHINAGLE'S 1ST REAPPRAISAL

3-25-25 - INSPECTED DUE TO HOMEOWNER REQUEST AFTER RECEIVING 2025 NOTICE OF INCREASE

10-6-2025 STATE BOE REDUCED VALUE FOR 2025 YEAR TO $300,900

2026 BOE - commission reduced value to $309,900, changed in CAMA CSD