

2016 EQUALIZATION REPORT



L. Brooks Patterson
Oakland County Executive



**L. BROOKS PATTERSON
OAKLAND COUNTY EXECUTIVE**

**2016 EQUALIZATION
OAKLAND COUNTY, MICHIGAN**

Prepared By
**DEPARTMENT OF MANAGEMENT AND BUDGET
LAURIE VAN PELT, Director**

**EQUALIZATION DIVISION
DAVID HIEBER, Manager**

Under the direction of the Finance Committee of the Board of Commissioners

**THOMAS MIDDLETON
Chairperson**

**EILEEN T. KOWALL
Majority Vice Chairperson**

**DAVE WOODWARD
Minority Vice Chairperson**

CHRISTINE LONG

HUGH D. CRAWFORD

SHELLEY GOODMAN TAUB

NANCY L. QUARLES

HELAINÉ ZACK

WADE FLEMING

TABLE OF CONTENTS

Recommendation as to Equalized Value from Manager of Equalization	1
Recommended County Equalized Valuations	2
Board of Commissioners Resolution	3
Oakland County Board of Commissioners and District Map	4-5
State Equalized Value versus Taxable Value Graph	6
Distribution of Total Equalized and Taxable Value Chart	7
Distribution of Equalized Value Chart	8
Distribution of Taxable Value Chart	9
Comparison of Assessed and Taxable Values	10-12
Historical Comparison of Equalized Values	13
Historical Comparison of Taxable Values	14
Analysis of Equalized Value County Summary	15-17
2016 Distribution of Assessed, Equalized, and Taxable Value by Townships	18-19
2016 Distribution of Assessed, Equalized, and Taxable Value by Cities	20-21
2016 Analysis by Class of Real Property Values	22-31
2016 Analysis by Class of Personal Property Values	32-41
2016 Equalization Factors by Class	42-43
Oakland County Village Information	44
2016 Analysis by Class of Real and Personal Property Valuations by Villages	45-48
2016 Distribution of Value for Industrial facility, Obsolete Property, Commercial Rehabilitation and DNR ...	49

April 21, 2016

Board of Commissioners
Oakland County
1200 N. Telegraph
Pontiac, MI 48341

Chairperson, Ladies and Gentlemen;

Please accept the attached report and resolution to fulfill the requirements for County Equalization. In summary, the report details changes in Equalized and Taxable values for Oakland County.

The recommended total 2016 Equalized value is \$65,084,851,114 a 7.04 % increase. The resulting Taxable value is \$52,786,202,473 a 1.72 % increase.

If you have any questions, please feel free to contact me.

Sincerely,



DAVID HIEBER, Manager
Oakland County Equalization

CERTIFICATION OF RECOMMENDED COUNTY EQUALIZED VALUATIONS BY EQUALIZATION DIRECTOR

This form is issued under the authority of MCL 211.148. Filing is mandatory.

TO: State Tax Commission
FROM: Equalization Director of OAKLAND County
RE: State Assessor Certification of Preparer of the required Recommended County Equalized Valuations for OAKLAND County for year 2016.

The Recommended County Equalized Valuations for the above referenced county and year were prepared under my direct supervision and control in my role as Equalization Director.

I am certified as an assessor at the level required for the county by Michigan Compiled Laws 211.10d and the rules of the State Tax Commission.

The State Tax Commission requires a Level IV State Assessor Certification for this county.

I am certified as a Level IV State Certified Assessing Officer by the State Tax Commission.

The following are my total Recommended County Equalized Valuations for each separately equalized class of property in OAKLAND County:

Agricultural	<u>67,420,325</u>	Timber-Cutover	<u>0</u>
Commercial	<u>9,867,734,909</u>	Developmental	<u>0</u>
Industrial	<u>1,806,943,546</u>	Total Real Property	<u>61,675,751,998</u>
Residential	<u>49,933,653,218</u>	Personal Property	<u>3,409,099,116</u>
		Total Real and Personal Property	<u>65,084,851,114</u>

Please mail this form to the address below within fifteen days of submission of the Recommended County Equalized Valuations to the County Board of Commissioners.

Michigan Department of Treasury
Assessment and Certification Division
Local Assessment Review
P.O. Box 30790
Lansing, Michigan 48909

Signature of Equalization Director



Date

April 21, 2016

MISCELLANEOUS RESOLUTION #

April 21, 2016

BY: Finance Committee, Thomas Middleton, Chairperson

IN RE: DEPARTMENT OF MANAGEMENT & BUDGET - 2016 EQUALIZATION REPORT

To the Oakland County Board of Commissioners

Chairperson, Ladies and Gentlemen:

WHEREAS the staff of the Equalization Division of the Department of Management & Budget has examined the assessment rolls of the several townships and cities within Oakland County to ascertain whether the real and personal property in the respective townships and cities has been equally and uniformly assessed at 50% of true cash value; and

WHEREAS the Finance Committee in accordance with Rule XI.A (8) of the Board of Commissioners adopted on January 14, 2015, has reviewed the findings and recommendations of the Equalization Manager, acting as the Equalization Director, and conducted hearings to provide for local intervention into the equalization process; and

WHEREAS based on its findings, the Manager of the Equalization Division has presented to the Finance Committee the recommended 2016 equalization value which adds to or deducts from the valuation of the property in the several townships and cities an amount as, in its judgement, will produce a sum which represents the true cash value thereof; and

WHEREAS the Equalization Factors listed on the attached report is the result of the foregoing process and are for information purposes only.

NOW THEREFORE BE IT RESOLVED that the Oakland County Board of Commissioners adopts the 2016 equalization and authorizes its certification by the Chairperson of the Board and further that it be entered on the County records and delivered to the appropriate official of the proper township or city.

Chairperson, on behalf on the Finance Committee, I move the adoption of the foregoing resolution.

FINANCE COMMITTEE

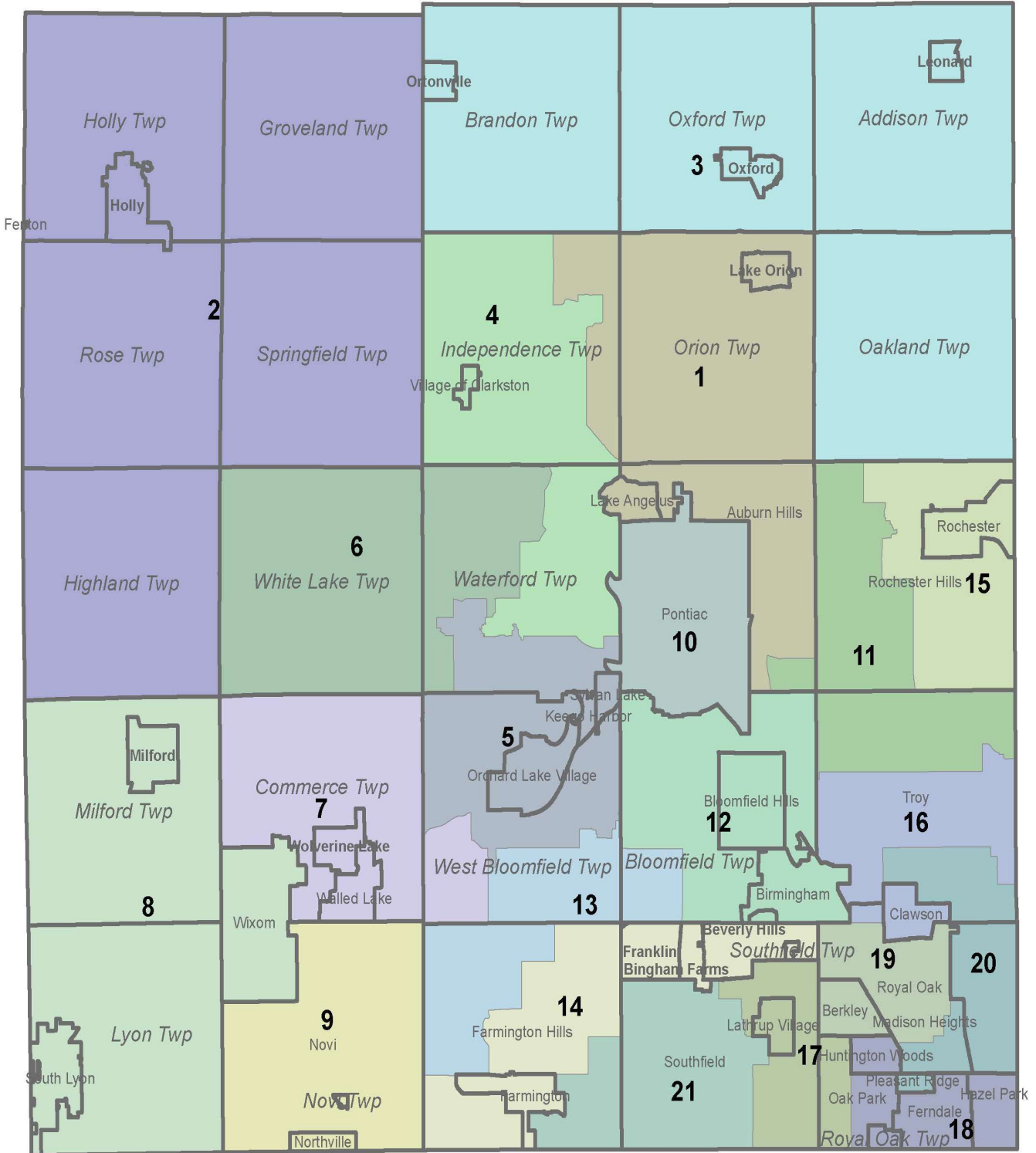
OAKLAND COUNTY BOARD OF COMMISSIONERS

District 1:	Michael J. Gingell
District 2:	Robert Hoffman
District 3:	Michael Spisz
District 4:	Thomas Middleton*
District 5:	John A. Scott
District 6:	Eileen T. Kowall*
District 7:	Christine Long*
District 8:	Philip J. Weipert
District 9:	Hugh D. Crawford*
District 10:	David E.S. Bowman
District 11:	Robert Gosselin
District 12:	Shelley Goodman Taub*
District 13:	Marcia Gershenson
District 14:	William Dwyer
District 15:	Adam L. Kochenderfer
District 16:	Wade Fleming*
District 17:	Nancy L. Quarles*
District 18:	Helaine Zack*
District 19:	Dave Woodward*
District 20:	Gary R. McGillivray
District 21	Janet Jackson

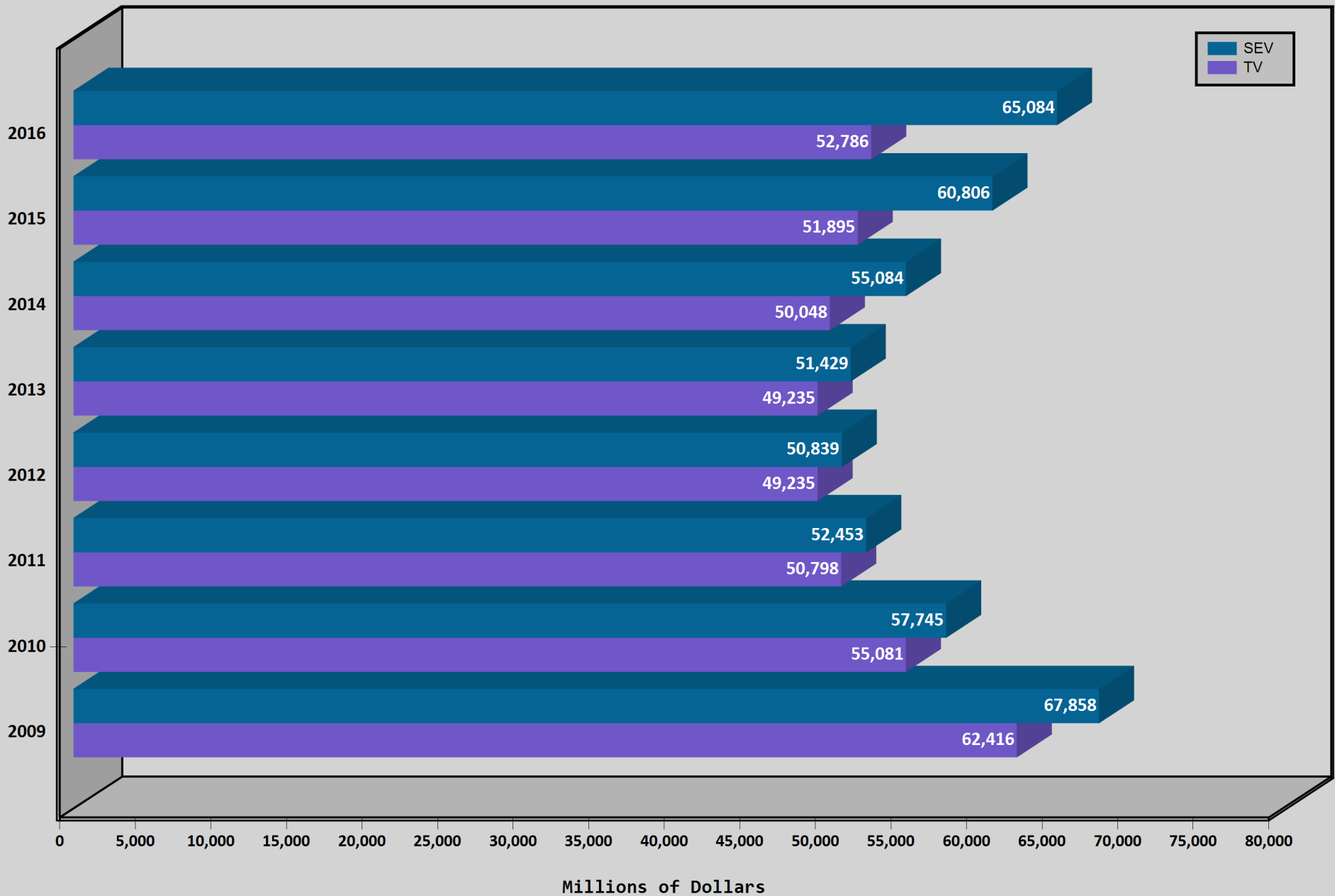
*Finance Committee Members

Oakland County

Board of Commissioners Districts

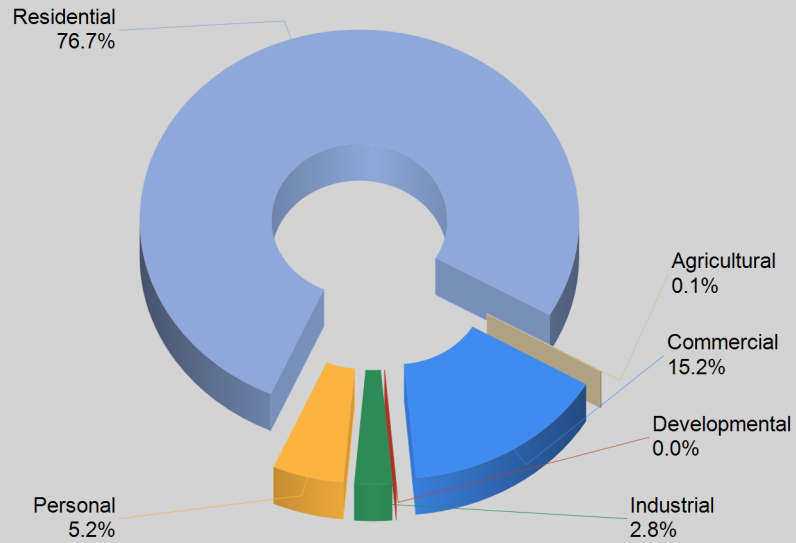


2016 STATE EQUALIZED VALUES VS. TAXABLE VALUES

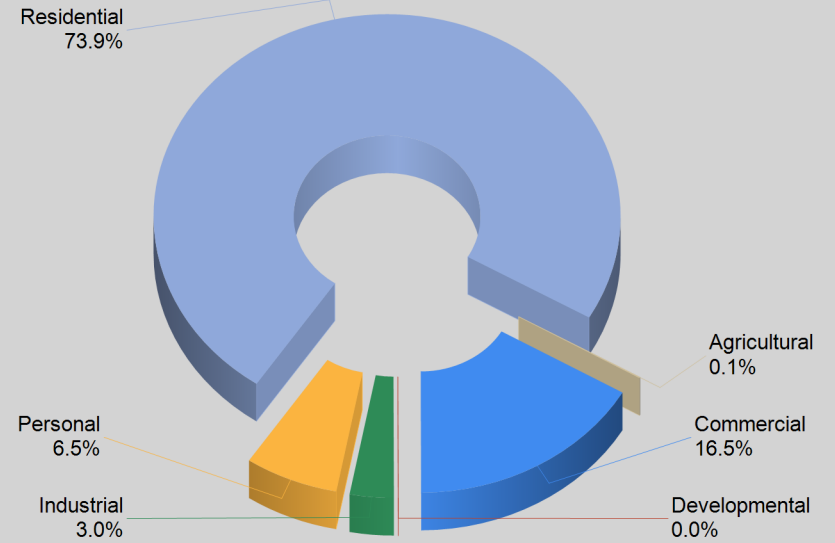


2016 TOTAL STATE EQUALIZED & TAXABLE VALUES

2016 TOTAL STATE EQUALIZED VALUE
65,084,851,114

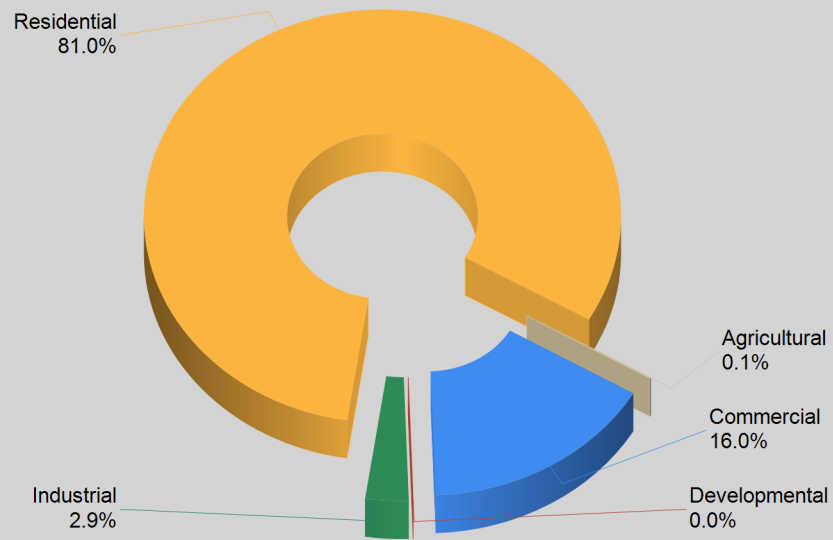


2016 TOTAL TAXABLE VALUE
52,786,202,473

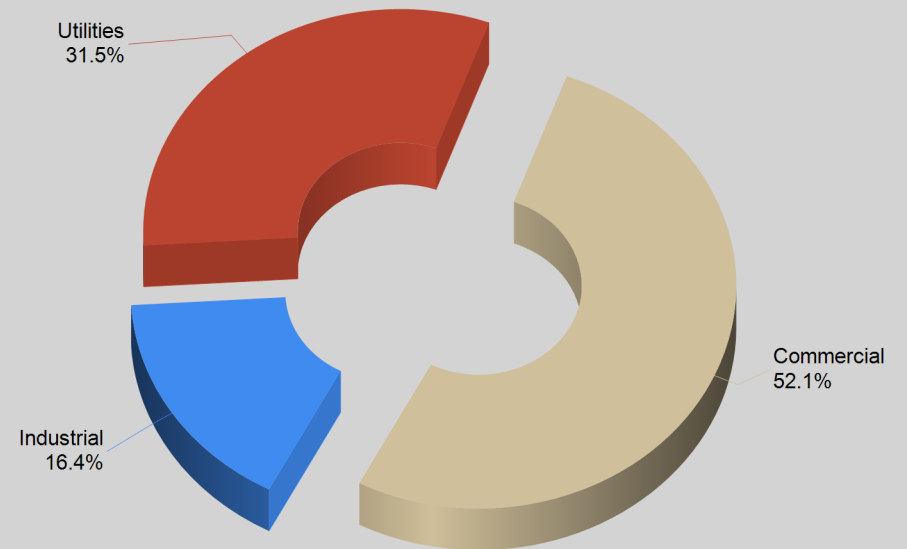


2016 TOTAL REAL & PERSONAL PROPERTY STATE EQUALIZED VALUES

2016 REAL PROPERTY STATE EQUALIZED VALUE
61,675,751,998 94.76%

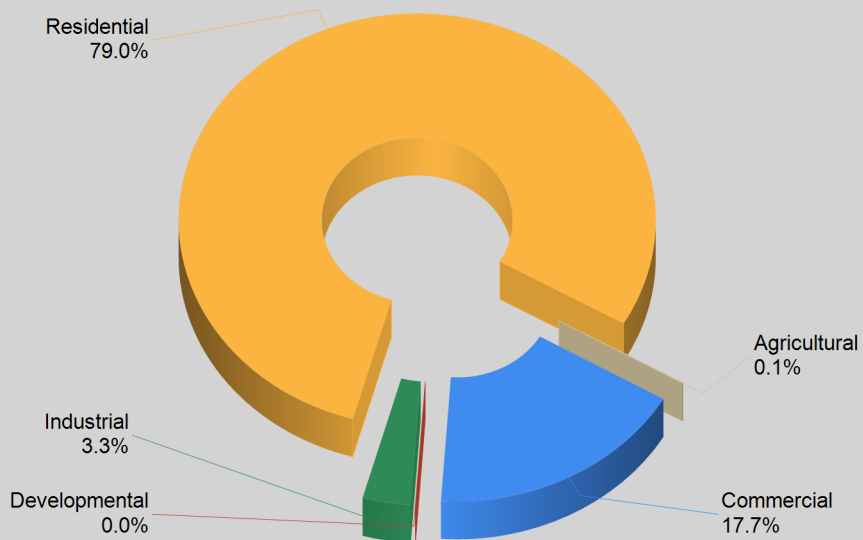


2016 PERSONAL PROPERTY STATE EQUALIZED VALUE
3,409,099,116 5.24%

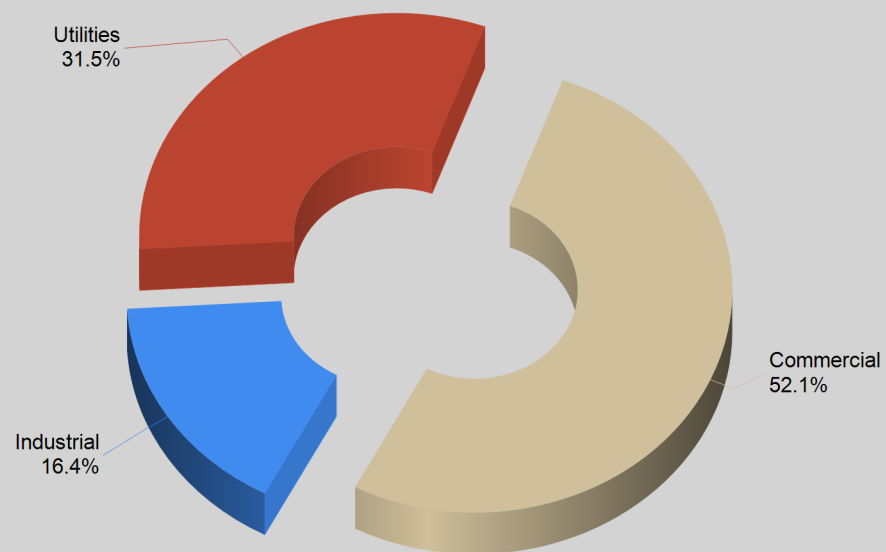


2016 TOTAL REAL & PERSONAL PROPERTY TAXABLE VALUES

2016 REAL PROPERTY TAXABLE VALUE
 49,378,249,227 93.54%



2016 PERSONAL PROPERTY TAXABLE VALUE
 3,407,953,246 6.46%



2016 COMPARISON OF ASSESSED AND TAXABLE VALUES



	2015 ASSESSED	2016 ASSESSED	% CHANGE ASSESSED	2015 TAXABLE	2016 TAXABLE	% CHANGE TAXABLE
TOWNSHIPS						
ADDISON	402,395,250	422,821,073	5.08 %	323,403,350	328,764,471	1.66 %
BLOOMFIELD	4,144,531,220	4,497,242,280	8.51 %	3,364,207,210	3,470,928,740	3.17 %
BRANDON	568,493,710	622,723,860	9.54 %	488,662,330	507,368,890	3.83 %
COMMERCE	2,169,654,920	2,324,226,550	7.12 %	1,809,878,400	1,853,352,400	2.40 %
GROVELAND	242,942,230	262,306,420	7.97 %	201,020,550	205,027,630	1.99 %
HIGHLAND	812,075,510	881,564,190	8.56 %	689,300,090	705,794,200	2.39 %
HOLLY	312,855,540	339,981,600	8.67 %	268,287,990	274,191,300	2.20 %
INDEPENDENCE	1,733,467,600	1,832,700,050	5.72 %	1,423,262,920	1,457,835,373	2.43 %
LYON	1,075,540,020	1,234,621,340	14.79 %	918,028,460	1,007,537,770	9.75 %
MILFORD	989,082,800	1,034,741,620	4.62 %	833,582,160	830,250,130	-0.40 %
NOVI	9,422,210	9,988,860	6.01 %	8,173,080	8,220,430	0.58 %
OAKLAND	1,419,553,130	1,520,935,960	7.14 %	1,188,873,260	1,241,933,240	4.46 %
ORION	1,713,421,710	1,874,626,510	9.41 %	1,449,068,560	1,503,082,830	3.73 %
OXFORD	921,362,300	964,211,190	4.65 %	774,323,680	776,364,440	0.26 %
ROSE	289,370,810	313,889,700	8.47 %	237,545,780	243,385,380	2.46 %
ROYAL OAK	34,167,660	32,916,220	-3.66 %	32,530,680	30,338,120	-6.74 %
SOUTHFIELD	1,222,817,450	1,316,012,070	7.62 %	987,082,290	1,011,095,790	2.43 %
SPRINGFIELD	687,724,900	746,094,300	8.49 %	593,524,240	609,870,980	2.75 %
WATERFORD	2,275,170,576	2,499,989,886	9.88 %	1,944,404,216	1,982,165,446	1.94 %
WEST BLOOMFIELD	3,770,107,300	4,054,034,100	7.53 %	3,276,017,500	3,333,230,100	1.75 %
WHITE LAKE	1,180,823,940	1,308,702,930	10.83 %	993,585,430	1,020,871,280	2.75 %
TOTAL TOWNSHIPS	25,974,980,786	28,094,330,709	8.16 %	21,804,762,176	22,401,608,940	2.74 %
CITIES						
AUBURN HILLS	1,722,551,940	1,704,322,880	-1.06 %	1,627,167,460	1,508,920,380	-7.27 %
BERKLEY	591,165,960	634,050,220	7.25 %	494,027,840	508,946,490	3.02 %
BIRMINGHAM	2,496,158,200	2,752,870,530	10.28 %	2,001,037,050	2,110,188,780	5.45 %
BLOOMFIELD HILLS	936,789,280	987,133,160	5.37 %	766,373,340	791,127,310	3.23 %
CLARKSTON VILLAGE	43,690,460	48,024,980	9.92 %	38,927,220	39,427,100	1.28 %
CLAWSON	389,286,620	423,351,040	8.75 %	323,780,010	330,387,770	2.04 %
FARMINGTON	348,069,520	375,090,250	7.76 %	311,109,170	313,625,530	0.81 %
FARMINGTON HILLS	3,553,579,500	3,751,907,580	5.58 %	3,128,358,530	3,127,065,020	-0.04 %
FENTON	397,600	1,000,000	151.51 %	377,320	916,640	142.93 %
FERNDALE	616,252,030	690,355,100	12.02 %	514,217,830	534,548,520	3.95 %
HAZEL PARK	179,283,920	195,351,190	8.96 %	168,648,450	169,554,010	0.54 %
HUNTINGTON WOODS	413,995,100	454,052,670	9.68 %	321,468,780	330,782,340	2.90 %
KEEGO HARBOR	98,030,410	108,805,870	10.99 %	82,554,690	85,068,990	3.05 %
LAKE ANGELUS	88,066,850	94,182,470	6.94 %	69,557,680	71,228,660	2.40 %
LATHRUP VILLAGE	140,183,710	157,381,840	12.27 %	120,560,080	122,079,080	1.26 %
MADISON HEIGHTS	855,731,870	907,622,130	6.06 %	780,225,700	763,320,030	-2.17 %
NORTHVILLE	187,162,338	199,474,910	6.58 %	148,900,716	152,991,818	2.75 %
NOVI	3,704,488,760	3,952,090,850	6.68 %	3,205,569,930	3,298,149,850	2.89 %
OAK PARK	472,689,950	518,687,520	9.73 %	436,294,700	440,172,910	0.89 %
ORCHARD LAKE	418,562,510	455,131,300	8.74 %	343,922,900	351,238,900	2.13 %
PLEASANT RIDGE	174,841,950	191,964,620	9.79 %	137,265,570	141,727,410	3.25 %
PONTIAC	740,671,720	757,414,310	2.26 %	680,032,000	662,679,370	-2.55 %
ROCHESTER	787,041,910	836,474,880	6.28 %	675,440,470	679,377,720	0.58 %
ROCHESTER HILLS	3,685,978,280	3,946,392,170	7.06 %	3,182,148,130	3,225,294,400	1.36 %
ROYAL OAK	2,693,722,050	2,853,811,830	5.94 %	2,358,343,090	2,435,802,290	3.28 %
SOUTHFIELD	2,739,143,020	2,835,448,725	3.52 %	2,417,356,855	2,400,338,435	-0.70 %
SOUTH LYON	383,452,570	416,230,390	8.55 %	325,002,040	329,152,650	1.28 %
SYLVAN LAKE	106,899,060	115,145,950	7.71 %	83,045,160	84,628,350	1.91 %
TROY	5,313,611,700	5,626,878,870	5.90 %	4,504,785,190	4,540,034,370	0.78 %
WALLED LAKE	217,604,780	238,788,310	9.73 %	180,836,670	183,013,800	1.20 %
WIXOM	732,019,420	761,083,860	3.97 %	663,244,690	652,804,610	-1.57 %
TOTAL CITIES	34,831,122,988	36,990,520,405	6.20 %	30,090,579,261	30,384,593,533	0.98 %
TOTAL COUNTY	60,806,103,774	65,084,851,114	7.04 %	51,895,341,437	52,786,202,473	1.72 %

* County Equalization Factor (See Page 22 for detail).

2016 COMPARISON OF ASSESSED AND TAXABLE VALUES REAL PROPERTY



	2015 ASSESSED	2016 ASSESSED	% CHANGE ASSESSED	2015 TAXABLE	2016 TAXABLE	% CHANGE TAXABLE
TOWNSHIPS						
ADDISON	360,760,250	382,552,743	6.04 %	282,159,590	289,095,891	2.46 %
BLOOMFIELD	4,067,802,760	4,415,066,190	8.54 %	3,287,478,750	3,388,752,650	3.08 %
BRANDON	518,558,910	563,890,520	8.74 %	438,727,530	448,535,550	2.24 %
COMMERCE	2,069,334,910	2,230,560,450	7.79 %	1,709,558,390	1,759,686,300	2.93 %
GROVELAND	220,071,210	240,175,290	9.14 %	178,190,930	182,997,650	2.70 %
HIGHLAND	780,563,020	851,750,060	9.12 %	657,776,190	675,965,770	2.77 %
HOLLY	296,149,830	323,133,960	9.11 %	251,516,350	257,277,300	2.29 %
INDEPENDENCE	1,667,028,600	1,769,535,000	6.15 %	1,356,823,920	1,394,670,323	2.79 %
LYON	994,034,610	1,154,512,950	16.14 %	836,523,050	927,429,380	10.87 %
MILFORD	882,498,990	952,718,910	7.96 %	726,998,350	748,227,420	2.92 %
NOVI	9,241,700	9,816,860	6.22 %	7,992,570	8,048,430	0.70 %
OAKLAND	1,382,553,120	1,485,851,750	7.47 %	1,151,873,250	1,206,849,030	4.77 %
ORION	1,602,063,810	1,769,733,610	10.47 %	1,337,705,280	1,398,181,700	4.52 %
OXFORD	828,229,920	899,696,600	8.63 %	681,191,300	712,000,020	4.52 %
ROSE	251,873,180	275,945,940	9.56 %	200,220,850	205,738,500	2.76 %
ROYAL OAK	27,655,880	27,923,900	0.97 %	26,018,900	25,345,800	-2.59 %
SOUTHFIELD	1,197,295,630	1,291,421,920	7.86 %	961,564,240	986,505,640	2.59 %
SPRINGFIELD	631,103,800	689,494,600	9.25 %	536,903,140	553,271,280	3.05 %
WATERFORD	2,201,792,600	2,424,590,610	10.12 %	1,871,026,240	1,906,766,170	1.91 %
WEST BLOOMFIELD	3,704,047,640	3,987,968,310	7.67 %	3,209,957,840	3,267,164,310	1.78 %
WHITE LAKE	1,142,724,970	1,269,271,610	11.07 %	955,486,460	981,439,960	2.72 %
TOTAL TOWNSHIPS	24,835,385,340	27,015,611,783	8.78 %	20,665,693,120	21,323,949,074	3.19 %
CITIES						
AUBURN HILLS	1,321,032,080	1,442,217,450	9.17 %	1,225,632,600	1,246,814,950	1.73 %
BERKLEY	578,539,600	621,798,340	7.48 %	481,401,480	496,694,610	3.18 %
BIRMINGHAM	2,435,848,740	2,689,646,670	10.42 %	1,940,727,590	2,046,964,920	5.47 %
BLOOMFIELD HILLS	914,127,250	963,616,060	5.41 %	743,711,310	767,610,210	3.21 %
CLARKSTON VILLAGE	41,848,170	46,172,490	10.33 %	37,084,930	37,574,610	1.32 %
CRAWFORD	376,017,700	411,994,470	9.57 %	310,518,190	319,038,200	2.74 %
FARMINGTON	332,414,650	360,892,420	8.57 %	295,454,300	299,427,700	1.34 %
FARMINGTON HILLS	3,308,064,090	3,548,608,550	7.27 %	2,882,842,550	2,923,765,240	1.42 %
FENTON	392,200	984,700	151.07 %	371,920	901,340	142.35 %
FERNDALE	573,996,420	648,409,190	12.96 %	471,962,220	492,602,610	4.37 %
HAZEL PARK	164,685,270	180,964,920	9.89 %	154,049,380	155,186,080	0.74 %
HUNTINGTON WOODS	409,797,890	449,733,810	9.75 %	317,271,570	326,463,480	2.90 %
KEEGO HARBOR	95,127,770	105,791,880	11.21 %	79,652,050	82,055,000	3.02 %
LAKE ANGELUS	87,509,160	93,583,770	6.94 %	68,999,990	70,629,960	2.36 %
LATHRUP VILLAGE	135,884,700	152,848,010	12.48 %	116,269,150	117,553,210	1.10 %
MADISON HEIGHTS	721,692,200	805,090,710	11.56 %	646,197,180	660,813,910	2.26 %
NORTHVILLE	185,607,090	197,808,300	6.57 %	147,345,468	151,325,208	2.70 %
NOVI	3,464,652,020	3,714,798,020	7.22 %	2,965,733,190	3,060,857,020	3.21 %
OAK PARK	440,648,140	488,148,060	10.78 %	404,239,710	409,607,560	1.33 %
ORCHARD LAKE	414,050,220	450,159,910	8.72 %	339,410,610	346,267,510	2.02 %
PLEASANT RIDGE	171,421,930	189,097,190	10.31 %	133,845,550	138,859,980	3.75 %
PONTIAC	612,177,440	652,990,270	6.67 %	551,537,720	558,255,330	1.22 %
ROCHESTER	750,142,210	815,657,930	8.73 %	638,540,770	658,560,770	3.14 %
ROCHESTER HILLS	3,491,431,310	3,781,917,670	8.32 %	2,987,601,160	3,060,819,900	2.45 %
ROYAL OAK	2,551,297,800	2,730,208,790	7.01 %	2,215,974,480	2,312,254,100	4.34 %
SOUTHFIELD	2,364,896,300	2,481,509,745	4.93 %	2,043,110,135	2,046,399,455	0.16 %
SOUTH LYON	367,399,900	403,792,640	9.91 %	308,949,370	316,714,900	2.51 %
SYLVAN LAKE	104,152,000	112,572,320	8.08 %	80,298,100	82,054,720	2.19 %
TROY	4,876,381,080	5,244,907,820	7.56 %	4,067,554,570	4,158,063,320	2.23 %
WALLED LAKE	204,724,520	226,722,440	10.75 %	167,956,410	170,947,930	1.78 %
WIXOM	591,975,810	647,495,670	9.38 %	523,201,080	539,216,420	3.06 %
TOTAL CITIES	32,087,935,660	34,660,140,215	8.02 %	27,347,444,733	28,054,300,153	2.58 %
TOTAL COUNTY	56,923,321,000	61,675,751,998	8.35 %	48,013,137,853	49,378,249,227	2.84 %

*

* County Equalization Factor (See Page 22 for detail).

2016 COMPARISON OF ASSESSED AND TAXABLE VALUES PERSONAL PROPERTY



	2015 ASSESSED	2016 ASSESSED	% CHANGE ASSESSED	2015 TAXABLE	2016 TAXABLE	% CHANGE TAXABLE
TOWNSHIPS						
ADDISON	41,635,000	40,268,330	-3.28 %	41,243,760	39,668,580	-3.82 %
BLOOMFIELD	76,728,460	82,176,090	7.10 %	76,728,460	82,176,090	7.10 %
BRANDON	49,934,800	58,833,340	17.82 %	49,934,800	58,833,340	17.82 %
COMMERCE	100,320,010	93,666,100	-6.63 %	100,320,010	93,666,100	-6.63 %
GROVELAND	22,871,020	22,131,130	-3.24 %	22,829,620	22,029,980	-3.50 %
HIGHLAND	31,512,490	29,814,130	-5.39 %	31,523,900	29,828,430	-5.38 %
HOLLY	16,705,710	16,847,640	0.85 %	16,771,640	16,914,000	0.85 %
INDEPENDENCE	66,439,000	63,165,050	-4.93 %	66,439,000	63,165,050	-4.93 %
LYON	81,505,410	80,108,390	-1.71 %	81,505,410	80,108,390	-1.71 %
MILFORD	106,583,810	82,022,710	-23.04 %	106,583,810	82,022,710	-23.04 %
NOVI	180,510	172,000	-4.71 %	180,510	172,000	-4.71 %
OAKLAND	37,000,010	35,084,210	-5.18 %	37,000,010	35,084,210	-5.18 %
ORION	111,357,900	104,892,900	-5.81 %	111,363,280	104,901,130	-5.80 %
OXFORD	93,132,380	64,514,590	-30.73 %	93,132,380	64,364,420	-30.89 %
ROSE	37,497,630	37,943,760	1.19 %	37,324,930	37,646,880	0.86 %
ROYAL OAK	6,511,780	4,992,320	-23.33 %	6,511,780	4,992,320	-23.33 %
SOUTHFIELD	25,521,820	24,590,150	-3.65 %	25,518,050	24,590,150	-3.64 %
SPRINGFIELD	56,621,100	56,599,700	-0.04 %	56,621,100	56,599,700	-0.04 %
WATERFORD	73,377,976	75,399,276	2.75 %	73,377,976	75,399,276	2.75 %
WEST BLOOMFIELD	66,059,660	66,065,790	0.01 %	66,059,660	66,065,790	0.01 %
WHITE LAKE	38,098,970	39,431,320	3.50 %	38,098,970	39,431,320	3.50 %
TOTAL TOWNSHIPS	1,139,595,446	1,078,718,926	-5.34 %	1,139,069,056	1,077,659,866	-5.39 %
CITIES						
AUBURN HILLS	401,519,860	262,105,430	-34.72 %	401,534,860	262,105,430	-34.72 %
BERKLEY	12,626,360	12,251,880	-2.97 %	12,626,360	12,251,880	-2.97 %
BIRMINGHAM	60,309,460	63,223,860	4.83 %	60,309,460	63,223,860	4.83 %
BLOOMFIELD HILLS	22,662,030	23,517,100	3.77 %	22,662,030	23,517,100	3.77 %
CLARKSTON VILLAGE	1,842,290	1,852,490	0.55 %	1,842,290	1,852,490	0.55 %
CLAWSON	13,268,920	11,356,570	-14.41 %	13,261,820	11,349,570	-14.42 %
FARMINGTON	15,654,870	14,197,830	-9.31 %	15,654,870	14,197,830	-9.31 %
FARMINGTON HILLS	245,515,410	203,299,030	-17.20 %	245,515,980	203,299,780	-17.19 %
FENTON	5,400	15,300	183.33 %	5,400	15,300	183.33 %
FERNDALE	42,255,610	41,945,910	-0.73 %	42,255,610	41,945,910	-0.73 %
HAZEL PARK	14,598,650	14,386,270	-1.45 %	14,599,070	14,367,930	-1.58 %
HUNTINGTON WOODS	4,197,210	4,318,860	2.90 %	4,197,210	4,318,860	2.90 %
KEEGO HARBOR	2,902,640	3,013,990	3.84 %	2,902,640	3,013,990	3.84 %
LAKE ANGELUS	557,690	598,700	7.35 %	557,690	598,700	7.35 %
LATHRUP VILLAGE	4,299,010	4,533,830	5.46 %	4,290,930	4,525,870	5.48 %
MADISON HEIGHTS	134,039,670	102,531,420	-23.51 %	134,028,520	102,506,120	-23.52 %
NORTHVILLE	1,555,248	1,666,610	7.16 %	1,555,248	1,666,610	7.16 %
NOVI	239,836,740	237,292,830	-1.06 %	239,836,740	237,292,830	-1.06 %
OAK PARK	32,041,810	30,539,460	-4.69 %	32,054,990	30,565,350	-4.65 %
ORCHARD LAKE	4,512,290	4,971,390	10.17 %	4,512,290	4,971,390	10.17 %
PLEASANT RIDGE	3,420,020	2,867,430	-16.16 %	3,420,020	2,867,430	-16.16 %
PONTIAC	128,494,280	104,424,040	-18.73 %	128,494,280	104,424,040	-18.73 %
ROCHESTER	36,899,700	20,816,950	-43.59 %	36,899,700	20,816,950	-43.59 %
ROCHESTER HILLS	194,546,970	164,474,500	-15.46 %	194,546,970	164,474,500	-15.46 %
ROYAL OAK	142,424,250	123,603,040	-13.21 %	142,368,610	123,548,190	-13.22 %
SOUTHFIELD	374,246,720	353,938,980	-5.43 %	374,246,720	353,938,980	-5.43 %
SOUTH LYON	16,052,670	12,437,750	-22.52 %	16,052,670	12,437,750	-22.52 %
SYLVAN LAKE	2,747,060	2,573,630	-6.31 %	2,747,060	2,573,630	-6.31 %
TROY	437,230,620	381,971,050	-12.64 %	437,230,620	381,971,050	-12.64 %
WALLED LAKE	12,880,260	12,065,870	-6.32 %	12,880,260	12,065,870	-6.32 %
WIXOM	140,043,610	113,588,190	-18.89 %	140,043,610	113,588,190	-18.89 %
TOTAL CITIES	2,743,187,328	2,330,380,190	-15.05 %	2,743,134,528	2,330,293,380	-15.05 %
TOTAL COUNTY	3,882,782,774	3,409,099,116	-12.20 %	3,882,203,584	3,407,953,246	-12.22 %

2016 COMPARISON OF EQUALIZED VALUES

	2006	2011	2015	2016	1 YR	5 YR	10 YR
AGRICULTURAL	144,357,345	81,771,180	67,583,600	67,420,325	-0.24 %	-17.55 %	-53.30 %
COMMERCIAL	12,704,731,140	10,795,035,520	9,416,529,950	9,867,734,909	4.79 %	-8.59 %	-22.33 %
INDUSTRIAL	4,491,747,190	1,928,636,700	1,670,792,580	1,806,943,546	8.15 %	-6.31 %	-59.77 %
RESIDENTIAL	54,926,992,118	35,954,354,243	45,768,414,870	49,933,653,218	9.10 %	38.88 %	-9.09 %
TIMBER CUTOVER	0	0	0	0			
DEVELOPMENTAL	23,501,580	7,033,510	0	0		-100.00 %	-100.00 %
TOTAL REAL	72,291,329,373	48,766,831,153	56,923,321,000	61,675,751,998	8.35 %	26.47 %	-14.68 %
TOTAL PERSONAL	4,148,396,210	3,686,629,190	3,882,782,774	3,409,099,116	-12.20 %	-7.53 %	-17.82 %
GRAND TOTAL	76,439,725,583	52,453,460,343	60,806,103,774	65,084,851,114	7.04 %	24.08 %	-14.85 %

2016 COMPARISON OF TAXABLE VALUES

	2006	2011	2015	2016	1 YR	5 YR	10 YR
AGRICULTURAL	54,987,428	45,702,540	42,908,710	42,597,045	-0.73 %	-6.80 %	-22.53 %
COMMERCIAL	9,959,236,636	10,054,370,362	8,668,179,912	8,731,176,989	0.73 %	-13.16 %	-12.33 %
INDUSTRIAL	3,710,576,990	1,842,489,880	1,575,950,217	1,606,675,259	1.95 %	-12.80 %	-56.70 %
RESIDENTIAL	44,249,526,081	35,166,132,285	37,726,099,014	38,997,799,934	3.37 %	10.90 %	-11.87 %
TIMBER CUTOVER	0	0	0	0			
DEVELOPMENTAL	11,825,630	5,020,630	0	0		-100.00 %	-100.00 %
TOTAL REAL	57,986,152,765	47,113,715,697	48,013,137,853	49,378,249,227	2.84 %	4.81 %	-14.84 %
TOTAL PERSONAL	4,147,262,470	3,684,824,560	3,882,203,584	3,407,953,246	-12.22 %	-7.51 %	-17.83 %
GRAND TOTAL	62,133,415,235	50,798,540,257	51,895,341,437	52,786,202,473	1.72 %	3.91 %	-15.04 %

ANALYSIS FOR EQUALIZED VALUE COUNTY SUMMARY



REAL PROPERTY		ASSESSED VALUE	TRUE CASH VALUE	TAXABLE VALUE
100				
101	AGRICULTURAL	67,583,600	138,029,115	
102	LOSS	2,732,200	5,605,267	
103		64,851,400	132,423,848	
104	ADJUSTMENT	943,505		
105		65,794,905	132,423,848	
106	NEW	1,625,420	3,263,867	
107				
108	TOTAL AGRICULTURAL	67,420,325	135,687,715	42,597,045
200				
201	COMMERCIAL	9,416,529,950	19,738,073,702	
202	LOSS	168,142,530	350,438,932	
203		9,248,387,420	19,387,634,770	
204	ADJUSTMENT	377,457,763		
205		9,625,845,183	19,387,634,770	
206	NEW	241,889,726	486,801,069	
207				
208	TOTAL COMMERCIAL	9,867,734,909	19,874,435,839	8,731,176,989
300				
301	INDUSTRIAL	1,670,792,580	3,582,127,249	
302	LOSS	21,903,430	45,882,571	
303		1,648,889,150	3,536,244,678	
304	ADJUSTMENT	108,912,856		
305		1,757,802,006	3,536,244,678	
306	NEW	49,141,540	98,919,743	
307				
308	TOTAL INDUSTRIAL	1,806,943,546	3,635,164,421	1,606,675,259
400				
401	RESIDENTIAL	45,768,414,870	99,595,266,191	
402	LOSS	146,374,645	318,441,568	
403		45,622,040,225	99,276,824,623	
404	ADJUSTMENT	3,612,206,946		
405		49,234,247,171	99,276,824,623	
406	NEW	699,406,047	1,410,957,859	
407				
408	TOTAL RESIDENTIAL	49,933,653,218	100,687,782,482	38,997,799,934
500				
501	TIMBER CUTOVER			
507		0	0	0
600				
601	DEVELOPMENTAL			
602	LOSS			
603				
604	ADJUSTMENT			
605				
606	NEW			
607				
608	TOTAL DEVELOPMENTAL	0	0	0
800	TOTAL REAL	61,675,751,998	124,333,070,457	49,378,249,227

ANALYSIS FOR EQUALIZED VALUE COUNTY SUMMARY



PERSONAL PROPERTY		ASSESSED VALUE	TRUE CASH VALUE	TAXABLE VALUE
150				
151	AGRICULTURAL			
152	LOSS			
153				
154	ADJUSTMENT			
155				
156	NEW			
157				
158	TOTAL AGRICULTURAL	0	0	0
250				
251	COMMERCIAL	1,816,563,144	3,640,227,949	
252	LOSS	355,851,798	713,003,456	
253		1,460,711,346	2,927,224,493	
254	ADJUSTMENT			
255		1,460,711,346	2,927,224,493	
256	NEW	315,626,680	632,472,970	
257				
258	TOTAL COMMERCIAL	1,776,338,026	3,559,697,463	1,776,357,046
350				
351	INDUSTRIAL	1,052,717,280	2,109,066,182	
352	LOSS	556,057,140	1,114,143,707	
353		496,660,140	994,922,475	
354	ADJUSTMENT			
355		496,660,140	994,922,475	
356	NEW	62,116,870	124,374,346	
357				
358	TOTAL INDUSTRIAL	558,777,010	1,119,296,821	558,777,010
450				
451	RESIDENTIAL			
452	LOSS			
453				
454	ADJUSTMENT			
455				
456	NEW			
457				
458	TOTAL RESIDENTIAL	0	0	0
550				
551	UTILITIES	1,013,502,350	2,027,004,700	
552	LOSS	21,359,360	42,718,720	
553		992,142,990	1,984,285,980	
554	ADJUSTMENT			
555		992,142,990	1,984,285,980	
556	NEW	81,841,090	163,682,180	
557				
558	TOTAL UTILITIES	1,073,984,080	2,147,968,160	1,072,819,190
850	TOTAL PERSONAL	3,409,099,116	6,826,962,444	3,407,953,246

ANALYSIS FOR EQUALIZED VALUE COUNTY SUMMARY



	PARCELS	ASSESSED VALUE	TRUE CASH VALUE	EQUALIZED VALUE	TAXABLE VALUE
108 TOTAL AGRICULTURAL	380	67,420,325	135,687,715	67,420,325	42,597,045
208 TOTAL COMMERCIAL	21,434	9,867,421,110	19,874,435,839	9,867,734,909	8,731,176,989
308 TOTAL INDUSTRIAL	4,611	1,806,911,860	3,635,164,421	1,806,943,546	1,606,675,259
408 TOTAL RESIDENTIAL	454,324	49,913,569,275	100,687,782,482	49,933,653,218	38,997,799,934
508 TOTAL TIMBER CUTOVER					
608 TOTAL DEVELOPMENTAL					
800 TOTAL REAL	480,749	61,655,322,570	124,333,070,457	61,675,751,998	49,378,249,227
158 TOTAL AGRICULTURAL					
258 TOTAL COMMERCIAL	50,247	1,776,338,026	3,559,697,463	1,776,338,026	1,776,357,046
358 TOTAL INDUSTRIAL	2,085	558,777,010	1,119,296,821	558,777,010	558,777,010
458 TOTAL RESIDENTIAL					
558 TOTAL UTILITIES	431	1,073,984,080	2,147,968,160	1,073,984,080	1,072,819,190
850 TOTAL PERSONAL	52,763	3,409,099,116	6,826,962,444	3,409,099,116	3,407,953,246
900 GRAND TOTAL	533,512	65,064,421,686	131,160,032,901	65,084,851,114	52,786,202,473

2016 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES BY TOWNSHIPS

ASSESSING DISTRICT - TOWNSHIPS	REAL PROPERTY			PERSONAL PROPERTY		
	ASSESSED	EQUALIZED	TAXABLE	ASSESSED	EQUALIZED	TAXABLE
ADDISON	362,123,315	382,552,743	289,095,891	40,268,330	40,268,330	39,668,580 *
BLOOMFIELD	4,415,066,190	4,415,066,190	3,388,752,650	82,176,090	82,176,090	82,176,090
BRANDON	563,890,520	563,890,520	448,535,550	58,833,340	58,833,340	58,833,340
COMMERCE	2,230,560,450	2,230,560,450	1,759,686,300	93,666,100	93,666,100	93,666,100
GROVELAND	240,175,290	240,175,290	182,997,650	22,131,130	22,131,130	22,029,980
HIGHLAND	851,750,060	851,750,060	675,965,770	29,814,130	29,814,130	29,828,430
HOLLY	323,133,960	323,133,960	257,277,300	16,847,640	16,847,640	16,914,000
INDEPENDENCE	1,769,535,000	1,769,535,000	1,394,670,323	63,165,050	63,165,050	63,165,050
LYON	1,154,512,950	1,154,512,950	927,429,380	80,108,390	80,108,390	80,108,390
MILFORD	952,718,910	952,718,910	748,227,420	82,022,710	82,022,710	82,022,710
NOVI	9,816,860	9,816,860	8,048,430	172,000	172,000	172,000
OAKLAND	1,485,851,750	1,485,851,750	1,206,849,030	35,084,210	35,084,210	35,084,210
ORION	1,769,733,610	1,769,733,610	1,398,181,700	104,892,900	104,892,900	104,901,130
OXFORD	899,696,600	899,696,600	712,000,020	64,514,590	64,514,590	64,364,420
ROSE	275,945,940	275,945,940	205,738,500	37,943,760	37,943,760	37,646,880
ROYAL OAK	27,923,900	27,923,900	25,345,800	4,992,320	4,992,320	4,992,320
SOUTHFIELD	1,291,421,920	1,291,421,920	986,505,640	24,590,150	24,590,150	24,590,150
SPRINGFIELD	689,494,600	689,494,600	553,271,280	56,599,700	56,599,700	56,599,700
WATERFORD	2,424,590,610	2,424,590,610	1,906,766,170	75,399,276	75,399,276	75,399,276
WEST BLOOMFIELD	3,987,968,310	3,987,968,310	3,267,164,310	66,065,790	66,065,790	66,065,790
WHITE LAKE	1,269,271,610	1,269,271,610	981,439,960	39,431,320	39,431,320	39,431,320
TOTAL TOWNSHIPS	26,995,182,355	27,015,611,783	21,323,949,074	1,078,718,926	1,078,718,926	1,077,659,866

* County Equalization Factor (See Page 22 for detail).

2016 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES BY TOWNSHIPS REAL / PERSONAL



ASSESSING DISTRICT - TOWNSHIPS	NUMBER OF ACRES	ASSESSED VALUE	EQUALIZED VALUE	% OF COUNTY	TAXABLE VALUE	% OF COUNTY
ADDISON	23,404.14	402,391,645	422,821,073	0.65 %	328,764,471	0.62 %
BLOOMFIELD	16,710.80	4,497,242,280	4,497,242,280	6.91 %	3,470,928,740	6.58 %
BRANDON	23,017.14	622,723,860	622,723,860	0.96 %	507,368,890	0.96 %
COMMERCE	19,142.39	2,324,226,550	2,324,226,550	3.57 %	1,853,352,400	3.51 %
GROVELAND	23,060.39	262,306,420	262,306,420	0.40 %	205,027,630	0.39 %
HIGHLAND	23,151.01	881,564,190	881,564,190	1.35 %	705,794,200	1.34 %
HOLLY	23,274.95	339,981,600	339,981,600	0.52 %	274,191,300	0.52 %
INDEPENDENCE	23,221.81	1,832,700,050	1,832,700,050	2.82 %	1,457,835,373	2.76 %
LYON	20,497.98	1,234,621,340	1,234,621,340	1.90 %	1,007,537,770	1.91 %
MILFORD	22,502.70	1,034,741,620	1,034,741,620	1.59 %	830,250,130	1.57 %
NOVI	68.00	9,988,860	9,988,860	0.02 %	8,220,430	0.02 %
OAKLAND	23,472.59	1,520,935,960	1,520,935,960	2.34 %	1,241,933,240	2.35 %
ORION	23,008.69	1,874,626,510	1,874,626,510	2.88 %	1,503,082,830	2.85 %
OXFORD	22,627.40	964,211,190	964,211,190	1.48 %	776,364,440	1.47 %
ROSE	23,142.72	313,889,700	313,889,700	0.48 %	243,385,380	0.46 %
ROYAL OAK	422.98	32,916,220	32,916,220	0.05 %	30,338,120	0.06 %
SOUTHFIELD	5,144.87	1,316,012,070	1,316,012,070	2.02 %	1,011,095,790	1.92 %
SPRINGFIELD	23,450.08	746,094,300	746,094,300	1.15 %	609,870,980	1.16 %
WATERFORD	22,643.37	2,499,989,886	2,499,989,886	3.84 %	1,982,165,446	3.76 %
WEST BLOOMFIELD	20,014.53	4,054,034,100	4,054,034,100	6.23 %	3,333,230,100	6.31 %
WHITE LAKE	23,716.60	1,308,702,930	1,308,702,930	2.01 %	1,020,871,280	1.93 %
TOTAL TOWNSHIPS	405,695.14	28,073,901,281	28,094,330,709	43.17 %	22,401,608,940	42.44 %

* County Equalization Factor (See Page 22 for detail).

2016 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES BY CITIES

ASSESSING DISTRICT - CITIES	REAL PROPERTY			PERSONAL PROPERTY		
	ASSESSED	EQUALIZED	TAXABLE	ASSESSED	EQUALIZED	TAXABLE
AUBURN HILLS	1,442,217,450	1,442,217,450	1,246,814,950	262,105,430	262,105,430	262,105,430
BERKLEY	621,798,340	621,798,340	496,694,610	12,251,880	12,251,880	12,251,880
BIRMINGHAM	2,689,646,670	2,689,646,670	2,046,964,920	63,223,860	63,223,860	63,223,860
BLOOMFIELD HILLS	963,616,060	963,616,060	767,610,210	23,517,100	23,517,100	23,517,100
CLARKSTON VILLAGE	46,172,490	46,172,490	37,574,610	1,852,490	1,852,490	1,852,490
CLAWSON	411,994,470	411,994,470	319,038,200	11,356,570	11,356,570	11,349,570
FARMINGTON	360,892,420	360,892,420	299,427,700	14,197,830	14,197,830	14,197,830
FARMINGTON HILLS	3,548,608,550	3,548,608,550	2,923,765,240	203,299,030	203,299,030	203,299,780
FENTON	984,700	984,700	901,340	15,300	15,300	15,300
FERNDALE	648,409,190	648,409,190	492,602,610	41,945,910	41,945,910	41,945,910
HAZEL PARK	180,964,920	180,964,920	155,186,080	14,386,270	14,386,270	14,367,930
HUNTINGTON WOODS	449,733,810	449,733,810	326,463,480	4,318,860	4,318,860	4,318,860
KEEGO HARBOR	105,791,880	105,791,880	82,055,000	3,013,990	3,013,990	3,013,990
LAKE ANGELUS	93,583,770	93,583,770	70,629,960	598,700	598,700	598,700
LATHRUP VILLAGE	152,848,010	152,848,010	117,553,210	4,533,830	4,533,830	4,525,870
MADISON HEIGHTS	805,090,710	805,090,710	660,813,910	102,531,420	102,531,420	102,506,120
NORTHVILLE	197,808,300	197,808,300	151,325,208	1,666,610	1,666,610	1,666,610
NOVI	3,714,798,020	3,714,798,020	3,060,857,020	237,292,830	237,292,830	237,292,830
OAK PARK	488,148,060	488,148,060	409,607,560	30,539,460	30,539,460	30,565,350
ORCHARD LAKE	450,159,910	450,159,910	346,267,510	4,971,390	4,971,390	4,971,390
PLEASANT RIDGE	189,097,190	189,097,190	138,859,980	2,867,430	2,867,430	2,867,430
PONTIAC	652,990,270	652,990,270	558,255,330	104,424,040	104,424,040	104,424,040
ROCHESTER	815,657,930	815,657,930	658,560,770	20,816,950	20,816,950	20,816,950
ROCHESTER HILLS	3,781,917,670	3,781,917,670	3,060,819,900	164,474,500	164,474,500	164,474,500
ROYAL OAK	2,730,208,790	2,730,208,790	2,312,254,100	123,603,040	123,603,040	123,548,190
SOUTHFIELD	2,481,509,745	2,481,509,745	2,046,399,455	353,938,980	353,938,980	353,938,980
SOUTH LYON	403,792,640	403,792,640	316,714,900	12,437,750	12,437,750	12,437,750
SYLVAN LAKE	112,572,320	112,572,320	82,054,720	2,573,630	2,573,630	2,573,630
TROY	5,244,907,820	5,244,907,820	4,158,063,320	381,971,050	381,971,050	381,971,050
WALLED LAKE	226,722,440	226,722,440	170,947,930	12,065,870	12,065,870	12,065,870
WIXOM	647,495,670	647,495,670	539,216,420	113,588,190	113,588,190	113,588,190
TOTAL CITIES	34,660,140,215	34,660,140,215	28,054,300,153	2,330,380,190	2,330,380,190	2,330,293,380
TOTAL TOWNSHIPS	26,995,182,355	27,015,611,783	21,323,949,074	1,078,718,926	1,078,718,926	1,077,659,866
TOTAL COUNTY	61,655,322,570	61,675,751,998	49,378,249,227	3,409,099,116	3,409,099,116	3,407,953,246

2016 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES BY CITIES REAL / PERSONAL



ASSESSING DISTRICT - CITIES	NUMBER OF ACRES	ASSESSED VALUE	EQUALIZED VALUE	% OF COUNTY	TAXABLE VALUE	% OF COUNTY
AUBURN HILLS	10,655.97	1,704,322,880	1,704,322,880	2.62 %	1,508,920,380	2.86 %
BERKLEY	1,652.78	634,050,220	634,050,220	0.97 %	508,946,490	0.96 %
BIRMINGHAM	3,074.81	2,752,870,530	2,752,870,530	4.23 %	2,110,188,780	4.00 %
BLOOMFIELD HILLS	3,210.98	987,133,160	987,133,160	1.52 %	791,127,310	1.50 %
CLARKSTON VILLAGE	323.50	48,024,980	48,024,980	0.07 %	39,427,100	0.07 %
CLAWSON	1,403.04	423,351,040	423,351,040	0.65 %	330,387,770	0.63 %
FARMINGTON	1,700.58	375,090,250	375,090,250	0.58 %	313,625,530	0.59 %
FARMINGTON HILLS	21,312.98	3,751,907,580	3,751,907,580	5.76 %	3,127,065,020	5.92 %
FENTON	11.00	1,000,000	1,000,000	0.00 %	916,640	0.00 %
FERNDALE	2,498.28	690,355,100	690,355,100	1.06 %	534,548,520	1.01 %
HAZEL PARK	1,799.66	195,351,190	195,351,190	0.30 %	169,554,010	0.32 %
HUNTINGTON WOODS	929.67	454,052,670	454,052,670	0.70 %	330,782,340	0.63 %
KEEGO HARBOR	350.69	108,805,870	108,805,870	0.17 %	85,068,990	0.16 %
LAKE ANGELUS	1,041.83	94,182,470	94,182,470	0.14 %	71,228,660	0.13 %
LATHRUP VILLAGE	969.91	157,381,840	157,381,840	0.24 %	122,079,080	0.23 %
MADISON HEIGHTS	4,534.88	907,622,130	907,622,130	1.39 %	763,320,030	1.45 %
NORTHVILLE	640.85	199,474,910	199,474,910	0.31 %	152,991,818	0.29 %
NOVI	20,018.57	3,952,090,850	3,952,090,850	6.07 %	3,298,149,850	6.25 %
OAK PARK	3,253.18	518,687,520	518,687,520	0.80 %	440,172,910	0.83 %
ORCHARD LAKE	2,635.05	455,131,300	455,131,300	0.70 %	351,238,900	0.67 %
PLEASANT RIDGE	363.74	191,964,620	191,964,620	0.29 %	141,727,410	0.27 %
PONTIAC	12,919.62	757,414,310	757,414,310	1.16 %	662,679,370	1.26 %
ROCHESTER	2,447.62	836,474,880	836,474,880	1.29 %	679,377,720	1.29 %
ROCHESTER HILLS	21,060.12	3,946,392,170	3,946,392,170	6.06 %	3,225,294,400	6.11 %
ROYAL OAK	7,573.62	2,853,811,830	2,853,811,830	4.38 %	2,435,802,290	4.61 %
SOUTHFIELD	16,824.81	2,835,448,725	2,835,448,725	4.36 %	2,400,338,435	4.55 %
SOUTH LYON	2,208.81	416,230,390	416,230,390	0.64 %	329,152,650	0.62 %
SYLVAN LAKE	527.09	115,145,950	115,145,950	0.18 %	84,628,350	0.16 %
TROY	21,407.94	5,626,878,870	5,626,878,870	8.65 %	4,540,034,370	8.60 %
WALLED LAKE	1,513.69	238,788,310	238,788,310	0.37 %	183,013,800	0.35 %
WIXOM	5,985.62	761,083,860	761,083,860	1.17 %	652,804,610	1.24 %
TOTAL TOWNSHIPS	405,695.14	28,073,901,281	28,094,330,709	43.17 %	22,401,608,940	42.44 %
TOTAL CITIES	174,850.89	36,990,520,405	36,990,520,405	56.83 %	30,384,593,533	57.56 %
TOTAL COUNTY	580,546.03	65,064,421,686	65,084,851,114	100.00 %	52,786,202,473	100.00 %

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
ADDISON *	1	14,966,675	6,927,160	1,545,670	338,683,810	0	0	362,123,315
	2	1.0000	1.0453	1.0205	1.0593	0	0	1.0564
	3	14,966,675	7,240,959	1,577,356	358,767,753	0	0	382,552,743
	4	57	50	20	2,977	0	0	3,104
	5	7,987,615	5,221,990	1,354,900	274,531,386	0	0	289,095,891
BLOOMFIELD	1	0	302,019,840	2,387,590	4,110,658,760	0	0	4,415,066,190
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	302,019,840	2,387,590	4,110,658,760	0	0	4,415,066,190
	4	0	392	11	17,749	0	0	18,152
	5	0	247,260,390	2,015,570	3,139,476,690	0	0	3,388,752,650
BRANDON	1	8,235,990	32,776,500	1,755,860	521,122,170	0	0	563,890,520
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	8,235,990	32,776,500	1,755,860	521,122,170	0	0	563,890,520
	4	38	193	14	5,895	0	0	6,140
	5	3,246,480	29,645,840	1,415,570	414,227,660	0	0	448,535,550
COMMERCE	1	0	249,454,160	34,890,770	1,946,215,520	0	0	2,230,560,450
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	249,454,160	34,890,770	1,946,215,520	0	0	2,230,560,450
	4	0	558	163	16,682	0	0	17,403
	5	0	234,622,240	31,124,190	1,493,939,870	0	0	1,759,686,300
GROVELAND	1	3,174,750	16,773,480	3,437,610	216,789,450	0	0	240,175,290
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	3,174,750	16,773,480	3,437,610	216,789,450	0	0	240,175,290
	4	27	78	29	2,305	0	0	2,439
	5	2,685,330	15,823,720	2,533,150	161,955,450	0	0	182,997,650
HIGHLAND	1	3,682,530	61,717,740	9,105,890	777,243,900	0	0	851,750,060
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	3,682,530	61,717,740	9,105,890	777,243,900	0	0	851,750,060
	4	24	274	41	7,482	0	0	7,821
	5	2,886,750	56,618,970	8,530,700	607,929,350	0	0	675,965,770

* Amount Added From Equalization Factor

Commercial +313,799
 Industrial +31,686
 Residential +20,083,943

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
HOLLY	1	6,474,420	34,989,060	4,984,450	276,686,030	0	0	323,133,960
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	6,474,420	34,989,060	4,984,450	276,686,030	0	0	323,133,960
	4	48	234	40	4,865	0	0	5,187
	5	4,773,000	31,395,930	4,398,330	216,710,040	0	0	257,277,300
INDEPENDENCE	1	0	200,082,000	15,822,200	1,553,630,800	0	0	1,769,535,000
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	200,082,000	15,822,200	1,553,630,800	0	0	1,769,535,000
	4	0	366	67	12,865	0	0	13,298
	5	0	166,375,382	13,404,749	1,214,890,192	0	0	1,394,670,323
LYON	1	4,943,500	149,606,020	51,988,330	947,975,100	0	0	1,154,512,950
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	4,943,500	149,606,020	51,988,330	947,975,100	0	0	1,154,512,950
	4	17	317	131	7,356	0	0	7,821
	5	2,194,860	126,297,150	39,622,390	759,314,980	0	0	927,429,380
MILFORD	1	1,544,350	79,699,100	49,086,760	822,388,700	0	0	952,718,910
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	1,544,350	79,699,100	49,086,760	822,388,700	0	0	952,718,910
	4	8	355	96	6,272	0	0	6,731
	5	707,140	69,604,560	46,148,020	631,767,700	0	0	748,227,420
NOVI	1	0	0	0	9,816,860	0	0	9,816,860
	2	0	0	0	1.0000	0	0	1.0000
	3	0	0	0	9,816,860	0	0	9,816,860
	4	0	0	0	63	0	0	63
	5	0	0	0	8,048,430	0	0	8,048,430
OAKLAND	1	2,279,350	22,420,760	1,398,700	1,459,752,940	0	0	1,485,851,750
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	2,279,350	22,420,760	1,398,700	1,459,752,940	0	0	1,485,851,750
	4	5	55	15	7,305	0	0	7,380
	5	974,020	20,471,260	1,335,440	1,184,068,310	0	0	1,206,849,030

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
ORION	1	0	208,499,940	53,957,590	1,507,276,080	0	0	1,769,733,610
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	208,499,940	53,957,590	1,507,276,080	0	0	1,769,733,610
	4	0	528	111	14,123	0	0	14,762
	5	0	187,995,330	50,298,910	1,159,887,460	0	0	1,398,181,700
OXFORD	1	4,651,620	85,107,710	34,776,530	775,160,740	0	0	899,696,600
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	4,651,620	85,107,710	34,776,530	775,160,740	0	0	899,696,600
	4	22	315	128	7,421	0	0	7,886
	5	3,960,300	77,382,680	25,749,550	604,907,490	0	0	712,000,020
ROSE	1	10,327,380	856,740	589,020	264,172,800	0	0	275,945,940
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	10,327,380	856,740	589,020	264,172,800	0	0	275,945,940
	4	82	11	19	3,151	0	0	3,263
	5	7,713,920	685,830	434,250	196,904,500	0	0	205,738,500
ROYAL OAK	1	0	15,832,140	2,495,140	9,596,620	0	0	27,923,900
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	15,832,140	2,495,140	9,596,620	0	0	27,923,900
	4	0	111	9	740	0	0	860
	5	0	13,409,490	2,455,380	9,480,930	0	0	25,345,800
SOUTHFIELD	1	0	81,981,470	201,400	1,209,239,050	0	0	1,291,421,920
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	81,981,470	201,400	1,209,239,050	0	0	1,291,421,920
	4	0	96	3	5,949	0	0	6,048
	5	0	76,339,870	191,710	909,974,060	0	0	986,505,640
SPRINGFIELD	1	3,049,300	39,724,800	7,354,600	639,365,900	0	0	689,494,600
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	3,049,300	39,724,800	7,354,600	639,365,900	0	0	689,494,600
	4	24	213	38	5,379	0	0	5,654
	5	2,481,580	35,437,400	6,854,750	508,497,550	0	0	553,271,280

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
WATERFORD	1	0	398,120,970	28,515,840	1,997,953,800	0	0	2,424,590,610
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	398,120,970	28,515,840	1,997,953,800	0	0	2,424,590,610
	4	0	1,495	131	29,380	0	0	31,006
	5	0	345,541,680	26,741,060	1,534,483,430	0	0	1,906,766,170
WEST BLOOMFIELD	1	0	330,528,730	1,533,290	3,655,906,290	0	0	3,987,968,310
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	330,528,730	1,533,290	3,655,906,290	0	0	3,987,968,310
	4	0	328	14	24,900	0	0	25,242
	5	0	301,535,970	1,319,440	2,964,308,900	0	0	3,267,164,310
WHITE LAKE	1	4,090,460	103,609,130	2,574,200	1,158,997,820	0	0	1,269,271,610
	2	1.0000	1.0000	1.0000	1.0000	0	0	1.0000
	3	4,090,460	103,609,130	2,574,200	1,158,997,820	0	0	1,269,271,610
	4	28	385	26	11,672	0	0	12,111
	5	2,986,050	89,776,970	2,429,740	886,247,200	0	0	981,439,960
TOTAL TOWNSHIPS	1	67,420,325	2,420,727,450	308,401,440	24,198,633,140	0	0	26,927,762,030
	3	67,420,325	2,421,041,249	308,433,126	24,218,717,083	0	0	27,015,611,783
	4	380	6,354	1,106	194,531	0	0	202,371
	5	42,597,045	2,131,442,652	268,357,799	18,881,551,578	0	0	21,323,949,074

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
AUBURN HILLS	1	0	559,273,070	496,109,210	386,835,170	0	0	1,442,217,450
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	559,273,070	496,109,210	386,835,170	0	0	1,442,217,450
	4	0	576	277	5,610	0	0	6,463
	5	0	507,017,830	434,912,750	304,884,370	0	0	1,246,814,950
BERKLEY	1	0	56,147,750	858,440	564,792,150	0	0	621,798,340
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	56,147,750	858,440	564,792,150	0	0	621,798,340
	4	0	415	9	6,747	0	0	7,171
	5	0	51,074,430	795,420	444,824,760	0	0	496,694,610
BIRMINGHAM	1	0	374,941,630	1,884,850	2,312,820,190	0	0	2,689,646,670
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	374,941,630	1,884,850	2,312,820,190	0	0	2,689,646,670
	4	0	541	8	9,146	0	0	9,695
	5	0	309,427,800	1,181,570	1,736,355,550	0	0	2,046,964,920
BLOOMFIELD HILLS	1	0	130,274,640	0	833,341,420	0	0	963,616,060
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	130,274,640	0	833,341,420	0	0	963,616,060
	4	0	64	0	1,777	0	0	1,841
	5	0	119,113,450	0	648,496,760	0	0	767,610,210
CLARKSTON VILLAGE	1	0	7,443,900	0	38,728,590	0	0	46,172,490
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	7,443,900	0	38,728,590	0	0	46,172,490
	4	0	42	0	387	0	0	429
	5	0	6,853,810	0	30,720,800	0	0	37,574,610
CLAWSON	1	0	67,646,310	2,981,530	341,366,630	0	0	411,994,470
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	67,646,310	2,981,530	341,366,630	0	0	411,994,470
	4	0	414	17	4,916	0	0	5,347
	5	0	63,489,150	2,784,240	252,764,810	0	0	319,038,200

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
FARMINGTON	1	0	81,441,990	4,232,570	275,217,860	0	0	360,892,420
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	81,441,990	4,232,570	275,217,860	0	0	360,892,420
	4	0	279	11	3,424	0	0	3,714
	5	0	77,084,330	4,055,040	218,288,330	0	0	299,427,700
FARMINGTON HILLS	1	0	702,713,630	99,325,020	2,746,569,900	0	0	3,548,608,550
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	702,713,630	99,325,020	2,746,569,900	0	0	3,548,608,550
	4	0	1,210	206	26,494	0	0	27,910
	5	0	649,105,680	93,312,600	2,181,346,960	0	0	2,923,765,240
FENTON	1	0	0	0	984,700	0	0	984,700
	2	0	0	0	1.0000	0	0	1.0000
	3	0	0	0	984,700	0	0	984,700
	4	0	0	0	8	0	0	8
	5	0	0	0	901,340	0	0	901,340
FERNDALE	1	0	107,091,720	22,492,380	518,825,090	0	0	648,409,190
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	107,091,720	22,492,380	518,825,090	0	0	648,409,190
	4	0	689	157	9,336	0	0	10,182
	5	0	93,181,070	20,524,180	378,897,360	0	0	492,602,610
HAZEL PARK	1	0	40,458,540	5,261,180	135,245,200	0	0	180,964,920
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	40,458,540	5,261,180	135,245,200	0	0	180,964,920
	4	0	541	80	7,210	0	0	7,831
	5	0	36,973,200	4,560,750	113,652,130	0	0	155,186,080
HUNTINGTON WOODS	1	0	7,166,490	0	442,567,320	0	0	449,733,810
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	7,166,490	0	442,567,320	0	0	449,733,810
	4	0	26	0	2,461	0	0	2,487
	5	0	6,438,000	0	320,025,480	0	0	326,463,480

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
KEEGO HARBOR	1	0	17,642,490	0	88,149,390	0	0	105,791,880
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	17,642,490	0	88,149,390	0	0	105,791,880
	4	0	130	0	1,321	0	0	1,451
	5	0	16,254,710	0	65,800,290	0	0	82,055,000
LAKE ANGELUS	1	0	79,860	0	93,503,910	0	0	93,583,770
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	79,860	0	93,503,910	0	0	93,583,770
	4	0	1	0	188	0	0	189
	5	0	78,480	0	70,551,480	0	0	70,629,960
LATHRUP VILLAGE	1	0	20,757,600	0	132,090,410	0	0	152,848,010
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	20,757,600	0	132,090,410	0	0	152,848,010
	4	0	106	0	1,764	0	0	1,870
	5	0	19,371,700	0	98,181,510	0	0	117,553,210
MADISON HEIGHTS	1	0	275,409,880	73,906,540	455,774,290	0	0	805,090,710
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	275,409,880	73,906,540	455,774,290	0	0	805,090,710
	4	0	889	294	10,331	0	0	11,514
	5	0	252,424,110	66,056,790	342,333,010	0	0	660,813,910
NORTHVILLE	1	0	4,387,680	0	193,420,620	0	0	197,808,300
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	4,387,680	0	193,420,620	0	0	197,808,300
	4	0	19	0	1,320	0	0	1,339
	5	0	4,185,092	0	147,140,116	0	0	151,325,208
NOVI	1	0	961,909,150	41,564,100	2,711,324,770	0	0	3,714,798,020
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	961,909,150	41,564,100	2,711,324,770	0	0	3,714,798,020
	4	0	896	173	17,590	0	0	18,659
	5	0	853,306,370	38,362,030	2,169,188,620	0	0	3,060,857,020

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
OAK PARK	1	0	98,333,100	20,940,900	368,874,060	0	0	488,148,060
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	98,333,100	20,940,900	368,874,060	0	0	488,148,060
	4	0	509	154	9,926	0	0	10,589
	5	0	95,836,930	19,829,100	293,941,530	0	0	409,607,560
ORCHARD LAKE	1	0	10,545,310	53,950	439,560,650	0	0	450,159,910
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	10,545,310	53,950	439,560,650	0	0	450,159,910
	4	0	22	1	1,017	0	0	1,040
	5	0	9,962,290	41,570	336,263,650	0	0	346,267,510
PLEASANT RIDGE	1	0	6,960,550	0	182,136,640	0	0	189,097,190
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	6,960,550	0	182,136,640	0	0	189,097,190
	4	0	34	0	1,225	0	0	1,259
	5	0	5,629,450	0	133,230,530	0	0	138,859,980
PONTIAC	1	0	235,265,710	54,021,040	363,703,520	0	0	652,990,270
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	235,265,710	54,021,040	363,703,520	0	0	652,990,270
	4	0	1,861	263	23,260	0	0	25,384
	5	0	206,917,800	49,742,890	301,594,640	0	0	558,255,330
ROCHESTER	1	0	124,071,010	29,193,860	662,393,060	0	0	815,657,930
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	124,071,010	29,193,860	662,393,060	0	0	815,657,930
	4	0	361	52	4,540	0	0	4,953
	5	0	112,308,580	26,465,190	519,787,000	0	0	658,560,770
ROCHESTER HILLS	1	0	458,975,370	130,938,160	3,192,004,140	0	0	3,781,917,670
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	458,975,370	130,938,160	3,192,004,140	0	0	3,781,917,670
	4	0	687	281	24,440	0	0	25,408
	5	0	432,989,870	122,630,670	2,505,199,360	0	0	3,060,819,900

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
ROYAL OAK	1	0	439,131,980	41,961,270	2,249,115,540	0	0	2,730,208,790
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	439,131,980	41,961,270	2,249,115,540	0	0	2,730,208,790
	4	0	1,329	189	24,255	0	0	25,773
	5	0	393,810,370	39,070,030	1,879,373,700	0	0	2,312,254,100
SOUTHFIELD	1	0	1,269,247,250	52,421,390	1,159,841,105	0	0	2,481,509,745
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	1,269,247,250	52,421,390	1,159,841,105	0	0	2,481,509,745
	4	0	1,501	133	22,862	0	0	24,496
	5	0	1,095,757,005	46,718,300	903,924,150	0	0	2,046,399,455
SOUTH LYON	1	0	33,806,700	4,171,710	365,814,230	0	0	403,792,640
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	33,806,700	4,171,710	365,814,230	0	0	403,792,640
	4	0	161	20	3,644	0	0	3,825
	5	0	31,197,450	3,874,260	281,643,190	0	0	316,714,900
SYLVAN LAKE	1	0	11,859,410	197,660	100,515,250	0	0	112,572,320
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	11,859,410	197,660	100,515,250	0	0	112,572,320
	4	0	56	1	874	0	0	931
	5	0	10,211,250	149,430	71,694,040	0	0	82,054,720
TROY	1	0	1,074,211,480	329,550,270	3,841,146,070	0	0	5,244,907,820
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	1,074,211,480	329,550,270	3,841,146,070	0	0	5,244,907,820
	4	0	1,021	955	27,479	0	0	29,455
	5	0	893,540,330	286,584,670	2,977,938,320	0	0	4,158,063,320
WALLED LAKE	1	0	51,803,850	5,028,930	169,889,660	0	0	226,722,440
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	51,803,850	5,028,930	169,889,660	0	0	226,722,440
	4	0	264	27	2,833	0	0	3,124
	5	0	48,801,640	4,900,790	117,245,500	0	0	170,947,930

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL REAL
WIXOM	1	0	217,695,610	81,415,460	348,384,600	0	0	647,495,670
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	217,695,610	81,415,460	348,384,600	0	0	647,495,670
	4	0	436	197	3,408	0	0	4,041
	5	0	197,392,160	71,765,190	270,059,070	0	0	539,216,420
TOTAL CITIES	1	0	7,446,693,660	1,498,510,420	25,714,936,135	0	0	34,660,140,215
	3	0	7,446,693,660	1,498,510,420	25,714,936,135	0	0	34,660,140,215
	4	0	15,080	3,505	259,793	0	0	278,378
	5	0	6,599,734,337	1,338,317,460	20,116,248,356	0	0	28,054,300,153
TOTAL TOWNSHIPS	1	67,420,325	2,420,727,450	308,401,440	24,198,633,140	0	0	26,927,762,030
	3	67,420,325	2,421,041,249	308,433,126	24,218,717,083	0	0	27,015,611,783
	4	380	6,354	1,106	194,531	0	0	202,371
	5	42,597,045	2,131,442,652	268,357,799	18,881,551,578	0	0	21,323,949,074
TOTAL COUNTY	1	67,420,325	9,867,421,110	1,806,911,860	49,913,569,275	0	0	61,587,902,245
	3	67,420,325	9,867,734,909	1,806,943,546	49,933,653,218	0	0	61,675,751,998
	4	380	21,434	4,611	454,324	0	0	480,749
	5	42,597,045	8,731,176,989	1,606,675,259	38,997,799,934	0	0	49,378,249,227

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
ADDISON	1	0	780,770	617,410	0	38,870,150	40,268,330
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	780,770	617,410	0	38,870,150	40,268,330
	4	0	102	11	0	20	133
	5	0	780,770	617,410	0	38,270,400	39,668,580
BLOOMFIELD	1	0	56,834,650	0	0	25,341,440	82,176,090
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	56,834,650	0	0	25,341,440	82,176,090
	4	0	1,479	0	0	13	1,492
	5	0	56,834,650	0	0	25,341,440	82,176,090
BRANDON	1	0	2,540,280	133,830	0	56,159,230	58,833,340
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	2,540,280	133,830	0	56,159,230	58,833,340
	4	0	254	1	0	9	264
	5	0	2,540,280	133,830	0	56,159,230	58,833,340
COMMERCE	1	0	46,670,140	18,573,260	0	28,422,700	93,666,100
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	46,670,140	18,573,260	0	28,422,700	93,666,100
	4	0	1,168	52	0	15	1,235
	5	0	46,670,140	18,573,260	0	28,422,700	93,666,100
GROVELAND	1	0	3,507,060	1,122,870	0	17,501,200	22,131,130
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	3,507,060	1,122,870	0	17,501,200	22,131,130
	4	0	156	6	0	13	175
	5	0	3,507,060	1,122,870	0	17,400,050	22,029,980
HIGHLAND	1	0	8,987,190	4,821,880	0	16,005,060	29,814,130
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	8,987,190	4,821,880	0	16,005,060	29,814,130
	4	0	519	16	0	5	540
	5	0	9,001,490	4,821,880	0	16,005,060	29,828,430

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
HOLLY	1	0	4,254,820	2,407,080	0	10,185,740	16,847,640
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	4,254,820	2,407,080	0	10,185,740	16,847,640
	4	0	370	16	0	5	391
	5	0	4,321,180	2,407,080	0	10,185,740	16,914,000
INDEPENDENCE	1	0	21,768,100	3,709,000	0	37,687,950	63,165,050
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	21,768,100	3,709,000	0	37,687,950	63,165,050
	4	0	857	12	0	9	878
	5	0	21,768,100	3,709,000	0	37,687,950	63,165,050
LYON	1	0	31,315,450	12,717,260	0	36,075,680	80,108,390
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	31,315,450	12,717,260	0	36,075,680	80,108,390
	4	0	568	42	0	8	618
	5	0	31,315,450	12,717,260	0	36,075,680	80,108,390
MILFORD	1	0	23,769,120	24,750,060	0	33,503,530	82,022,710
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	23,769,120	24,750,060	0	33,503,530	82,022,710
	4	0	712	30	0	12	754
	5	0	23,769,120	24,750,060	0	33,503,530	82,022,710
NOVI	1	0	0	0	0	172,000	172,000
	2	0	0	0	0	1.0000	1.0000
	3	0	0	0	0	172,000	172,000
	4	0	0	0	0	3	3
	5	0	0	0	0	172,000	172,000
OAKLAND	1	0	6,191,510	1,326,250	0	27,566,450	35,084,210
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	6,191,510	1,326,250	0	27,566,450	35,084,210
	4	0	169	1	0	10	180
	5	0	6,191,510	1,326,250	0	27,566,450	35,084,210

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
ORION	1	0	30,755,810	32,024,020	0	42,113,070	104,892,900
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	30,755,810	32,024,020	0	42,113,070	104,892,900
	4	0	996	43	0	13	1,052
	5	0	30,764,040	32,024,020	0	42,113,070	104,901,130
OXFORD	1	0	10,788,820	12,464,580	0	41,261,190	64,514,590
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	10,788,820	12,464,580	0	41,261,190	64,514,590
	4	0	608	47	0	9	664
	5	0	10,788,820	12,464,580	0	41,111,020	64,364,420
ROSE	1	0	831,950	0	0	37,111,810	37,943,760
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	831,950	0	0	37,111,810	37,943,760
	4	0	53	0	0	11	64
	5	0	831,950	0	0	36,814,930	37,646,880
ROYAL OAK	1	0	3,118,260	993,560	0	880,500	4,992,320
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	3,118,260	993,560	0	880,500	4,992,320
	4	0	126	6	0	6	138
	5	0	3,118,260	993,560	0	880,500	4,992,320
SOUTHFIELD	1	0	16,335,590	0	0	8,254,560	24,590,150
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	16,335,590	0	0	8,254,560	24,590,150
	4	0	849	0	0	14	863
	5	0	16,335,590	0	0	8,254,560	24,590,150
SPRINGFIELD	1	0	7,062,800	3,674,700	0	45,862,200	56,599,700
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	7,062,800	3,674,700	0	45,862,200	56,599,700
	4	0	182	23	0	12	217
	5	0	7,062,800	3,674,700	0	45,862,200	56,599,700

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - TOWNSHIPS		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
WATERFORD	1	0	41,124,636	417,840	0	33,856,800	75,399,276
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	41,124,636	417,840	0	33,856,800	75,399,276
	4	0	1,781	11	0	8	1,800
	5	0	41,124,636	417,840	0	33,856,800	75,399,276
WEST BLOOMFIELD	1	0	34,776,070	0	0	31,289,720	66,065,790
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	34,776,070	0	0	31,289,720	66,065,790
	4	0	1,428	0	0	21	1,449
	5	0	34,776,070	0	0	31,289,720	66,065,790
WHITE LAKE	1	0	14,113,850	1,223,620	0	24,093,850	39,431,320
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	14,113,850	1,223,620	0	24,093,850	39,431,320
	4	0	455	7	0	18	480
	5	0	14,113,850	1,223,620	0	24,093,850	39,431,320
TOTAL TOWNSHIPS	1	0	365,526,876	120,977,220	0	592,214,830	1,078,718,926
	3	0	365,526,876	120,977,220	0	592,214,830	1,078,718,926
	4	0	12,832	324	0	234	13,390
	5	0	365,615,766	120,977,220	0	591,066,880	1,077,659,866

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
AUBURN HILLS	1	0	115,174,920	126,440,890	0	20,489,620	262,105,430
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	115,174,920	126,440,890	0	20,489,620	262,105,430
	4	0	1,548	205	0	17	1,770
	5	0	115,174,920	126,440,890	0	20,489,620	262,105,430
BERKLEY	1	0	6,686,020	87,410	0	5,478,450	12,251,880
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	6,686,020	87,410	0	5,478,450	12,251,880
	4	0	571	2	0	4	577
	5	0	6,686,020	87,410	0	5,478,450	12,251,880
BIRMINGHAM	1	0	42,959,310	51,500	0	20,213,050	63,223,860
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	42,959,310	51,500	0	20,213,050	63,223,860
	4	0	1,611	1	0	3	1,615
	5	0	42,959,310	51,500	0	20,213,050	63,223,860
BLOOMFIELD HILLS	1	0	17,827,950	0	0	5,689,150	23,517,100
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	17,827,950	0	0	5,689,150	23,517,100
	4	0	521	0	0	5	526
	5	0	17,827,950	0	0	5,689,150	23,517,100
CLARKSTON VILLAGE	1	0	1,342,370	0	0	510,120	1,852,490
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	1,342,370	0	0	510,120	1,852,490
	4	0	111	0	0	2	113
	5	0	1,342,370	0	0	510,120	1,852,490
CLAWSON	1	0	6,341,950	774,810	0	4,239,810	11,356,570
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	6,341,950	774,810	0	4,239,810	11,356,570
	4	0	529	10	0	3	542
	5	0	6,341,950	774,810	0	4,232,810	11,349,570

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
FARMINGTON	1	0	5,966,340	2,181,930	0	6,049,560	14,197,830
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	5,966,340	2,181,930	0	6,049,560	14,197,830
	4	0	613	7	0	3	623
	5	0	5,966,340	2,181,930	0	6,049,560	14,197,830
FARMINGTON HILLS	1	0	118,227,170	34,399,570	0	50,672,290	203,299,030
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	118,227,170	34,399,570	0	50,672,290	203,299,030
	4	0	2,886	98	0	12	2,996
	5	0	118,229,900	34,399,570	0	50,670,310	203,299,780
FENTON	1	0	0	0	0	15,300	15,300
	2	0	0	0	0	1.0000	1.0000
	3	0	0	0	0	15,300	15,300
	4	0	0	0	0	1	1
	5	0	0	0	0	15,300	15,300
FERNDAL	1	0	13,988,710	16,284,920	0	11,672,280	41,945,910
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	13,988,710	16,284,920	0	11,672,280	41,945,910
	4	0	834	56	0	6	896
	5	0	13,988,710	16,284,920	0	11,672,280	41,945,910
HAZEL PARK	1	0	6,669,770	1,268,150	0	6,448,350	14,386,270
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	6,669,770	1,268,150	0	6,448,350	14,386,270
	4	0	515	23	0	3	541
	5	0	6,651,430	1,268,150	0	6,448,350	14,367,930
HUNTINGTON WOODS	1	0	1,396,690	0	0	2,922,170	4,318,860
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	1,396,690	0	0	2,922,170	4,318,860
	4	0	155	0	0	5	160
	5	0	1,396,690	0	0	2,922,170	4,318,860

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
KEEGO HARBOR	1	0	934,340	0	0	2,079,650	3,013,990
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	934,340	0	0	2,079,650	3,013,990
	4	0	198	0	0	2	200
	5	0	934,340	0	0	2,079,650	3,013,990
LAKE ANGELUS	1	0	55,300	0	0	543,400	598,700
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	55,300	0	0	543,400	598,700
	4	0	5	0	0	4	9
	5	0	55,300	0	0	543,400	598,700
LATHRUP VILLAGE	1	0	3,178,630	0	0	1,355,200	4,533,830
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	3,178,630	0	0	1,355,200	4,533,830
	4	0	278	0	0	3	281
	5	0	3,178,630	0	0	1,347,240	4,525,870
MADISON HEIGHTS	1	0	60,260,950	25,358,830	0	16,911,640	102,531,420
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	60,260,950	25,358,830	0	16,911,640	102,531,420
	4	0	1,534	134	0	8	1,676
	5	0	60,235,650	25,358,830	0	16,911,640	102,506,120
NORTHVILLE	1	0	493,320	0	0	1,173,290	1,666,610
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	493,320	0	0	1,173,290	1,666,610
	4	0	62	0	0	2	64
	5	0	493,320	0	0	1,173,290	1,666,610
NOVI	1	0	174,484,920	16,442,240	0	46,365,670	237,292,830
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	174,484,920	16,442,240	0	46,365,670	237,292,830
	4	0	2,422	48	0	14	2,484
	5	0	174,484,920	16,442,240	0	46,365,670	237,292,830

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
OAK PARK	1	0	15,103,010	5,425,550	0	10,010,900	30,539,460
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	15,103,010	5,425,550	0	10,010,900	30,539,460
	4	0	1,423	59	0	7	1,489
	5	0	15,128,900	5,425,550	0	10,010,900	30,565,350
ORCHARD LAKE	1	0	2,128,050	0	0	2,843,340	4,971,390
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	2,128,050	0	0	2,843,340	4,971,390
	4	0	88	0	0	7	95
	5	0	2,128,050	0	0	2,843,340	4,971,390
PLEASANT RIDGE	1	0	1,459,540	0	0	1,407,890	2,867,430
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	1,459,540	0	0	1,407,890	2,867,430
	4	0	93	0	0	3	96
	5	0	1,459,540	0	0	1,407,890	2,867,430
PONTIAC	1	0	44,928,150	17,802,880	0	41,693,010	104,424,040
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	44,928,150	17,802,880	0	41,693,010	104,424,040
	4	0	1,434	52	0	4	1,490
	5	0	44,928,150	17,802,880	0	41,693,010	104,424,040
ROCHESTER	1	0	12,127,690	3,716,450	0	4,972,810	20,816,950
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	12,127,690	3,716,450	0	4,972,810	20,816,950
	4	0	867	18	0	5	890
	5	0	12,127,690	3,716,450	0	4,972,810	20,816,950
ROCHESTER HILLS	1	0	68,970,310	38,089,640	0	57,414,550	164,474,500
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	68,970,310	38,089,640	0	57,414,550	164,474,500
	4	0	1,904	142	0	10	2,056
	5	0	68,970,310	38,089,640	0	57,414,550	164,474,500

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
ROYAL OAK	1	0	67,208,810	12,609,690	0	43,784,540	123,603,040
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	67,208,810	12,609,690	0	43,784,540	123,603,040
	4	0	2,035	41	0	8	2,084
	5	0	67,153,960	12,609,690	0	43,784,540	123,548,190
SOUTHFIELD	1	0	303,021,330	13,777,410	0	37,140,240	353,938,980
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	303,021,330	13,777,410	0	37,140,240	353,938,980
	4	0	6,103	48	0	14	6,165
	5	0	303,021,330	13,777,410	0	37,140,240	353,938,980
SOUTH LYON	1	0	4,643,850	3,833,590	0	3,960,310	12,437,750
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	4,643,850	3,833,590	0	3,960,310	12,437,750
	4	0	373	12	0	3	388
	5	0	4,643,850	3,833,590	0	3,960,310	12,437,750
SYLVAN LAKE	1	0	885,330	0	0	1,688,300	2,573,630
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	885,330	0	0	1,688,300	2,573,630
	4	0	132	0	0	6	138
	5	0	885,330	0	0	1,688,300	2,573,630
TROY	1	0	256,580,200	74,210,610	0	51,180,240	381,971,050
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	256,580,200	74,210,610	0	51,180,240	381,971,050
	4	0	7,168	665	0	19	7,852
	5	0	256,580,200	74,210,610	0	51,180,240	381,971,050
WALLED LAKE	1	0	4,814,620	2,787,880	0	4,463,370	12,065,870
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	4,814,620	2,787,880	0	4,463,370	12,065,870
	4	0	363	11	0	3	377
	5	0	4,814,620	2,787,880	0	4,463,370	12,065,870

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - CITIES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL
WIXOM	1	0	52,951,600	42,255,840	0	18,380,750	113,588,190
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	52,951,600	42,255,840	0	18,380,750	113,588,190
	4	0	1,039	129	0	11	1,179
	5	0	52,951,600	42,255,840	0	18,380,750	113,588,190
TOTAL CITIES	1	0	1,410,811,150	437,799,790	0	481,769,250	2,330,380,190
	3	0	1,410,811,150	437,799,790	0	481,769,250	2,330,380,190
	4	0	37,415	1,761	0	197	39,373
	5	0	1,410,741,280	437,799,790	0	481,752,310	2,330,293,380
TOTAL TOWNSHIPS	1	0	365,526,876	120,977,220	0	592,214,830	1,078,718,926
	3	0	365,526,876	120,977,220	0	592,214,830	1,078,718,926
	4	0	12,832	324	0	234	13,390
	5	0	365,615,766	120,977,220	0	591,066,880	1,077,659,866
TOTAL COUNTY	1	0	1,776,338,026	558,777,010	0	1,073,984,080	3,409,099,116
	3	0	1,776,338,026	558,777,010	0	1,073,984,080	3,409,099,116
	4	0	50,247	2,085	0	431	52,763
	5	0	1,776,357,046	558,777,010	0	1,072,819,190	3,407,953,246

2016 EQUALIZATION FACTORS BY CLASS BY TOWNSHIPS



ASSESSING DISTRICT - TOWNSHIPS	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL PERSONAL
ADDISON	1.0000	1.0453	1.0205	1.0593			1.0000
BLOOMFIELD		1.0000	1.0000	1.0000			1.0000
BRANDON	1.0000	1.0000	1.0000	1.0000			1.0000
COMMERCE		1.0000	1.0000	1.0000			1.0000
GROVELAND	1.0000	1.0000	1.0000	1.0000			1.0000
HIGHLAND	1.0000	1.0000	1.0000	1.0000			1.0000
HOLLY	1.0000	1.0000	1.0000	1.0000			1.0000
INDEPENDENCE		1.0000	1.0000	1.0000			1.0000
LYON	1.0000	1.0000	1.0000	1.0000			1.0000
MILFORD	1.0000	1.0000	1.0000	1.0000			1.0000
NOVI				1.0000			1.0000
OAKLAND	1.0000	1.0000	1.0000	1.0000			1.0000
ORION		1.0000	1.0000	1.0000			1.0000
OXFORD	1.0000	1.0000	1.0000	1.0000			1.0000
ROSE	1.0000	1.0000	1.0000	1.0000			1.0000
ROYAL OAK		1.0000	1.0000	1.0000			1.0000
SOUTHFIELD		1.0000	1.0000	1.0000			1.0000
SPRINGFIELD	1.0000	1.0000	1.0000	1.0000			1.0000
WATERFORD		1.0000	1.0000	1.0000			1.0000
WEST BLOOMFIELD		1.0000	1.0000	1.0000			1.0000
WHITE LAKE	1.0000	1.0000	1.0000	1.0000			1.0000

* County Equalization Factor (See Page 22 for detail).

2016 EQUALIZATION FACTORS BY CLASS BY CITIES



ASSESSING DISTRICT - CITIES	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER REAL	DEVELOPMENT REAL	TOTAL PERSONAL
AUBURN HILLS		1.0000	1.0000	1.0000			1.0000
BERKLEY		1.0000	1.0000	1.0000			1.0000
BIRMINGHAM		1.0000	1.0000	1.0000			1.0000
BLOOMFIELD HILLS		1.0000		1.0000			1.0000
CLARKSTON VILLAGE		1.0000		1.0000			1.0000
CLAWSON		1.0000	1.0000	1.0000			1.0000
FARMINGTON		1.0000	1.0000	1.0000			1.0000
FARMINGTON HILLS		1.0000	1.0000	1.0000			1.0000
FENTON				1.0000			1.0000
FERNDALE		1.0000	1.0000	1.0000			1.0000
HAZEL PARK		1.0000	1.0000	1.0000			1.0000
HUNTINGTON WOODS		1.0000		1.0000			1.0000
KEEGO HARBOR		1.0000		1.0000			1.0000
LAKE ANGELUS		1.0000		1.0000			1.0000
LATHRUP VILLAGE		1.0000		1.0000			1.0000
MADISON HEIGHTS		1.0000	1.0000	1.0000			1.0000
NORTHVILLE		1.0000		1.0000			1.0000
NOVI		1.0000	1.0000	1.0000			1.0000
OAK PARK		1.0000	1.0000	1.0000			1.0000
ORCHARD LAKE		1.0000	1.0000	1.0000			1.0000
PLEASANT RIDGE		1.0000		1.0000			1.0000
PONTIAC		1.0000	1.0000	1.0000			1.0000
ROCHESTER		1.0000	1.0000	1.0000			1.0000
ROCHESTER HILLS		1.0000	1.0000	1.0000			1.0000
ROYAL OAK		1.0000	1.0000	1.0000			1.0000
SOUTHFIELD		1.0000	1.0000	1.0000			1.0000
SOUTH LYON		1.0000	1.0000	1.0000			1.0000
SYLVAN LAKE		1.0000	1.0000	1.0000			1.0000
TROY		1.0000	1.0000	1.0000			1.0000
WALLED LAKE		1.0000	1.0000	1.0000			1.0000
WIXOM		1.0000	1.0000	1.0000			1.0000

OAKLAND COUNTY VILLAGE INFORMATION

The village information included in the following pages is for informational purposes only.

Village totals are included in the township totals in the previous pages.

Here is a reference of which villages are included in the township totals.

<u>TOWNSHIP</u>	<u>VILLAGE</u>
ADDISON TOWNSHIP	VILLAGE OF LEONARD
BRANDON TOWNSHIP	VILLAGE OF ORTONVILLE
COMMERCE TOWNSHIP	VILLAGE OF WOLVERINE LAKE
HOLLY TOWNSHIP	VILLAGE OF HOLLY
MILFORD TOWNSHIP	VILLAGE OF MILFORD
ORION TOWNSHIP	VILLAGE OF LAKE ORION
OXFORD TOWNSHIP	VILLAGE OF OXFORD
ROSE TOWNSHIP	VILLAGE OF HOLLY
SOUTHFIELD TOWNSHIP	VILLAGE OF BINGHAM FARMS
	VILLAGE OF FRANKLIN
	VILLAGE OF BEVERLY HILLS

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY VILLAGES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - VILLAGES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENT REAL	TOTAL REAL PROPERTY
VILLAGE OF BEVERLY HILLS (TH)	1	0	25,254,830	129,230	674,945,410	0	0	700,329,470
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	25,254,830	129,230	674,945,410	0	0	700,329,470
	4	0	45	2	4,120	0	0	4,167
	5	0	22,992,740	120,230	499,407,460	0	0	522,520,430
VILLAGE OF BINGHAM FARMS (TB)	1	0	52,895,640	0	133,812,210	0	0	186,707,850
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	52,895,640	0	133,812,210	0	0	186,707,850
	4	0	27	0	523	0	0	550
	5	0	49,839,990	0	100,337,060	0	0	150,177,050
VILLAGE OF FRANKLIN (TF)	1	0	3,704,530	72,170	398,364,030	0	0	402,140,730
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	3,704,530	72,170	398,364,030	0	0	402,140,730
	4	0	23	1	1,291	0	0	1,315
	5	0	3,388,130	71,480	308,574,860	0	0	312,034,470
VILLAGE OF HOLLY (IH)	1	0	27,453,100	3,173,520	92,484,290	0	0	123,110,910
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	27,453,100	3,173,520	92,484,290	0	0	123,110,910
	4	0	179	21	1,965	0	0	2,165
	5	0	24,810,910	3,040,220	70,220,660	0	0	98,071,790
VILLAGE OF HOLLY (RH)	1	0	0	0	0	0	0	0
	2	0	0	0	0	0	0	0
	3	0	0	0	0	0	0	0
	4	0	0	0	0	0	0	0
	5	0	0	0	0	0	0	0
VILLAGE OF LAKE ORION (OL)	1	0	20,554,490	39,020	126,103,120	0	0	146,696,630
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	20,554,490	39,020	126,103,120	0	0	146,696,630
	4	0	139	2	1,338	0	0	1,479
	5	0	19,043,890	37,420	95,952,140	0	0	115,033,450

2016 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY VILLAGES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - VILLAGES		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENT REAL	TOTAL REAL PROPERTY
VILLAGE OF LEONARD (AL) *	1	210,885	419,910	721,880	11,968,460	0	0	13,321,135
	2	1.0000	1.0453	1.0205	1.0593	0	0	1.0558
	3	210,885	438,933	736,678	12,678,189	0	0	14,064,685
	4	2	8	7	213	0	0	230
	5	145,835	332,200	575,750	10,156,692	0	0	11,210,477
VILLAGE OF MILFORD (LM)	1	0	48,097,220	639,620	254,844,750	0	0	303,581,590
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	48,097,220	639,620	254,844,750	0	0	303,581,590
	4	0	210	11	2,524	0	0	2,745
	5	0	41,427,560	617,930	190,058,940	0	0	232,104,430
VILLAGE OF ORTONVILLE (DO)	1	0	7,571,130	416,840	31,433,980	0	0	39,421,950
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	7,571,130	416,840	31,433,980	0	0	39,421,950
	4	0	84	5	527	0	0	616
	5	0	6,746,440	332,000	25,501,060	0	0	32,579,500
VILLAGE OF OXFORD (PO)	1	0	26,232,780	7,229,170	103,726,240	0	0	137,188,190
	2	0	1.0000	1.0000	1.0000	0	0	1.0000
	3	0	26,232,780	7,229,170	103,726,240	0	0	137,188,190
	4	0	148	42	1,227	0	0	1,417
	5	0	23,359,100	6,852,680	76,513,510	0	0	106,725,290
VILLAGE OF WOLVERINE LAKE (EW)	1	0	9,302,740	0	184,960,950	0	0	194,263,690
	2	0	1.0000	0	1.0000	0	0	1.0000
	3	0	9,302,740	0	184,960,950	0	0	194,263,690
	4	0	30	0	1,871	0	0	1,901
	5	0	9,084,780	0	140,638,800	0	0	149,723,580

* Amount Added From Equalization Factor

Commercial +19,023
 Industrial +14,798
 Residential +709,729

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY VILLAGES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - VILLAGES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
VILLAGE OF BEVERLY HILLS (TH)	1	0	4,708,430	0	0	4,709,400	9,417,830
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	4,708,430	0	0	4,709,400	9,417,830
	4	0	197	0	0	3	200
	5	0	4,708,430	0	0	4,709,400	9,417,830
VILLAGE OF BINGHAM FARMS (TB)	1	0	10,580,820	0	0	1,545,790	12,126,610
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	10,580,820	0	0	1,545,790	12,126,610
	4	0	571	0	0	6	577
	5	0	10,580,820	0	0	1,545,790	12,126,610
VILLAGE OF FRANKLIN (TF)	1	0	1,011,890	0	0	1,933,550	2,945,440
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	1,011,890	0	0	1,933,550	2,945,440
	4	0	79	0	0	3	82
	5	0	1,011,890	0	0	1,933,550	2,945,440
VILLAGE OF HOLLY (IH)	1	0	2,725,610	1,270,220	0	2,207,030	6,202,860
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	2,725,610	1,270,220	0	2,207,030	6,202,860
	4	0	240	11	0	2	253
	5	0	2,791,970	1,270,220	0	2,207,030	6,269,220
VILLAGE OF HOLLY (RH)	1	0	0	0	19,520	0	19,520
	2	0	0	0	1.0000	0	1.0000
	3	0	0	0	19,520	0	19,520
	4	0	0	0	1	0	1
	5	0	0	0	19,520	0	19,520
VILLAGE OF LAKE ORION (OL)	1	0	2,198,030	0	0	1,933,480	4,131,510
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	2,198,030	0	0	1,933,480	4,131,510
	4	0	172	0	0	2	174
	5	0	2,206,260	0	0	1,933,480	4,139,740

2016 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY VILLAGES

(1) ASSESSED VALUES BY CLASS (2) EQUALIZATION FACTOR
 (3) EQUALIZED VALUES BY CLASS (4) PARCEL COUNT
 (5) TAXABLE VALUE



ASSESSING DISTRICT - VILLAGES		AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
VILLAGE OF LEONARD (AL)	1	0	76,270	560,780	0	212,870	849,920
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	76,270	560,780	0	212,870	849,920
	4	0	18	4	0	2	24
	5	0	76,270	560,780	0	176,580	813,630
VILLAGE OF MILFORD (LM)	1	0	4,897,960	66,700	0	6,103,010	11,067,670
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	4,897,960	66,700	0	6,103,010	11,067,670
	4	0	365	2	0	2	369
	5	0	4,897,960	66,700	0	6,103,010	11,067,670
VILLAGE OF ORTONVILLE (DO)	1	0	478,630	133,830	0	764,460	1,376,920
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	478,630	133,830	0	764,460	1,376,920
	4	0	80	1	0	2	83
	5	0	478,630	133,830	0	764,460	1,376,920
VILLAGE OF OXFORD (PO)	1	0	2,180,480	2,231,550	0	2,365,470	6,777,500
	2	0	1.0000	1.0000	0	1.0000	1.0000
	3	0	2,180,480	2,231,550	0	2,365,470	6,777,500
	4	0	250	18	0	2	270
	5	0	2,180,480	2,231,550	0	2,365,470	6,777,500
VILLAGE OF WOLVERINE LAKE (EW)	1	0	753,950	0	0	1,756,730	2,510,680
	2	0	1.0000	0	0	1.0000	1.0000
	3	0	753,950	0	0	1,756,730	2,510,680
	4	0	36	0	0	2	38
	5	0	753,950	0	0	1,756,730	2,510,680

2016 OAKLAND COUNTY EQUALIZATION DISTRIBUTION OF:

DNR FACILITIES TAX (PUBLIC ACT 513 OF 2004)

OBSOLETE REHABILITATION TAX (PUBLIC ACT 146 OF 2000)

INDUSTRIAL FACILITIES TAX (PUBLIC ACT 198 OF 1974)

COMMERCIAL REHABILITATION TAX (PUBLIC ACT 210 OF 2005)



ASSESSING DISTRICT	ACT 513	ACT 198		ACT 146		PA 210	
	NEW	REHAB	NEW	OPRA-F	OPRA-R	CRA-F	CRA-R
TOWNSHIPS							
ADDISON	152,850		164,190				
BRANDON	1,195,971						
COMMERCE	6,498,001		79,310				
GROVELAND	7,229,370						
HIGHLAND	7,984,912						
HOLLY	5,489,085		10,520				
INDEPENDENCE			70,100				
LYON	324,748		998,510				
MILFORD	2,249,422		8,542,740				
OAKLAND	4,308,520						
ORION	7,224,943		6,629,730				
OXFORD	312,214		4,330				
ROSE	22,081						
WATERFORD	2,462,840		863,210				
WHITE LAKE	7,465,801						
CITIES							
AUBURN HILLS		16,220,063	106,618,020			1,147,740	800,990
FARMINGTON			642,420				
FARMINGTON HILLS			1,036,930				
FERNDALE			784,260				
MADISON HEIGHTS			6,336,640				
NOVI			21,045,740				3,849,040
OAK PARK			4,812,050	2,175,200			
ORCHARD LAKE	576,352						
PONTIAC			15,022,380	2,974,907	1,509,840	2,068,350	405,840
ROCHESTER HILLS		1,100,000	11,707,050				
ROYAL OAK			6,267,280				
SOUTH LYON			1,738,300				
SOUTHFIELD			5,155,450				
TROY		1,167,280	10,580,770				
WIXOM	34,628		12,314,550				
TOTAL COUNTY	53,531,738	18,487,343	221,424,480	5,150,107	1,509,840	3,216,090	5,055,870