

The Special Population for this Report is 'Ad Valorem Parcels'

School(s): BIRCH RUN AREA SCHOOL DIST

<<<< S.E.V., Taxable and Capped Values >>>>

Totals for School District: 73170 BIRCH RUN AREA SCHOOL DIST											
Property Class	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
Agricultural	502	66,991,600	66,985,400	70,571,500	28,149,732	28,061,118	29,579,919	29,139,528	28,965,259	28,965,259	
Commercial	205	97,436,200	97,491,000	101,722,250	78,993,860	79,048,660	82,075,186	81,998,667	81,882,499	81,802,349	
Industrial	38	7,236,400	7,236,400	6,498,900	4,906,225	4,906,225	4,558,399	4,558,399	4,584,503	4,584,503	
Residential	3694	362,027,450	361,760,150	400,530,100	250,962,053	250,850,156	264,100,143	263,787,883	260,796,109	260,760,547	
Com. Personal	404	11,835,300	11,809,500	10,671,200	11,835,300	11,809,500	10,663,600	10,671,200	10,663,600	10,671,200	
Ind. Personal	3	288,400	288,400	295,300	288,400	288,400	295,300	295,300	295,300	295,300	
Util. Personal	18	39,907,900	39,907,900	39,775,100	39,403,503	39,403,503	39,300,311	39,300,311	39,310,248	39,310,248	
Exempt	100	0	0	0	0	0	0	0	0	0	
All: 73170	4964	585,723,250	585,478,750	630,064,350	414,539,073	414,367,562	430,572,858	429,751,288	426,497,518	426,389,406	

Totals for Property Class: Agricultural By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	502	66,991,600	66,985,400	70,571,500	28,149,732	28,061,118	29,579,919	29,139,528	28,965,259	28,965,259	
All: Agricultural	502	66,991,600	66,985,400	70,571,500	28,149,732	28,061,118	29,579,919	29,139,528	28,965,259	28,965,259	

Totals for Property Class: Commercial By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	205	97,436,200	97,491,000	101,722,250	78,993,860	79,048,660	82,075,186	81,998,667	81,882,499	81,802,349	
All: Commercial	205	97,436,200	97,491,000	101,722,250	78,993,860	79,048,660	82,075,186	81,998,667	81,882,499	81,802,349	

Totals for Property Class: Industrial By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	38	7,236,400	7,236,400	6,498,900	4,906,225	4,906,225	4,558,399	4,558,399	4,584,503	4,584,503	
All: Industrial	38	7,236,400	7,236,400	6,498,900	4,906,225	4,906,225	4,558,399	4,558,399	4,584,503	4,584,503	

Totals for Property Class: Residential By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	3694	362,027,450	361,760,150	400,530,100	250,962,053	250,850,156	264,100,143	263,787,883	260,796,109	260,760,547	
All: Residential	3694	362,027,450	361,760,150	400,530,100	250,962,053	250,850,156	264,100,143	263,787,883	260,796,109	260,760,547	

Totals for Property Class: Com. Personal By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	404	11,835,300	11,809,500	10,671,200	11,835,300	11,809,500	10,663,600	10,671,200	10,663,600	10,671,200	
All: Com. Personal	404	11,835,300	11,809,500	10,671,200	11,835,300	11,809,500	10,663,600	10,671,200	10,663,600	10,671,200	

Totals for Property Class: Ind. Personal By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	3	288,400	288,400	295,300	288,400	288,400	295,300	295,300	295,300	295,300	
All: Ind. Personal	3	288,400	288,400	295,300	288,400	288,400	295,300	295,300	295,300	295,300	

Totals for Property Class: Util. Personal By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	18	39,907,900	39,907,900	39,775,100	39,403,503	39,403,503	39,300,311	39,300,311	39,310,248	39,310,248	
All: Util. Personal	18	39,907,900	39,907,900	39,775,100	39,403,503	39,403,503	39,300,311	39,300,311	39,310,248	39,310,248	

Totals for Property Class: Exempt By School District											
School District	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP	
73170	100	0	0	0	0	0	0	0	0	0	
All: Exempt	100	0	0	0	0	0	0	0	0	0	

Totals	Count	2025 SEV	Fin SEV	2026 SEV	2025 Tax	Fin Tax	2026 Tax	BOR Tax	2026 Cap	2026 MCAP
Real	4,439	533,691,650	533,472,950	579,322,750	363,011,870	362,866,159	380,313,647	379,484,477	376,228,370	376,112,658
Personal	425	52,031,600	52,005,800	50,741,600	51,527,203	51,501,403	50,259,211	50,266,811	50,269,148	50,276,748
Real & Personal	4,864	585,723,250	585,478,750	630,064,350	414,539,073	414,367,562	430,572,858	429,751,288	426,497,518	426,389,406
Exempt	100	0	0	0	0	0	0	0	0	0

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School(s): BIRCH RUN AREA SCHOOL DIST

<<<<< Top 20 Statistics >>>>>

***** Top 20 S.E.V.s *****

05-99-9-99-0043-000	CONSUMERS ENERGY CO	\$ 16,741,700
27-99-9-99-0008-000	CONSUMERS ENERGY CO	\$ 15,802,500
05-10-6-29-2940-005	BIRCH RUN OUTLETS II LLC	\$ 9,615,100
05-10-6-21-3002-003	MEIJER INC	\$ 6,512,400
05-10-6-28-2009-000	BIRCH RUN OUTLETS II, LLC	\$ 6,460,100
05-10-6-20-2101-001	SILVER CREEK BIRCH RUN LLC	\$ 5,220,700
05-10-6-29-2903-000	BIRCH RUN OUTLETS II, LLC	\$ 4,484,500
05-10-6-20-2085-003	COVINGTON CAPITAL LLC & DONNELLY T	\$ 3,921,500
05-99-9-99-0209-005	MEIJER #213	\$ 3,180,700
05-10-6-21-3019-002	SONA HOSPITALITY INC	\$ 2,684,600
05-10-6-20-2085-009	LAG BIRCH RUN LLC	\$ 2,623,400
05-10-6-21-3016-000	VARNIRAJ BR INC	\$ 2,250,700
05-10-6-28-2008-003	BIRCH RUN HOSPITALITY LLC	\$ 2,124,300
05-10-6-28-2011-000	CINEMA HOLLYWOOD LLC	\$ 2,122,600
05-10-6-21-3018-000	C.F. HOLDING CO	\$ 1,871,900
05-99-9-99-0046-000	CONSUMERS ENERGY CO	\$ 1,622,600
05-10-6-28-2008-001	BIRCH RUN LODGE ONE INC	\$ 1,611,400
05-10-6-29-2961-001	RAUSCH, SCOTT R TRUST	\$ 1,609,000
05-10-6-29-2907-005	BIRCH RUN LODGING INC	\$ 1,603,200
05-10-6-28-2026-001	DIXIE RUN PROPERTIES LLC	\$ 1,567,600

***** Top 20 Taxable Values *****

05-99-9-99-0043-000	CONSUMERS ENERGY CO	\$ 16,741,700
27-99-9-99-0008-000	CONSUMERS ENERGY CO	\$ 15,802,500
05-10-6-29-2940-005	BIRCH RUN OUTLETS II LLC	\$ 9,026,936
05-10-6-28-2009-000	BIRCH RUN OUTLETS II, LLC	\$ 5,863,762
05-10-6-29-2903-000	BIRCH RUN OUTLETS II, LLC	\$ 3,964,725
05-10-6-20-2101-001	SILVER CREEK BIRCH RUN LLC	\$ 3,667,647
05-10-6-20-2085-003	COVINGTON CAPITAL LLC & DONNELLY T	\$ 3,474,435
05-10-6-21-3002-003	MEIJER INC	\$ 3,224,963
05-99-9-99-0209-005	MEIJER #213	\$ 3,180,700
05-10-6-21-3019-002	SONA HOSPITALITY INC	\$ 2,684,600
05-10-6-20-2085-009	LAG BIRCH RUN LLC	\$ 2,338,737
05-10-6-21-3016-000	VARNIRAJ BR INC	\$ 2,250,700
05-10-6-28-2008-003	BIRCH RUN HOSPITALITY LLC	\$ 2,106,375
05-10-6-28-2011-000	CINEMA HOLLYWOOD LLC	\$ 1,808,835
05-99-9-99-0046-000	CONSUMERS ENERGY CO	\$ 1,622,600
05-10-6-21-3018-000	C.F. HOLDING CO	\$ 1,593,181
05-10-6-28-2008-001	BIRCH RUN LODGE ONE INC	\$ 1,447,670
05-10-6-29-2917-800	BIRCH RUN OUTLETS II, LLC	\$ 1,302,239
05-10-6-28-2026-001	DIXIE RUN PROPERTIES LLC	\$ 1,281,136
05-10-6-29-2961-001	RAUSCH, SCOTT R TRUST	\$ 1,215,112

***** Top 20 Owners by Taxable Value *****

CONSUMERS ENERGY CO	has	35,441,700	Taxable Value in 5 Parcel(s)
BIRCH RUN OUTLETS II, LLC	has	15,723,677	Taxable Value in 15 Parcel(s)
BIRCH RUN OUTLETS II LLC	has	9,157,036	Taxable Value in 2 Parcel(s)
SILVER CREEK BIRCH RUN LLC	has	4,217,943	Taxable Value in 2 Parcel(s)
COVINGTON CAPITAL LLC & DONNELLY T	has	3,885,898	Taxable Value in 5 Parcel(s)
MEIJER INC	has	3,608,109	Taxable Value in 3 Parcel(s)
MEIJER #213	has	3,180,700	Taxable Value in 1 Parcel(s)
SONA HOSPITALITY INC	has	2,684,600	Taxable Value in 1 Parcel(s)
VARNIRAJ BR INC	has	2,439,103	Taxable Value in 4 Parcel(s)
LAG BIRCH RUN LLC	has	2,338,737	Taxable Value in 1 Parcel(s)
CINEMA HOLLYWOOD LLC	has	2,244,135	Taxable Value in 2 Parcel(s)
BIRCH RUN HOSPITALITY LLC	has	2,106,375	Taxable Value in 1 Parcel(s)
C.F. HOLDING CO	has	1,593,181	Taxable Value in 1 Parcel(s)

BIRCH RUN LODGE ONE INC	has	1,567,070	Taxable Value in 2 Parcel(s)
FRANKENMUTH CREDIT UNION	has	1,391,369	Taxable Value in 4 Parcel(s)
RAUSCH, SCOTT R TRUST	has	1,360,438	Taxable Value in 5 Parcel(s)
DIXIE RUN PROPERTIES LLC	has	1,281,136	Taxable Value in 1 Parcel(s)
SPIRIT MASTER FUNDING IX LLC	has	1,175,732	Taxable Value in 2 Parcel(s)
BELL REALTY HOLDINGS LLC	has	1,171,034	Taxable Value in 2 Parcel(s)
BIRCH RUN LODGING INC	has	1,114,839	Taxable Value in 1 Parcel(s)

***** Top 20 Owners by S.E.V. Value *****

CONSUMERS ENERGY CO	has	35,441,700	S.E.V. Value in 5 Parcel(s)
BIRCH RUN OUTLETS II, LLC	has	17,301,300	S.E.V. Value in 15 Parcel(s)
BIRCH RUN OUTLETS II LLC	has	9,745,200	S.E.V. Value in 2 Parcel(s)
MEIJER INC	has	7,192,600	S.E.V. Value in 3 Parcel(s)
SILVER CREEK BIRCH RUN LLC	has	5,881,200	S.E.V. Value in 2 Parcel(s)
COVINGTON CAPITAL LLC & DONNELLY T	has	4,458,300	S.E.V. Value in 5 Parcel(s)
MEIJER #213	has	3,180,700	S.E.V. Value in 1 Parcel(s)
SONA HOSPITALITY INC	has	2,684,600	S.E.V. Value in 1 Parcel(s)
LAG BIRCH RUN LLC	has	2,623,400	S.E.V. Value in 1 Parcel(s)
CINEMA HOLLYWOOD LLC	has	2,557,900	S.E.V. Value in 2 Parcel(s)
VARNIRAJ BR INC	has	2,446,000	S.E.V. Value in 4 Parcel(s)
BIRCH RUN HOSPITALITY LLC	has	2,124,300	S.E.V. Value in 1 Parcel(s)
LONSWAY PROPERTIES LLC	has	1,932,900	S.E.V. Value in 16 Parcel(s)
DORR, THOMAS J & PATRICIA B TRUST	has	1,924,200	S.E.V. Value in 18 Parcel(s)
IRISH FAMILY FARMS LLC	has	1,922,600	S.E.V. Value in 16 Parcel(s)
RAUSCH, SCOTT R TRUST	has	1,904,300	S.E.V. Value in 5 Parcel(s)
C.F. HOLDING CO	has	1,871,900	S.E.V. Value in 1 Parcel(s)
WASTE MANAGEMENT INC	has	1,866,200	S.E.V. Value in 7 Parcel(s)
BIRCH RUN LODGE ONE INC	has	1,730,800	S.E.V. Value in 2 Parcel(s)
FRANKENMUTH CREDIT UNION	has	1,653,900	S.E.V. Value in 4 Parcel(s)

***** Top 20 Owners by Acreage *****

DORR, THOMAS J & PATRICIA B TRUST	has	573.04	Total Acres in 18 Parcel(s)
LONSWAY PROPERTIES LLC	has	525.13	Total Acres in 16 Parcel(s)
J & H PROPERTIES OF BIRCH RUN	has	412.09	Total Acres in 3 Parcel(s)
IRISH FAMILY FARMS LLC	has	395.18	Total Acres in 16 Parcel(s)
MORSE, DONALD J & HELEN M	has	336.57	Total Acres in 15 Parcel(s)
ROSS FAMILY TRUST	has	324.86	Total Acres in 9 Parcel(s)
ROGERS, CARROLL	has	317.36	Total Acres in 2 Parcel(s)
DIFFIN, R & K - DIFFIN, F & S	has	310.78	Total Acres in 7 Parcel(s)
PSIUK, LORRAINE E TRUST	has	310.22	Total Acres in 6 Parcel(s)
KONESKO, J & C	has	300.61	Total Acres in 6 Parcel(s)
J & H PROPERTIES OF BIRCH RUN LLC	has	284.07	Total Acres in 7 Parcel(s)
BLESSING, PAULA L	has	279.79	Total Acres in 6 Parcel(s)
SCHARRER LAND, LLC	has	275.49	Total Acres in 9 Parcel(s)
PERIARD TRUST- PERIARD TRUST	has	270.76	Total Acres in 8 Parcel(s)
WASTE MANAGEMENT INC	has	253.49	Total Acres in 7 Parcel(s)
SCHARRER, ROBERT E & KIMBERLY A	has	237.25	Total Acres in 8 Parcel(s)
ELLIS, RICK & TRACEY	has	232.33	Total Acres in 2 Parcel(s)
LETTERMAN, JAMES G	has	225.14	Total Acres in 5 Parcel(s)
SCHARRER LAND LLC	has	224.56	Total Acres in 6 Parcel(s)
POPP, RICHARD L & HELEN M	has	212.66	Total Acres in 6 Parcel(s)