

Saginaw County

2026 Report of Equalization



Director of Equalization: Denise Joseph

Deputy Director: Liz Gooch

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Appraiser I: Nathan Fowler

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Table Of Contents

	Page
Assessed Valuations	1-3
Taxable Valuations	4-5
Current Year Disabled Veteran Exemptions	6
Captured Taxable Valuations	
DDA, TIFA, LDFA	7
Brownfields	8
Renaissance Zones (Prior Year Final Values)	9
OPRA (Obsolete Property Rehabilitation Act Exemptions)	10
Act 328 (New Personal Property Abatements)	11
DNR PILT	12
Industrial Facilities Tax Exemptions	13
Commercial Rehabilitation Exemptions	14
Top 10 Taxpayers	15
Value Change History	
Assessed Value	16
Taxable Value	17

2026 Saginaw County
Assessed Valuations
AD VALOREM

(from L-4024)

Township	Number of Acres Hundredths	Total Real Property Valuations		Total Personal Property Valuations		Total Real Plus Personal Property	
		Assessed	Equalized	Assessed	Equalized	Total Assessed	Total Equalized
ALBEE	18,278	140,749,700	140,749,700	4,533,800	4,533,800	145,283,500	145,283,500
BIRCH RUN	17,583	435,034,150	435,034,150	33,618,700	33,618,700	468,652,850	468,652,850
BLUMFIELD	18,064	193,083,900	193,083,900	17,221,700	17,221,700	210,305,600	210,305,600
BRADY	18,164	114,236,500	114,236,500	5,546,700	5,546,700	119,783,200	119,783,200
BRANT	17,750	123,866,500	123,866,500	5,488,200	5,488,200	129,354,700	129,354,700
BRIDGEPORT	18,570	384,024,250	384,024,250	35,176,700	35,176,700	419,200,950	419,200,950
BUENA VISTA	17,860	305,651,800	305,651,800	35,136,500	35,136,500	340,788,300	340,788,300
CARROLLTON	946	150,456,700	150,456,700	16,889,900	16,889,900	167,346,600	167,346,600
CHAPIN	3,378	59,029,836	59,029,836	1,743,300	1,743,300	60,773,136	60,773,136
CHESANING	16,918	280,589,000	280,589,000	16,747,600	16,747,600	297,336,600	297,336,600
FRANKENMUTH	16,667	211,472,300	211,472,300	6,706,900	6,706,900	218,179,200	218,179,200
FREMONT	3,337	154,713,100	154,713,100	4,413,400	4,413,400	159,126,500	159,126,500
JAMES	5,301	95,113,600	95,113,600	12,334,500	12,334,500	107,448,100	107,448,100
JONESFIELD	13,162	119,324,200	119,324,200	50,162,100	50,162,100	169,486,300	169,486,300
KOCHVILLE	7,724	284,424,600	284,424,600	32,642,600	32,642,600	317,067,200	317,067,200
LAKEFIELD	12,737	89,795,600	89,795,600	2,265,068	2,265,068	92,060,668	92,060,668
MAPLE GROVE	19,646	189,226,800	189,226,800	4,703,400	4,703,400	193,930,200	193,930,200
MARION	10,248	46,542,323	46,542,323	921,000	921,000	47,463,323	47,463,323
RICHLAND	19,067	268,199,100	268,199,100	42,753,700	42,753,700	310,952,800	310,952,800
SAGINAW	9,800	2,178,521,149	2,178,521,149	81,952,975	81,952,975	2,260,474,124	2,260,474,124
ST CHARLES	26,407	173,093,700	173,093,700	7,448,400	7,448,400	180,542,100	180,542,100
SPAULDING	962	88,623,700	88,623,700	9,478,600	9,478,600	98,102,300	98,102,300
SWAN CREEK	763	165,001,500	165,001,500	6,315,600	6,315,600	171,317,100	171,317,100
TAYMOUTH	18,817	244,103,000	244,103,000	18,971,400	18,971,400	263,074,400	263,074,400
THOMAS	15,447	810,509,400	810,509,400	59,916,600	59,916,600	870,426,000	870,426,000
TITTABAWASSEE	16,623	631,003,800	631,003,800	33,944,400	33,944,400	664,948,200	664,948,200
ZILWAUKEE	291	6,859,600	6,859,600	2,232,200	2,232,200	9,091,800	9,091,800
City	Number of Acres Hundredths	Total Real Property Valuations		Total Personal Property Valuations		Total Real Plus Personal Property	
		Assessed	Equalized	Assessed	Equalized	Total Assessed	Total Equalized
FRANKENMUTH	3,265	527,080,100	527,080,100	29,625,000	29,625,000	556,705,100	556,705,100
SAGINAW	11,102	739,272,800	739,272,800	120,877,700	120,877,700	860,150,500	860,150,500
ZILWAUKEE	971	60,365,600	60,365,600	20,952,800	20,952,800	81,318,400	81,318,400
TOTALS	359,848	9,269,968,308	9,269,968,308	720,721,443	720,721,443	9,990,689,751	9,990,689,751

Assessed Valuations (continued)

AD VALOREM

Township	Real Property Equalized by County Board of Commissioners						
	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	Total Real Property
ALBEE	53,332,900	3,325,500	728,300	83,363,000			140,749,700
BIRCH RUN	44,698,200	97,824,650	5,597,000	286,914,300			435,034,150
BLUMFIELD	80,765,600	8,510,800	3,081,700	100,725,800			193,083,900
BRADY	50,922,600	6,395,200	1,521,800	55,396,900			114,236,500
BRANT	32,457,200	937,700	641,400	89,830,200			123,866,500
BRIDGEPORT	33,053,800	65,783,600	13,189,300	271,997,550			384,024,250
BUENA VISTA	63,325,500	83,970,800	49,110,100	109,245,400			305,651,800
CARROLLTON	234,700	18,636,600	4,460,500	127,124,900			150,456,700
CHAPIN	34,356,300	144,600	210,500	24,318,436			59,029,836
CHESANING	57,406,300	27,528,800	14,942,100	180,711,800			280,589,000
FRANKENMUTH	73,024,300	2,252,700	3,150,300	133,045,000			211,472,300
FREMONT	52,712,000	542,200	637,300	100,821,600			154,713,100
JAMES	9,570,200	2,097,300	242,200	83,203,900			95,113,600
JONESFIELD	54,384,800	4,298,400	3,428,900	57,212,100			119,324,200
KOCHVILLE	28,170,400	155,979,700	7,295,200	92,979,300			284,424,600
LAKEFIELD	42,270,200	134,400		47,391,000			89,795,600
MAPLE GROVE	67,452,500	2,023,600	793,700	118,957,000			189,226,800
MARION	18,021,000	356,900		28,164,423			46,542,323
RICHLAND	57,727,200	13,065,100	1,973,200	195,433,600			268,199,100
SAGINAW	6,982,500	620,741,985	8,596,100	1,542,200,564			2,178,521,149
ST CHARLES	54,381,400	10,540,400	527,900	107,644,000			173,093,700
SPAULDING	26,046,100	2,577,500	2,149,200	57,850,900			88,623,700
SWAN CREEK	13,220,300	3,297,400	3,492,600	144,991,200			165,001,500
TAYMOUTH	39,106,700	4,297,300	919,900	199,779,100			244,103,000
THOMAS	29,859,500	60,146,300	90,956,900	629,546,700			810,509,400
TITTABAWASSEE	46,572,800	66,540,400	6,409,300	511,481,300			631,003,800
ZILWAUKEE	1,370,400	1,204,400	1,087,400	3,197,400			6,859,600
City	Real Property Equalized by County Board of Commissioners						
	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	Total Real Property
FRANKENMUTH	-	173,454,500	6,074,900	347,550,700			527,080,100
SAGINAW	71,100	124,106,400	30,395,400	584,699,900			739,272,800
ZILWAUKEE	82,300	3,340,800	12,086,200	44,856,300			60,365,600
TOTALS	1,071,578,800	1,564,055,935	273,699,300	6,360,634,273	0	0	9,269,968,308

Assessed Valuations (continued)

AD VALOREM

Township	Real Property Assessed Valuations Approved by Boards of Review						Total Real Property
	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	
ALBEE	53,332,900	3,325,500	728,300	83,363,000			140,749,700
BIRCH RUN	44,698,200	97,824,650	5,597,000	286,914,300			435,034,150
BLUMFIELD	80,765,600	8,510,800	3,081,700	100,725,800			193,083,900
BRADY	50,922,600	6,395,200	1,521,800	55,396,900			114,236,500
BRANT	32,457,200	937,700	641,400	89,830,200			123,866,500
BRIDGEPORT	33,053,800	65,783,600	13,189,300	271,997,550			384,024,250
BUENA VISTA	63,325,500	83,970,800	49,110,100	109,245,400			305,651,800
CARROLLTON	234,700	18,636,600	4,460,500	127,124,900			150,456,700
CHAPIN	34,356,300	144,600	210,500	24,318,436			59,029,836
CHESANING	57,406,300	27,528,800	14,942,100	180,711,800			280,589,000
FRANKENMUTH	73,024,300	2,252,700	3,150,300	133,045,000			211,472,300
FREMONT	52,712,000	542,200	637,300	100,821,600			154,713,100
JAMES	9,570,200	2,097,300	242,200	83,203,900			95,113,600
JONESFIELD	54,384,800	4,298,400	3,428,900	57,212,100			119,324,200
KOCHVILLE	28,170,400	155,979,700	7,295,200	92,979,300			284,424,600
LAKEFIELD	42,270,200	134,400	-	47,391,000			89,795,600
MAPLE GROVE	67,452,500	2,023,600	793,700	118,957,000			189,226,800
MARION	18,021,000	356,900	-	28,164,423			46,542,323
RICHLAND	57,727,200	13,065,100	1,973,200	195,433,600			268,199,100
SAGINAW	6,982,500	620,741,985	8,596,100	1,542,200,564			2,178,521,149
ST CHARLES	54,381,400	10,540,400	527,900	107,644,000			173,093,700
SPAULDING	26,046,100	2,577,500	2,149,200	57,850,900			88,623,700
SWAN CREEK	13,220,300	3,297,400	3,492,600	144,991,200			165,001,500
TAYMOUTH	39,106,700	4,297,300	919,900	199,779,100			244,103,000
THOMAS	29,859,500	60,146,300	90,956,900	629,546,700			810,509,400
TITTABAWASSEE	46,572,800	66,540,400	6,409,300	511,481,300			631,003,800
ZILWAUKEE	1,370,400	1,204,400	1,087,400	3,197,400			6,859,600
City	Real Property Assessed Valuations Approved by Boards of Review						Total Real Property
	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	
FRANKENMUTH	-	173,454,500	6,074,900	347,550,700			527,080,100
SAGINAW	71,100	124,106,400	30,395,400	584,699,900			739,272,800
ZILWAUKEE	82,300	3,340,800	12,086,200	44,856,300			60,365,600
TOTALS	1,071,578,800	1,564,055,935	273,699,300	6,360,634,273	0	0	9,269,968,308

Taxable Valuations

AD VALOREM MINUS VETERAN EXEMPTIONS

TOWNSHIP	Agriculture	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property
ALBEE	23,854,308	2,256,160	362,016	57,599,095		-	84,071,579
BIRCH RUN	19,744,821	80,395,907	3,922,698	186,066,102		-	290,129,528
BLUMFIELD	38,083,276	7,524,636	1,769,105	69,905,533		-	117,282,550
BRADY	24,926,794	6,136,677	842,233	39,346,479		-	71,252,183
BRANT	14,519,707	530,548	305,962	56,971,560		-	72,327,777
BRIDGEPORT	14,509,996	52,315,884	10,849,991	188,676,872		-	266,352,743
BUENA VISTA	27,581,671	66,039,768	42,557,281	69,986,770		-	206,165,490
CARROLLTON	142,416	16,168,651	3,920,097	79,311,081		-	99,542,245
CHAPIN	14,920,616	88,239	79,904	14,635,994		-	29,724,753
CHESANING	24,693,072	20,778,406	13,370,340	120,117,455		-	178,959,273
FRANKENMUTH	35,747,259	1,692,433	2,278,539	95,042,103		-	134,760,334
FREMONT	21,802,421	504,536	208,490	71,860,286		-	94,375,733
JAMES	5,549,089	1,825,686	223,427	58,451,567		-	66,049,769
JONESFIELD	18,534,817	3,168,827	3,269,134	37,002,520		-	61,975,298
KOCHVILLE	12,787,486	128,160,845	5,835,828	65,053,316		-	211,837,475
LAKEFIELD	11,927,773	125,980	-	29,068,068	-	-	41,121,821
MAPLE GROVE	28,184,250	1,533,585	299,904	79,551,570	-	-	109,569,309
MARION	7,853,053	301,496	-	17,188,152	-	-	25,342,701
RICHLAND	27,125,150	10,711,572	1,237,660	136,621,462	-	-	175,695,844
SAGINAW	5,228,571	457,807,914	7,736,830	1,170,596,350	-	-	1,641,369,665
ST CHARLES	23,972,934	8,801,704	259,983	73,924,939	-	-	106,959,560
SPAULDING	11,263,917	2,271,768	2,003,886	37,791,162	-	-	53,330,733
SWAN CREEK	5,482,062	3,158,500	3,200,446	103,871,816	-	-	115,712,824
TAYMOUTH	15,209,411	1,929,665	643,892	129,337,141	-	-	147,120,109
THOMAS	13,926,461	46,435,329	87,758,336	470,777,624	-	-	618,897,750
TITTABAWASSEE	17,309,829	55,436,238	4,491,620	388,872,886	-	-	466,110,573
ZILWAUKEE	494,337	876,830	845,374	2,341,735	-	-	4,558,276
CITY	Agriculture	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property
FRANKENMUTH	-	162,544,294	5,359,559	244,072,827	-	-	411,976,680
SAGINAW	67,234	96,969,316	27,770,001	389,562,939	-	-	514,369,490
ZILWAUKEE	82,300	2,781,355	9,733,978	30,129,087	-	-	42,726,720
VILLAGE	Agriculture	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property
BIRCH RUN	387,567	58,682,968	1,655,716	24,409,995	-	-	85,136,246
REESE	-	146,576	-	633,104	-	-	779,680
OAKLEY	815,844	2,385,490	137,800	4,263,681	-	-	7,602,815
CHESANING	803,099	15,166,027	12,984,485	48,033,570	-	-	76,987,181
MERRILL	88,039	1,936,757	3,002,300	12,722,332	-	-	17,749,428
ST CHARLES	176,001	8,010,887	1,060,059	39,556,105	-	-	48,803,052
TOTALS	465,442,731	1,236,491,394	231,402,536	4,483,605,404	-	-	6,416,942,065

Taxable Valuations - CONTINUED

(from L-4046)

AD VALOREM MINUS VETERAN EXEMPTIONS

TOWNSHIP	Personal Property	Total Real And Personal Property	PRE/Qual Forest & Ag	Commercial Personal Property	Industrial Personal Property	Non-PRE, Ag/FR PP excl C&I PP
ALBEE	4,157,256	88,228,835	74,527,272	150,900	-	13,550,663
BIRCH RUN	33,143,911	323,273,439	187,417,402	9,639,100	-	126,216,937
BLUMFIELD	16,594,505	133,877,055	102,795,090	1,641,843	3,663,900	25,776,222
BRADY	5,546,700	76,798,883	60,043,499	1,889,600	166,600	14,699,184
BRANT	5,254,304	77,582,081	65,556,322	139,300	-	11,886,459
BRIDGEPORT	35,176,700	301,529,443	173,118,892	8,386,300	2,736,100	117,288,151
BUENA VISTA	35,136,500	241,301,990	77,686,372	13,782,900	1,071,800	148,760,918
CARROLLTON	16,889,900	116,432,145	65,515,567	6,244,300	3,889,800	40,782,478
CHAPIN	1,743,300	31,468,053	27,071,919	-	-	4,396,134
CHESANING	16,747,600	195,706,873	132,768,614	7,888,800	-	55,049,459
FRANKENMUTH	6,706,900	141,467,234	121,024,146	299,500	11,400	20,132,188
FREMONT	4,413,400	98,789,133	86,861,739	647,600	-	11,279,794
JAMES	12,334,500	78,384,269	59,321,132	218,800	10,000	18,834,337
JONESFIELD	50,108,841	112,084,139	51,535,278	624,600	33,251,000	26,673,261
KOCHVILLE	32,642,600	244,480,075	72,361,375	19,205,600	2,373,400	150,539,700
LAKEFIELD	2,021,780	43,143,601	37,673,053	109,268	-	5,361,280
MAPLE GROVE	4,703,400	114,272,709	102,843,827	207,700	-	11,221,182
MARION	921,000	26,263,701	21,978,154	112,300	-	4,173,247
RICHLAND	42,753,700	218,449,544	153,859,396	2,716,800	1,246,600	60,626,748
SAGINAW	81,739,832	1,723,109,497	1,070,969,583	41,335,232	96,100	610,708,582
ST CHARLES	7,062,777	114,022,337	88,714,122	1,416,700	-	23,891,515
SPAULDING	9,478,600	62,809,333	43,216,642	401,500	-	19,191,191
SWAN CREEK	6,315,600	122,028,424	99,483,975	697,500	-	21,846,949
TAYMOUTH	18,971,400	166,091,509	131,587,277	1,150,600	295,300	33,058,332
THOMAS	59,916,600	678,814,350	446,843,083	7,382,900	5,759,600	218,828,767
TITABAWASSEE	33,944,400	500,054,973	374,634,290	3,629,100	701,300	121,090,283
ZILWAUKEE	2,232,200	6,790,476	2,353,600	133,600	-	4,303,276
CITY	Personal Property	Total Real And Personal Property	PRE/Qual Forest & Ag	Commercial Personal Property	Industrial Personal Property	Non-PRE, Ag/FR PP excl C&I PP
FRANKENMUTH	29,625,000	441,601,680	217,410,260	23,815,100	1,376,000	199,000,320
SAGINAW	120,877,700	635,247,190	257,348,730	30,609,500	674,500	346,614,460
ZILWAUKEE	20,952,800	63,679,520	25,745,031	1,369,600	1,028,300	35,536,589
VILLAGE	Personal Property	Total Real And Personal Property	PRE/Qual Forest & Ag	Commercial Personal Property	Industrial Personal Property	Non-PRE, Ag/FR PP excl C&I PP
BIRCH RUN	7,531,900	92,668,146	22,430,322	4,453,800	-	65,784,024
REESE	800	780,480	599,434	-	-	181,046
OAKLEY	518,500	8,121,315	3,905,646	5,000	-	4,210,669
CHESANING	10,451,500	87,438,681	41,848,538	7,230,400	-	38,359,743
MERRILL	951,900	18,701,328	10,604,186	154,500	-	7,942,642
ST CHARLES	2,379,600	51,182,652	33,842,085	516,000	-	16,824,567
TOTALS	697,160,906	7,114,102,971	4,406,520,611	184,476,943	57,323,400	2,465,782,017

2026 SAGINAW COUNTY

Current Year Disabled Veteran Exemptions (DVE)

AD VALOREM REAL AND PERSONAL

Disabled Veteran Exemptions (DVE) are filed throughout the year with the local assessor. Once approved for the exemption, the property is exempt from property taxes but is not exempt from special assessments.

Local Unit	Total Ad Valorem	DVE Value	Ad Valorem Minus DVE
TOWNSHIP	Taxable Value	Taxable Value	Taxable Value
ALBEE	88,978,602	749,767	88,228,835
BIRCH RUN	325,864,150	2,590,711	323,273,439
BLUMFIELD	135,446,380	1,569,325	133,877,055
BRADY	77,990,316	1,191,433	76,798,883
BRANT	79,706,777	2,124,696	77,582,081
BRIDGEPORT	305,567,180	4,037,737	301,529,443
BUENA VISTA	242,173,089	871,099	241,301,990
CARROLLTON	117,436,598	1,004,453	116,432,145
CHAPIN	31,815,761	347,708	31,468,053
CHESANING	197,626,855	1,919,982	195,706,873
FRANKENMUTH	142,240,683	773,449	141,467,234
FREMONT	101,293,581	2,504,448	98,789,133
JAMES	79,095,485	711,216	78,384,269
JONESFIELD	112,855,379	771,240	112,084,139
KOCHVILLE	245,365,377	885,302	244,480,075
LAKEFIELD	43,474,240	330,639	43,143,601
MAPLE GROVE	115,755,150	1,482,441	114,272,709
MARION	26,508,562	244,861	26,263,701
RICHLAND	220,648,059	2,198,515	218,449,544
SAGINAW CHARTER	1,745,245,644	22,136,147	1,723,109,497
ST CHARLES	115,799,318	1,776,981	114,022,337
SPAULDING	63,302,986	493,653	62,809,333
SWAN CREEK	123,202,969	1,174,545	122,028,424
TAYMOUTH	168,486,706	2,395,197	166,091,509
THOMAS	685,497,448	6,683,098	678,814,350
TITTABAWASSEE	506,513,612	6,458,639	500,054,973
ZILWAUKEE	6,790,476	-	6,790,476
CITY			
FRANKENMUTH	444,969,410	3,367,730	441,601,680
SAGINAW	639,602,891	4,355,701	635,247,190
ZILWAUKEE	64,369,052	689,532	63,679,520
VILLAGE			
BIRCH RUN	93,504,554	836,408	92,668,146
REESE	780,480	-	780,480
OAKLEY	8,121,315	-	8,121,315
CHESANING	87,885,658	446,977	87,438,681
MERRILL	19,026,366	325,038	18,701,328
ST CHARLES	52,157,622	974,970	51,182,652
Totals for County	7,189,253,684	75,150,713	7,114,102,971

2026 SAGINAW COUNTY

Captured Taxable Values - DDA/LDFA/TIFA

AD VALOREM

Governmental Unit	District	Millage Levy Information	Capture Notes	Current Taxable Value	Initial Base Value (subject to Land Bank)	Captured Value
BIRCH RUN TOWNSHIP	055 DDA	No Levy	(Real Only)	22,860,023	2,532,813	20,327,210
BIRCH RUN VILLAGE	060 DDA 1	No Levy		50,604,851	6,856,697	43,748,154
BIRCH RUN VILLAGE	061 DDA 2	No Levy	(County opted out)	18,580,440	11,012,830	7,567,610
BRIDGEPORT TOWNSHIP (Base changed due to OPRA parcel 04.01.25)	065 DDA	No Levy		60,964,342	26,171,120	34,621,055
BUENA VISTA TOWNSHIP	070 DDA	No Levy		63,355,431	22,762,715	40,592,716
CHESANING VILLAGE	075 DDA	No Levy		8,917,800	3,931,500	4,793,312
KOCHVILLE TOWNSHIP	080 DDA 1	Winter Levy		61,781,454	9,972,450	51,809,004
KOCHVILLE TOWNSHIP	081 DDA 2	Winter Levy	NON-Capture	64,005,711	54,962,152	
SAGINAW CHARTER TOWNSHIP - STATE ST COR IMP AUTH		No Levy		109,973,002	82,605,268	26,609,834
ST CHARLES VILLAGE	085 DDA	No Levy		10,328,692	3,415,002	6,913,690
THOMAS TOWNSHIP (Base value corrected on 04.01.24)	BASE 2014 DDA	Winter Levy		49,252,458	38,930,870	9,395,015
TITTABAWASSEE TOWNSHIP	090 DDA 1	No Levy		45,541,049	9,451,293	36,089,756
TITTABAWASSEE TOWNSHIP	091 DDA 2	No Levy	NON-Capture	21,002,799	36,686,162	
CITY OF FRANKENMUTH (Base value corrected on 01.19.23)	050 DDA	Summer Levy		132,376,329	39,525,100	92,821,940
CITY OF SAGINAW	DDA 2011	Summer Levy		75,546,812	74,052,380	1,494,432
Totals - All DDA Districts (Includes Non-Capture Districts)				795,091,193	422,868,352	376,783,728
Totals - County Positive Captured Districts Only				691,502,243	320,207,208	369,216,118

NOTE: Initial base values vary due to land bank parcels

Not all parcels are 100% in DDA District

IFT/CFT (Full Rate)

Governmental Unit	District	Millage Levy Information	Capture Notes	Current Taxable Value	Initial Base Value (subject to Land Bank)	Captured Value
BUENA VISTA TOWNSHIP	070 DDA	No Levy		-	995,340	-
ST CHARLES VILLAGE	085 DDA			-	234,700	-
CITY OF FRANKENMUTH	050 DDA	Summer Levy		-	94,600	-
Totals - All DDA Districts				-	1,324,640	-

IFT/CFT (Half Rate)

Governmental Unit	District	Millage Levy Information	Capture Notes	Current Taxable Value	Initial Base Value (subject to Land Bank)	Captured Value
BRIDGEPORT TOWNSHIP	065 DDA	No Levy		2,841,500	524,750	2,316,750
BUENA VISTA TOWNSHIP	070 DDA	No Levy		817,963	5,014,150	-
ST CHARLES VILLAGE	085 DDA	No Levy		-	172,000	-
CITY OF FRANKENMUTH *Base value corrected on 01.19.23	050 DDA	Summer Levy		2,275,999	1,846,400	429,599
CITY OF SAGINAW	DDA 2011	Summer Levy		-	1,750,786	-
Totals - All DDA Districts				5,935,462	9,308,086	2,746,349

2026 SAGINAW COUNTY
Captured Taxable Values - Brownfield

AD VALOREM

Governmental Unit	District	Initial Base Value	Taxable Value		TOTALS		
			Real	Personal	Total	Captured	Non Captured
MERRILL VILLAGE/JONESFIELD TWP	W SAGINAW ST	31,116	432,600		432,600	401,484	
TITTABAWASSEE TWP	FRANKENMUTH CREDIT UNION	180,431	345,124			164,693	
CITY OF SAGINAW	(ALL CITY SAGINAW DISTRICTS)	829,051	6,894,797	76,600	6,700,844	3,898,797	3,072,600
Totals		1,040,598	7,672,521	76,600	7,133,444	4,464,974	3,072,600

IFT (HALF RATE)

Governmental Unit	District	Initial Base Value	Taxable Value		TOTALS		
			Real	Personal	Total	Captured	Non Captured
CITY OF SAGINAW	(ALL CITY SAGINAW DISTRICTS)	-	-	-	-	-	-
Totals		-	-	-	-	-	-

OPRA

Governmental Unit	District	Initial Base Value	Taxable Value		TOTALS		
			Real	Personal	Total	Captured	Non Captured
CITY OF SAGINAW	(ALL CITY SAGINAW DISTRICTS)	129,341	141,271	0	129,341	19,854	109,487
Totals		129,341	141,271	-	129,341	19,854	109,487

2026 SAGINAW COUNTY
Captured Values - Renaissance Zones
2025 RENAISSANCE ZONES - FINAL SEV & TAXABLE VALUES

This was the 29th year for individuals, businesses, and property owners to qualify for tax savings under this program.
 The total Renaissance Zone value, value of those qualified, and percent qualified are as follows:

BY DISTRICT									
REAL	TOTAL IN ZONE			TOTAL QUALIFIED			% QUALIFIED		
	#	SEV	TAXABLE	#	SEV	TAXABLE	#	SEV	TAXABLE
DISTRICTS 1 - 5	EXPIRED AS OF 12-31-2014								
DISTRICT 6	EXPIRED AS OF 12-31-2015								
DISTRICTS 7 & 8	EXPIRED AS OF 12-31-2016								
DISTRICTS 9 & 10	EXPIRED AS OF 12-31-2017								
DISTRICT 11	EXPIRED AS OF 12-31-2022								
DISTRICT 12	EXPIRED AS OF 12-31-2020								
DISTRICT 13	EXPIRED AS OF 12-31-2020								
DISTRICT 14	EXPIRED AS OF 12-31-2020								
DISTRICT 15	EXPIRED AS OF 12-31-2020								
DISTRICT 16	25	5,159,700	4,901,878	25	5,159,700	4,901,878	100.00%	100.00%	100.00%
DISTRICT 17	EXPIRED AS OF 12-31-2020								
DISTRICT 18	EXPIRED AS OF 12-31-2020								
TOTAL REAL	25	5,159,700	4,901,878	25	5,159,700	4,901,878	100.00%	100.00%	100.00%

PERSONAL									
REAL	TOTAL IN ZONE			TOTAL QUALIFIED			% QUALIFIED		
	#	SEV	TAXABLE	#	SEV	TAXABLE	#	SEV	TAXABLE
DISTRICTS 1 - 5	EXPIRED AS OF 12-31-2014								
DISTRICT 6	EXPIRED AS OF 12-31-2015								
DISTRICTS 7 & 8	EXPIRED AS OF 12-31-2016								
DISTRICT 11	EXPIRED AS OF 12-31-2022								
DISTRICT 12	EXPIRED AS OF 12-31-2020								
DISTRICT 13	EXPIRED AS OF 12-31-2020								
DISTRICT 14	EXPIRED AS OF 12-31-2020								
DISTRICT 15	EXPIRED AS OF 12-31-2020								
DISTRICT 17	EXPIRED AS OF 12-31-2020								
DISTRICT 18	EXPIRED AS OF 12-31-2020								
TOTAL PERSONAL							100.00%	100.00%	100.00%
TOTALS BY DISTRICT	25	5,159,700	4,901,878	25	5,159,700	4,901,878	100.00%	100.00%	100.00%

BY CLASS									
REAL	TOTAL IN ZONE			TOTAL QUALIFIED			% QUALIFIED		
	#	SEV	TAXABLE	#	SEV	TAXABLE	#	SEV	TAXABLE
COMMERCIAL	1	847,700	692,252	1	847,700	692,252	100.00%	100.00%	100.00%
INDUSTRIAL							100.00%	100.00%	100.00%
RESIDENTIAL	24	4,312,000	4,209,626	24	4,312,000	4,209,626	100.00%	100.00%	100.00%
TOTAL REAL	25	5,159,700	4,901,878	25	5,159,700	4,901,878	100.00%	100.00%	100.00%

PERSONAL									
REAL	TOTAL IN ZONE			TOTAL QUALIFIED			% QUALIFIED		
	#	SEV	TAXABLE	#	SEV	TAXABLE	#	SEV	TAXABLE
COMMERCIAL							100.00%	100.00%	100.00%
INDUSTRIAL							100.00%	100.00%	100.00%
UTILITY							100.00%	100.00%	100.00%
TOTAL PERSONAL							100.00%	100.00%	100.00%
TOTALS BY CLASS	25	5,159,700	4,901,878	25	5,159,700	4,901,878	100.00%	100.00%	100.00%

AD VALOREM ONLY; EMPP values, SPECIAL ACTS & EXEMPT NOT INCLUDED

2026 SAGINAW COUNTY

Obsolete Property Rehabilitation Act Exemptions

OBSOLETE PROPERTY REHABILITATION - FROZEN

Roll Number	Owners Name	Location	Class	Certificate Number	Exp. Date	Amount Approved	MBOR Taxable Value
Bridgeport Charter Township, Bridgeport-Spaulling School District							
09-91-5-15-3016-001	BRIDGEPORT PROPERTIES GROUP LLC	6379 DIXIE HWY	201	3-23-0010	12/30/2028	5,800,000	288,750
City of Saginaw, City of Saginaw School District							
01 0596F00000	AHSRAT, T W	1315 N 5TH AVE	201	3-23-0003	12/30/2035	50,000	11,200
02 0287F00000	SSP ASSOCIATES INC	515 N WASHINGTON AVE	201	3-18-0008	12/30/2030	2,500,000	431,388
03 0106F00000	SVRC INDUSTRIES	203 S WASHINGTON AVE	201	3-16-0009	12/30/2028	19,000,000	217,108
03 0148F20000	JOHNSON, RITA R	110 N WASHINGTON AVE	201	3-14-0014	12/30/2026	150,000	31,736
07 0432F00000	FIFTH AVENUE LIMITED PARTNERSHIP	505 MILLARD ST	201	3-24-0027	12/30/2036	4,996,474	61,599
08 0917F01303	2230 EUCLID LLC	2230 EUCLID ST	201	3-18-0007	12/30/2030	262,092	66,339
13 0537F00000	FOODS LLC	3430 STATE ST	201	3-15-0013	12/30/2026	360,000	98,405
13 2849F00000	HOLMAN HOLDINGS 2 LLC	2138 N CAROLINA ST	201	3-22-0004	12/30/2034	936,000	3,500
16 0077F00000	HAMILTON STREET REAL ESTATE LLC	122 S HAMILTON ST	201	3-24-0011	12/30/2036	1,700,000	53,688
16 0082F00000	HALL COMMERCIAL PROPERTIES LLC	100 S HAMILTON ST	201	3-16-0014	12/30/2028	1,000,000	131,206
16 0083F00000	HALL COMMERCIAL PROPERTIES LLC	315 COURT ST	201	3-16-0017	12/30/2028	1,000,000	9,233
16 0084F00000	HALL COMMERCIAL PROPERTIES LLC	311 COURT ST	201	3-16-0016	12/30/2028	1,000,000	11,930
16 0184F00000	METRO MULTI PROP MGMT LLC	301 N HAMILTON ST	201	3-25-0014	12/30/2037	3,504,000	51,747
17 0036F00000	106 N MICHIGAN AVE LLC	413 ADAMS ST	201	3-18-0006	12/31/2028	980,000	109,487
17 0036F00300	106 N MICHIGAN AVE LLC	200 S MICHIGAN AVE	201	3-18-0006	12/31/2028	980,000	19,854
21 3084F00000	WALL DEN SAGINAW LLC	3424 E GENESEE AVE	201	3-23-0011	12/30/2035	1,750,000	189,000
Totals (Total includes Bridgeport & City of Saginaw)							1,786,170

OBSOLETE PROPERTY REHABILITATION - NEW

Roll Number	Owners Name	Location	Class	Certificate Number	Exp. Date	Amount Approved	MBOR Taxable Value
01 0596N00000	AHSRAT, T W	1315 N 5TH AVE	201	3-23-0003	12/30/2035	50,000	30,707
02 0287N00000	SSP ASSOCIATES INC	515 N WASHINGTON AVE	201	3-18-0008	12/30/2030	2,500,000	679,565
03 0106N00000	SVRC INDUSTRIES	203 S WASHINGTON AVE	201	3-16-0009	12/30/2028	19,000,000	484,949
03 0148N20000	JOHNSON, RITA R	110 N WASHINGTON AVE	201	3-14-0014	12/30/2026	150,000	65,933
07 0432N00000	FIFTH AVENUE LIMITED PARTNERSHIP	505 MILLARD ST	201	3-24-0027	12/30/2036	4,996,474	26,907
08 0917N01303	2230 EUCLID LLC	2230 EUCLID ST	201	3-18-0007	12/30/2030	262,092	131,866
16 0077N00000	HAMILTON STREET REAL ESTATE LLC	122 S HAMILTON ST	201	3-24-0011	12/30/2036	1,700,000	213,500
16 0082N00000	HALL COMMERCIAL PROPERTIES LLC	100 S HAMILTON ST	201	3-16-0014	12/30/2028	1,000,000	300,000
16 0083N00000	HALL COMMERCIAL PROPERTIES LLC	315 COURT ST	201	3-16-0017	12/30/2028	1,000,000	84,300
16 0084N00000	HALL COMMERCIAL PROPERTIES LLC	311 COURT ST	201	3-16-0016	12/30/2028	1,000,000	218,300
16 0184N00000	METRO MULTI PROP MGMT LLC	301 N HAMILTON ST	201	3-25-0014	12/30/2037	3,504,000	-
17 0036N00000	106 N MICHIGAN AVE LLC	413 ADAMS ST	201	3-18-0006	12/30/2028	980,000	-
17 0036N00300	106 N MICHIGAN AVE LLC	200 S MICHIGAN AVE	201	3-18-0006	12/30/2028	980,000	12,500
21 3084N00000	WALL DEN SAGINAW LLC	3424 E GENESEE AVE	201	3-23-0011	12/30/2035	1,750,000	-
Totals							2,248,527

OBSOLETE PROPERTY REHABILITATION - NEW (HALF RATE)

Roll Number	Owners Name	Location	Class	Certificate Number	Exp. Date	Amount Approved	MBOR Taxable Value
13 0537N00000	FOODS LLC	3430 STATE ST	201	3-15-0013	12/30/2026	360,000	181,265
13 2849N00000	HOLMAN HOLDINGS 2 LLC	2138 N CAROLINA ST	201	3-22-0004	12/30/2034	936,000	-
16 0184N00000	METRO MULTI PROP MGMT LLC	301 N HAMILTON ST	201	3-25-0014	12/30/2037	3,504,000	-
21 3084N00000	WALL DEN SAGINAW LLC	3424 E GENESEE AVE	201	3-23-0011	12/30/2035	1,750,000	-
Totals							181,265

From Saginaw City 2026 Assessing Division Statistics

2026 SAGINAW COUNTY

Personal Property Tax Relief in Distressed Communities Public Act 328 of 1998

PA Act 328 Personal Property Abatements

Assessing District	School Code	School District	Number of Cert.	Exempt Taxable Value Of Personal Property
BUENA VISTA TOWNSHIP	73012	SAGINAW CITY SD/SAG BV DEBT	1	100,942,200
THOMAS TOWNSHIP	73210	HEMLOCK PSD	1	59,557,400
CITY OF SAGINAW	73010	SAGINAW CITY SD	3	417,725,800
SAGINAW COUNTY TOTALS			5	578,225,400

2026 SAGINAW COUNTY

Department of Natural Resources Payment in Lieu of Taxes

DNR PILT

Assessing District	School District	Parcel Count	Assessed Value	Taxable Value
Townships				
BRANT	CHESANING USD	2	298,100	275,795
	ST CHARLES CSD	1	144,100	126,020
	<i>BRANT TOWNSHIP TOTAL>></i>	<i><<3>></i>	<i><<442,200>></i>	<i><<401,815>></i>
BUENA VISTA	SAGINAW CITY SD/SAG BV DEBT	3	503,700	145,469
CHAPIN	ASHLEY CSD	1	42,700	38,756
JAMES	SWAN VALLEY SD	11	8,131,700	2,092,008
KOCHVILLE	SAGINAW CITY SD	3	361,000	369,520
MARION	MERRILL CSD	23	1,517,900	1,559,634
ST CHARLES	ST CHARLES CSD	11	1,567,800	1,559,437
SPAULDING	BRIDGEPORT-SPAULDING CSD	1	24,000	24,644
SWAN CREEK	ST CHARLES CSD	13	8,178,000	2,351,276
	SWAN VALLEY SD	1	297,600	84,465
	<i>SWAN CREEK TOWNSHIP TOTAL>></i>	<i><<14>></i>	<i><<8,475,600>></i>	<i><<2,435,741>></i>
ZILWAUKEE	BAY CITY SD	19	4,279,300	2,144,613
Cities				
SAGINAW	SAGINAW CITY SD	6	700,200	817,405
SAGINAW COUNTY TOTAL		95	26,046,100	11,589,042

2026 SAGINAW COUNTY
Industrial Facilities Tax Exemptions
IFT - POST 1994 RATES (Half Rate)

Assessing District	School District	Real Cert.	Personal Cert.	Assessed Value			Taxable Value		
				Real	Personal	Total	Real	Personal	Total
Townships									
ALBEE									
BIRCH RUN									
BLUMFIELD									
BRADY									
BRANT									
BRIDGEPORT	BRIDGEPORT-SPAULDING CSD	7	1	3,140,600	3,700	3,144,300	3,140,600	3,700	3,144,300
BUENA VISTA	SAGINAW CITY SD/SAG BV DEBT	4	1	6,008,000	1,008,500	7,016,500	5,982,463	1,008,500	6,990,963
CARROLLTON	CARROLLTON SD	1	0	124,600	-	124,600	124,600	-	124,600
CHAPIN									
CHESANING									
FRANKENMUTH									
FREMONT									
JAMES									
JONESFIELD	MERRILL CSD	1	0	4,600,000	-	4,600,000	4,600,000	-	4,600,000
KOCHVILLE									
LAKEFIELD									
MAPLE GROVE									
MARION									
RICHLAND	HEMLOCK PSD	2	0	256,777,700	-	256,777,700	256,717,696	-	256,717,696
SAGINAW	SAGINAW TWP CSD	1	0	2,257,400	-	2,257,400	2,249,130	-	2,249,130
ST CHARLES									
SPAULDING									
SWAN CREEK									
TAYMOUTH	BIRCH RUN ASD								
THOMAS	HEMLOCK PSD	6	0	47,555,400	-	47,555,400	43,586,021	-	43,586,021
TITTABAWASSEE	FREELAND CSD	1	0	232,500	-	232,500	232,500	-	232,500
ZILWAUKEE									
CITIES									
FRANKENMUTH	FRANKENMUTH SD	7	0	2,530,100	-	2,530,100	2,509,399	-	2,509,399
SAGINAW	SAGINAW CITY SD	5	0	1,920,400	-	1,920,400	1,920,400	-	1,920,400
ZILWAUKEE	SAGINAW CITY SD	1	0	215,900	-	215,900	181,330	-	181,330
SAGINAW COUNTY TOTALS		36	2	325,362,600	1,012,200	326,374,800	321,244,139	1,012,200	322,256,339

IFT - FZN AdVal Rates PA 210 of 2005 (Full Rate)

- NONE -

2026 SAGINAW COUNTY

Commercial Rehabilitation Act

CRA - REHAB - PA 210 of 2005 (School Op, only)

Assessing District	School Code	School District	Number Of Cert.	Taxable Value
JONESFIELD	73230	MERRILL CSD	2	479,600
SWAN CREEK	73240	ST CHARLES CSD	1	39,700
FRANKENMUTH CITY	73190	FRANKENMUTH SD	1	479,085
SAGINAW CITY	73010	SAGINAW CITY SD	1	188,412
SAGINAW COUNTY TOTALS			5	1,186,797

CRA/CFT-FZN AdVal Rates PA210&PA255 (Full Rate, Frozen Values)

Assessing District	School Code	School District	Taxable Value
JONESFIELD	73230	MERRILL CSD	20,500
SWAN CREEK	73240	ST CHARLES CSD	14,439
FRANKENMUTH CITY	73190	FRANKENMUTH SD	210,300
SAGINAW COUNTY TOTALS			224,739

**2026 SAGINAW COUNTY
TOP TEN TAXPAYERS**

RANK	NAME	AD VALOREM		1/2 RATE IFT/CFT	PA 328	TOTAL	PRODUCT OR SERVICE
		SEV	TAXABLE				
1	HEMLOCK SEMICONDUCTOR OPERATIONS	83,247,300	82,461,336	27,761,934	433,879,500	530,221,803	POLYCRYSTALLINE SILICON
2	CONSUMERS ENERGY CO	388,480,800	379,726,717			379,726,717	ENERGY/POWER
3	SOLAR TECHNOLOGY LLC	-	-	256,269,000		128,134,500	REMEDIATION
4	NEXTEER AUTOMOTIVE CORPORATION	19,252,700	16,411,973		100,942,200	117,354,173	AUTOMOTIVE
5	MICHIGAN ELECTRIC TRANSMISSION CO	80,206,900	79,933,618			79,933,618	ENERGY/POWER
6	DTE ENERGY COMPANY	48,163,000	48,155,773			48,155,773	ENERGY/POWER
7	GENERAL MOTORS LLC	4,507,400	4,501,452		43,403,700	47,905,152	AUTOMOTIVE
8	FMUTH BAVARIAN INN MOTOR LODGE INC	26,344,800	26,198,636			26,198,636	HOTEL/ENTERTAINMENT
9	BIRCH RUN OUTLETS LLC	27,471,100	25,277,016			25,277,016	RETAIL STORES
10	FRANKENMUTH MUTUAL INS	23,579,600	20,930,260			20,930,260	INSURANCE

SAGINAW COUNTY EQUALIZATION DEPARTMENT			
<i>History Of State Equalized Value Change</i>			
Year	State Equalized Value	Amount Of Change	Percent Of Change
1972	\$ 1,184,768,297	\$ -	
1973	1,280,140,182	95,371,885	8.05%
1974	1,377,507,074	97,366,892	7.61%
1975	1,457,118,186	79,611,112	5.78%
1976	1,395,164,020	-61,954,166	-4.25%
1977	1,503,429,595	108,265,575	7.76%
1978	1,618,499,857	115,070,262	7.65%
1979	1,765,321,706	146,821,849	9.07%
1980	1,960,641,858	195,320,152	11.06%
1981	2,178,609,740	217,967,882	11.12%
1982	2,304,595,621	125,985,881	5.78%
1983	2,288,728,772	-15,866,849	-0.69%
1984	2,274,228,995	-14,499,777	-0.63%
1985	2,299,066,724	24,837,729	1.09%
1986	2,303,344,985	4,278,261	0.19%
1987	2,261,236,193	-42,108,792	-1.83%
1988	2,293,101,886	31,865,693	1.41%
1989	2,380,915,261	87,813,375	3.83%
1990	2,493,734,815	112,819,554	4.74%
1991	2,643,818,232	150,083,417	6.02%
1992	2,709,480,281	65,662,049	2.48%
1993	2,919,521,476	210,041,195	7.75%
1994	3,048,947,411	129,425,935	4.43%
*1995	3,193,843,496	144,896,085	4.75%
*1996	3,385,843,245	191,999,749	6.01%
*1997	3,650,646,003	264,802,758	7.82%
*1998	3,930,917,534	280,271,531	7.68%
*1999	4,132,426,188	201,508,654	5.13%
*2000	4,371,021,814	238,595,626	5.77%
*2001	4,676,385,585	305,363,771	6.99%
*2002	4,915,724,796	239,339,211	5.12%
*2003	5,142,939,503	227,214,707	4.62%
*2004	5,378,529,278	235,589,775	4.58%
*2005	5,574,910,583	196,381,305	3.65%
*2006	5,856,418,820	281,508,237	5.05%
*2007	5,981,826,799	125,407,979	2.14%
*2008	6,012,166,490	30,339,691	0.51%
*2009	5,805,424,251	-206,742,239	-3.44%
*2010	5,534,223,582	-271,200,669	-4.67%
*2011	5,405,339,014	-128,884,568	-2.33%
*2012	5,323,051,213	-82,287,801	-1.52%
*2013	5,327,073,210	4,021,997	0.08%
*2014	5,316,418,946	-10,654,264	-0.20%
*2015	5,385,819,037	69,400,091	1.31%
*2016	5,394,241,214	8,422,177	0.16%
*2017	5,561,208,122	166,966,908	3.10%
*2018	5,806,889,870	245,681,748	4.42%
*2019	6,032,126,824	225,236,954	3.88%
*2020	6,238,208,224	206,081,400	3.42%
*2021	6,489,961,684	251,753,460	4.04%
*2022	7,047,680,339	557,718,655	8.59%
*2023	7,852,956,298	805,275,959	11.43%
*2024	8,723,762,504	870,806,206	11.09%
*2025	9,307,688,464	583,925,960	6.69%
*2026	9,990,689,751	683,001,287	7.34%
<i>The Average Annual Overall Percent Of Increase From 1973 To 2026</i>			4.10%
<i>The Average Annual Overall Percent Of Increase From 1973 To 1994</i>			4.47%
<i>The Average Annual Overall Percent Of Increase From 1995 To 2026</i>			3.85%

*** Proposal A Was Enacted In The Year 1995**

SAGINAW COUNTY EQUALIZATION DEPARTMENT					
History Of Taxable Value Change					
Year	Taxable Value	Change	Change	SEV Ratio	
1972	\$ 1,184,768,297	\$ -		100.0%	
1973	1,280,140,182	95,371,885	8.05%	100.0%	
1974	1,377,507,074	97,366,892	7.61%	100.0%	
1975	1,457,118,186	79,611,112	5.78%	100.0%	
1976	1,395,164,020	-61,954,166	-4.25%	100.0%	
1977	1,503,429,595	108,265,575	7.76%	100.0%	
1978	1,618,499,857	115,070,262	7.65%	100.0%	
1979	1,765,321,706	146,821,849	9.07%	100.0%	
1980	1,960,641,858	195,320,152	11.06%	100.0%	
1981	2,178,609,740	217,967,882	11.12%	100.0%	
1982	2,304,595,621	125,985,881	5.78%	100.0%	
1983	2,288,728,772	-15,866,849	-0.69%	100.0%	
1984	2,274,228,995	-14,499,777	-0.63%	100.0%	
1985	2,299,066,724	24,837,729	1.09%	100.0%	
1986	2,303,344,985	4,278,261	0.19%	100.0%	
1987	2,261,236,193	-42,108,792	-1.83%	100.0%	
1988	2,293,101,886	31,865,693	1.41%	100.0%	
1989	2,380,915,261	87,813,375	3.83%	100.0%	
1990	2,493,734,815	112,819,554	4.74%	100.0%	
1991	2,643,818,232	150,083,417	6.02%	100.0%	
1992	2,709,480,281	65,662,049	2.48%	100.0%	
1993	2,919,521,476	210,041,195	7.75%	100.0%	
1994	3,048,947,411	129,425,935	4.43%	100.0%	
*1995	1.026	3,165,205,620	116,258,209	3.81%	99.1%
*1996	1.028	3,305,719,429	140,513,809	4.44%	97.6%
*1997	1.028	3,463,974,765	158,255,336	4.79%	94.9%
*1998	1.027	3,672,366,453	208,391,688	6.02%	93.4%
*1999	1.016	3,784,728,675	112,362,222	3.06%	91.6%
*2000	1.019	3,937,401,156	152,672,481	4.03%	90.1%
*2001	1.032	4,153,726,001	216,324,845	5.49%	88.8%
*2002	1.032	4,322,946,511	169,220,510	4.07%	87.9%
*2003	1.015	4,455,116,564	132,170,053	3.06%	86.6%
*2004	1.023	4,621,922,499	166,805,935	3.74%	85.9%
*2005	1.023	4,803,152,053	181,229,554	3.92%	86.2%
*2006	1.033	5,040,003,270	236,851,217	4.93%	86.1%
*2007	1.037	5,221,395,895	181,392,625	3.60%	87.3%
*2008	1.023	5,308,907,678	87,511,783	1.68%	88.3%
*2009	1.044	5,312,331,940	3,424,262	0.06%	91.5%
*2010	0.997	5,096,742,933	(215,589,007)	-4.06%	92.1%
*2011	1.017	5,027,452,131	(69,290,802)	-1.36%	93.0%
*2012	1.027	4,984,974,977	(42,477,154)	-0.84%	93.6%
*2013	1.024	4,959,509,474	(25,465,503)	-0.51%	93.1%
*2014	1.016	4,903,536,127	(55,973,347)	-1.13%	92.2%
*2015	1.016	4,926,248,765	22,712,638	0.46%	91.5%
*2016	1.003	4,826,503,874	(99,744,891)	-2.02%	89.5%
*2017	1.009	4,889,462,255	62,958,381	1.30%	87.9%
*2018	1.021	5,036,787,859	147,325,604	3.01%	86.7%
*2019	1.024	5,189,864,346	153,076,487	3.04%	86.0%
*2020	1.019	5,327,955,573	138,091,227	2.66%	85.4%
*2021	1.014	5,461,236,687	133,281,114	2.50%	84.1%
*2022	1.033	5,763,700,389	302,463,702	5.54%	81.8%
*2023	1.050	6,170,974,231	407,273,842	7.07%	78.6%
*2024	1.050	6,602,674,758	431,700,527	7.00%	75.7%
*2025	1.031	6,902,274,807	299,600,049	4.54%	74.2%
*2026	1.027	7,114,102,971	211,828,164	3.07%	71.2%
The Average Annual Overall Percent Of Increase From 1973 To 2026			3.43%	83.7%	
The Average Annual Overall Percent Of Increase From 1973 To 1994			4.47%	100.0%	
The Average Annual Overall Percent Of Increase From 1995 To 2026			2.72%	70.6%	

* Proposal A Was Enacted In The Year 1995