

**DANIEL T. MURPHY
OAKLAND COUNTY EXECUTIVE**

**1988 EQUALIZATION
OAKLAND COUNTY, MICHIGAN**

Prepared By

DEPARTMENT OF MANAGEMENT AND BUDGET
Louis A. MacKenzie, Director

EQUALIZATION DIVISION

Don L. Bailey, Manager

under the direction of the Finance Committee of The Board of Commissioners

DR. G. WILLIAM CADDELL
Chairperson

ROBERT W. PAGE
Vice Chairperson

HUBERT PRICE, JR.
Minority Vice Chairperson

JAMES A. DOYON

MARILYNN E. GOSLING

ANNE M. HOBART

RICHARD D. KUHN, JR.

JAMES E. LANNI

LAWRENCE R. PERNICK

RICHARD R. WILCOX



TABLE OF CONTENTS

RECOMMENDATION AS TO EQUALIZED VALUE FROM DIRECTOR OF DEPARTMENT OF MANAGEMENT AND BUDGET i

BOARD OF COMMISSIONERS RESOLUTION ii

ANALYSIS OF EQUALIZED VALUATION COUNTY SUMMARY 1-3

1988 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUE BY TOWNSHIPS 4

1988 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUE BY CITIES 5

1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS 6-9

1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES 10-14

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS 15-18

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES 19-23

1988 EQUALIZATION FACTORS ANALYSIS BY CLASS BY TOWNSHIPS 24

1988 EQUALIZATION FACTORS ANALYSIS BY CLASS BY CITIES 25

1988 DISTRIBUTION OF INDUSTRIAL FACILITIES TAX 26

1988 DISTRIBUTION OF COMMERCIAL FACILITIES TAX 26

1988 DISTRIBUTION OF TECHNOLOGY PARK DEVELOPMENT TAX 26



COUNTY OF OAKLAND

DANIEL T. MURPHY, COUNTY EXECUTIVE

April 21, 1988

TO THE OAKLAND COUNTY BOARD OF COMMISSIONERS - FINANCE COMMITTEE

RE: Recommendation as to Equalized Value

The total recommended equalized value for 1988 in Oakland County, Michigan is
\$20,834,957,169.

According to Section 211.34 of the General Property Tax Laws of the State of Michigan, the primary function of the Equalization Division is to assist the Board of Commissioners in equalizing the assessed value for Oakland County. This is accomplished by adding to or deducting from the assessed value of each class of property in all 50 assessing jurisdictions, in order to bring each unit to a common level of valuation. As a result, the equalization process allows individual assessments in a taxing district to remain the same.

In order to fulfill the requirements of Section 211.34, the Equalization Division conducted sample studies by class of property to determine the relationships between assessed value and current cash value for each assessing district. Oakland County has a total of over 400,000 parcels; during 1987 our Division completed approximately 37,800 real property appraisals and conducted approximately 3,500 personal property audits.

The attached reports are the findings and recommendations of the Manager of the Equalization Division, and is an analysis of assessed and equalized values by class of property for all assessing districts in Oakland County. This summary was prepared by the staff of the Equalization Division and is within the guidelines as established by the State Tax Commission.

Pursuant to the requirements of the General Property Tax Laws and the State Tax Commission rules and procedures, hearings have been held with the local assessing officials and available data reviewed.

If you have any questions or desire more information, please do not hesitate to call.

Respectfully submitted,

Louis A. MacKenzie, Director
Department of Management & Budget

April 21, 1988

BY: THE FINANCE COMMITTEE, DR. G. WILLIAM CADDELL, CHAIRPERSON

IN RE: MANAGEMENT AND BUDGET DEPARTMENT - 1988 EQUALIZATION

TO THE OAKLAND COUNTY BOARD OF COMMISSIONERS

Mr. Chairperson, Ladies and Gentlemen:

WHEREAS, the staff of the Equalization Division of the Department of Management and 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 true cash value; and

WHEREAS, based on its findings, the manager of the Equalization Division has presented to the Finance Committee the recommended 1988 Equalization values which adds to or deducts from the valuation of the taxable 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 Finance Committee in accordance with Rule XA8 of the Board of Commissioners adopted December 10, 1987, has reviewed the findings and recommendations of the employees of the Equalization Division and conducted hearings to provide for local intervention into the equalization process; and

WHEREAS, the Equalization Factors listed on the attached report are 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 1988 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.

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

FINANCE COMMITTEE

Dr. G. William Caddell, Chairperson

STATE TAX COMMISSION
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION
COUNTY SUMMARY

S.T.C. L - 4023
YEAR 1988

	ASSESSED VALUE	TRUE CASH VALUE
100 R E A L PROPERTY		
101 AGRICULTURAL	169,112,200	364,601,703
102 LOSS	16,187,200	35,151,280
103	152,925,000	329,450,423
104 ADJUSTMENT	11,453,800	
105	164,378,800	329,450,423
106 NEW	10,254,100	20,518,237
107		
108 TOTAL AGRICULTURAL	174,632,900	349,968,660
200		
201 COMMERCIAL	3,730,300,995	8,039,335,193
202 LOSS	114,435,437	242,064,755
203	3,615,865,558	7,797,270,438
204 ADJUSTMENT	267,295,684	
205	3,883,161,242	7,797,270,438
206 NEW	467,399,026	936,973,568
207		
208 TOTAL COMMERCIAL	4,350,560,268	8,734,244,006
300		
301 INDUSTRIAL	1,272,180,027	2,741,310,493
302 LOSS	20,125,688	44,765,953
303	1,252,054,339	2,696,544,540
304 ADJUSTMENT	90,872,496	
305	1,342,926,835	2,696,544,540
306 NEW	121,457,386	243,323,553
307		
308 TOTAL INDUSTRIAL	1,464,384,221	2,939,868,093
400		
401 RESIDENTIAL	11,132,509,028	23,960,064,583
402 LOSS	53,541,049	114,675,479
403	11,078,967,979	23,845,389,104
404 ADJUSTMENT	820,207,761	
405	11,899,175,740	23,845,389,104
406 NEW	748,016,480	1,497,459,232
407		
408 TOTAL RESIDENTIAL	12,647,192,220	25,342,848,336
500		
501 TIMBER-C.O.		
502 LOSS		
503		
504 ADJUSTMENT		
505		
506 NEW		
507		
508 TOTAL TIMBER-C.O.		
600		
601 DEVELOPMNTL	55,112,725	111,796,845
602 LOSS	17,450,250	35,218,189
603	37,662,475	76,580,740
604 ADJUSTMENT	627,375	
605	38,289,850	76,580,740
606 NEW	6,655,550	13,331,187
607		
608 TOTAL DEVELOPMNTL	44,955,400	89,911,927
800		
801 TOTAL REAL	18,681,725,009	37,456,841,022

STATE TAX COMMISSION
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION
COUNTY SUMMARY

S.T.C. L - 4023
YEAR 1983

	ASSESSED VALUE	TRUE CASH VALUE
150 PERSONAL PROPERTY		
151 AGRICULTURAL		
152 LOSS		
153		
154 ADJUSTMENT		
155		
156 NEW		
157		
158 TOTAL AGRICULTURAL		
250		
251 COMMERCIAL		
252 LOSS	1,114,884,044	2,304,697,242
253	246,371,168	508,360,397
254 ADJUSTMENT	863,512,876	1,796,336,845
255	29,619,004	
256 NEW	398,131,880	1,796,336,845
257	307,822,652	615,670,596
258 TOTAL COMMERCIAL	1,205,954,532	2,412,007,441
350		
351 INDUSTRIAL		
352 LOSS	560,442,552	1,128,669,537
353	60,041,073	120,795,115
354 ADJUSTMENT	500,401,479	1,007,674,422
355	3,437,840	
356 NEW	503,839,319	1,007,674,422
357	30,012,101	150,023,612
358 TOTAL INDUSTRIAL	563,851,420	1,167,698,034
450		
451 RESIDENTIAL		
452 LOSS	2,068,200	4,307,494
453	119,900	249,740
454 ADJUSTMENT	1,948,300	4,057,754
455	30,800	
456 NEW	2,023,900	4,057,754
457	3,500	7,000
458 TOTAL RESIDENTIAL	2,032,400	4,064,754
550		
551 UTILITY		
552 LOSS	335,712,153	671,357,052
553	10,320,626	20,641,252
554 ADJUSTMENT	325,391,527	650,715,300
555	21,907-	
556 NEW	325,369,620	650,715,800
557	36,024,183	72,046,696
558 TOTAL UTILITY	301,393,803	722,762,496
350 TOTAL PERSONAL	2,153,232,160	4,306,532,725

STATE TAX COMMISSION
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION
COUNTY SUMMARY

S.T.C. L - 4023
YEAR 1988

	NUMB. PARCELS	ASSESSED VALUE	TRUE CASH VALUE	EQUALIZED VALUE	ROUNDED EQ. VALUE	DIFFERENCE
108	TOTAL AGRICULTURAL	3221	174,632,900	349,968,660	174,984,323	351,423
208	TOTAL COMMERCIAL	19557	4,350,560,268	8,734,244,006	4,350,560,268	16,561,724
308	TOTAL INDUSTRIAL	6668	1,464,384,221	2,939,868,093	1,464,384,221	5,549,812
408	TOTAL RESIDENTIAL	344752	12,647,192,220	25,342,848,336	12,647,192,220	24,231,939
508	TOTAL TIMBER-C.O. N O N E					
608	TOTAL DEVELOPMNTL	750	44,955,400	89,911,927	44,955,400	559
800	TOTAL REAL	374948	18,681,725,009	37,456,841,022	18,681,725,009	46,695,457
	PERSONAL PROPERTY					
158	TOTAL AGRICULTURAL					
258	TOTAL COMMERCIAL	39474	1,205,954,532	2,412,007,441		
358	TOTAL INDUSTRIAL	2402	583,851,420	1,167,698,034		
458	TOTAL RESIDENTIAL	55	2,032,400	4,064,754		
558	TOTAL UTILITY	366	361,393,808	722,762,496		
650	TOTAL PERSONAL	42297	2,153,232,160	4,306,532,725	2,153,232,160	34,191
900	GRAND TOTAL	417245	20,834,957,169	41,763,373,747	20,834,957,169	46,729,648

OAKLAND COUNTY
1988 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES
BY TOWNSHIPS

ASSESSING DISTRICT	NUMBER OF ACRES	REAL PROPERTY		PERSONAL PROPERTY		TOTAL PROPERTY REAL / PERSONAL	
		ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE
ADDISON TWP	19,957.13	78,089,000	78,089,000	6,881,900	6,881,900	84,970,900	84,970,900
BLOOMFIELD TWP	13,370.36	1,387,338,420	1,387,338,420	45,462,990	45,462,990	1,432,801,410	1,432,801,410
BRANDON TWP	20,421.40	122,412,640	122,412,640	5,342,000	5,342,000	127,754,640	127,754,640
COMMERCE TWP	14,951.56	386,853,350	386,853,350	48,016,500	48,016,500	434,869,850	434,869,850
GRIVELAND TWP	19,349.76	61,407,000	61,407,000	4,283,000	4,283,000	65,695,000	65,695,000
HIGHLAND TWP	20,201.69	187,878,500	187,878,500	11,198,050	11,198,050	199,076,550	199,076,550
HOLLY TWP	20,339.03	85,710,390	85,710,390	6,872,300	6,872,300	92,582,890	92,582,890
INDEPENDENCE TWP	18,989.98	361,869,100	361,869,100	17,208,000	17,208,000	379,077,100	379,077,100
LYON TWP	15,232.12	111,240,550	111,240,550	19,826,850	19,826,850	131,067,400	131,067,400
MILFORD TWP	17,334.65	168,736,600	168,736,600	31,532,950	31,532,950	200,269,550	200,269,550
NOVI TWP	59.84	2,933,500	2,933,500	117,200	117,200	3,055,700	3,055,700
OAKLAND TWP	20,227.14	158,773,300	158,773,300	8,214,352	8,214,352	166,987,652	166,987,652
ORION TWP	18,641.06	314,414,500	314,414,500	34,316,460	34,316,460	348,730,960	348,730,960
OXFORD TWP	19,283.26	138,849,100	138,849,100	13,686,400	13,686,400	152,535,500	152,535,500
ROSE TWP	19,798.44	62,092,200	62,092,200	3,476,000	3,476,000	65,568,200	65,568,200
ROYAL OAK TWP	320.41	35,235,800	35,235,800	6,401,750	6,401,750	41,637,550	41,637,550
SOUTHFIELD TWP	4,046.98	447,832,800	447,832,800	23,304,700	23,304,700	471,137,500	471,137,500
SPRINGFIELD TWP	18,340.28	121,580,275	121,580,275	9,794,800	9,794,800	131,375,075	131,375,075
WATERFORD TWP	14,960.80	816,873,000	816,873,000	64,661,400	64,661,400	881,539,400	881,539,400
WEST BLMFLD TWP	15,619.53	1,315,754,875	1,315,754,875	31,868,650	31,868,650	1,347,423,525	1,347,423,525
WHITE LAKE TWP	19,984.18	255,013,900	255,013,900	10,245,850	10,245,850	265,259,750	265,259,750
TOTAL TOWNSHIPS	335,099.65	6,620,399,000	6,620,399,000	402,517,102	402,517,102	7,023,416,102	7,023,416,102



OAKLAND COUNTY
1988 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES
BY CITIES

ASSESSING DISTRICT	NUMBER OF ACRES	REAL PROPERTY		PERSONAL PROPERTY		TOTAL PROPERTY REAL / PERSONAL	
		ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE
AUBRN HILLS CTY	10,649.60	197,646,649	197,646,649	64,790,400	64,790,400	262,437,049	262,437,049
BERKLEY CITY	1,213.93	174,867,300	174,867,300	9,442,400	9,442,400	184,309,700	184,309,700
BIRMINGHAM CITY	2,217.97	617,312,030	617,312,030	33,337,100	33,337,100	650,649,130	650,649,130
BLMFLD HILLS CTY	2,365.32	333,112,100	333,112,100	26,027,750	26,027,750	359,139,850	359,139,850
CLAWSON CITY	1,067.54	163,116,100	163,116,100	10,334,750	10,334,750	173,450,850	173,450,850
FARMINGTON CITY	1,250.14	190,598,800	190,598,800	13,714,100	13,714,100	204,312,900	204,312,900
FARMNGTN HLS CTY	16,476.19	1,654,443,700	1,654,443,700	122,302,500	122,302,500	1,776,746,200	1,776,746,200
FERNDALE CITY	1,884.72	207,630,400	207,630,400	31,909,850	31,909,850	239,540,250	239,540,250
HAZEL PARK CITY	1,351.79	135,932,700	135,932,700	13,211,300	13,211,300	149,144,000	149,144,000
HUNTINGN WDS CTY	576.33	108,132,400	108,132,400	1,775,350	1,775,350	109,907,750	109,907,750
KEEGD HARBOR CTY	285.31	30,913,200	30,913,200	1,870,450	1,870,450	32,783,650	32,783,650
LK ANGELUS CTY	1,049.60	17,240,700	17,240,700	1,101,750	1,101,750	17,342,450	17,342,450
LATHRUP VLG CITY	761.92	79,598,650	79,598,650	4,905,828	4,905,828	84,504,478	84,504,478
MADISON HGTS CITY	3,204.27	469,962,400	469,962,400	125,034,000	125,034,000	594,996,400	594,996,400
NORTHVILLE CITY	472.38	59,950,300	59,950,300	67,923,200	67,923,200	60,873,500	60,873,500
NOVI CITY	16,447.86	692,255,250	692,255,250	67,082,950	67,082,950	759,338,200	759,338,200
OK PARK CITY	2,384.73	260,791,870	260,791,870	36,990,500	36,990,500	297,782,370	297,782,370
ORCHARD LAKE CTY	2,079.03	98,245,800	98,245,800	1,835,400	1,835,400	100,081,200	100,081,200
PLEASANT RDG CTY	285.59	40,345,990	40,345,990	3,859,000	3,859,000	44,204,990	44,204,990
PONTIAC CITY	8,031.63	590,078,200	590,078,200	23,949,800	23,949,800	826,073,000	826,073,000
ROCHESTER CITY	1,593.95	133,590,300	133,590,300	23,949,800	23,949,800	157,539,500	157,539,500
ROCH. HILLS CTY	15,260.38	1,138,035,000	1,138,035,000	77,136,800	77,136,800	1,215,171,800	1,215,171,800
ROYAL OAK CITY	5,599.72	808,894,700	808,894,700	61,193,300	61,193,300	870,088,000	870,088,000
SOUTHFIELD CITY	13,492.16	1,599,374,900	1,599,374,900	322,125,050	322,125,050	1,921,499,950	1,921,499,950
SOUTH LYON CITY	1,105.81	56,873,600	56,873,600	6,055,700	6,055,700	62,929,300	62,929,300
SYLVAN LAKE CITY	402.83	34,758,900	34,758,900	1,633,300	1,633,300	36,392,200	36,392,200
TROY CITY	15,987.26	1,956,497,570	1,956,497,570	373,569,380	373,569,380	2,330,066,950	2,330,066,950
WALLED LAKE CITY	1,204.00	72,799,600	72,799,600	9,729,750	9,729,750	82,529,350	82,529,350
WIXOM CITY	4,765.38	137,826,900	137,826,900	69,879,200	69,879,200	207,706,100	207,706,100
TOTAL CITIES	133,487.41	12,060,826,009	12,060,826,009	1,750,715,058	1,750,715,058	13,811,541,067	13,811,541,067
TOTAL TOWNSHIPS	335,099.65	6,620,899,000	6,620,899,000	402,517,102	402,517,102	7,023,416,102	7,023,416,102
TOTAL COUNTY	468,587.06	18,681,725,009	18,681,725,009	2,153,232,160	2,153,232,160	20,834,957,169	20,834,957,169

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
ADDISON TWP	(1)	4,137,700	3,208,800	1,177,700	54,883,100	NONE	14,681,700	78,089,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	4,137,700	3,208,800	1,177,700	54,883,100		14,681,700	78,089,000
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
BLOOMFIELD TWP	(1)	0	127,610,540	11,365,850	1,241,825,930	NONE	6,536,100	1,387,338,420
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	127,610,540	11,365,850	1,241,825,930		6,536,100	1,387,338,420
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
BRANDON TWP	(1)	11,086,250	14,534,250	572,600	96,219,540	NONE	0	122,412,640
	(2)	+0	+0	+0	+0		+0	+0
	(3)	11,086,250	14,534,250	572,600	96,219,540		0	122,412,640
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
COMMERCE TWP	(1)	11,718,900	30,775,300	42,630,400	301,728,750	NONE	0	386,853,350
	(2)	+0	+0	+0	+0		+0	+0
	(3)	11,718,900	30,775,300	42,630,400	301,728,750		0	386,853,350
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
GROVELAND TWP	(1)	13,410,500	4,031,100	1,765,900	42,199,500	NONE	0	61,407,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	13,410,500	4,031,100	1,765,900	42,199,500		0	61,407,000
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
HIGHLAND TWP	(1)	12,026,900	17,883,500	3,785,200	153,421,200	NONE	761,700	187,878,500
	(2)	+0	+0	+0	+0		+0	+0
	(3)	12,026,900	17,883,500	3,785,200	153,421,200		761,700	187,878,500
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	

OAKLAND COUNTY
1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS

BY TOWNSHIPS
(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
HOLLY TWP	(1)	7,530,000	10,792,050	2,839,600	61,719,940	NONE	2,829,000	85,710,590
	(2)	+0	+0	+0	+0		+0	
	(3)	7,530,000	10,792,050	2,839,600	61,719,940		2,829,000	85,710,590
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
INDEPENDENCE TWP	(1)	0	50,210,200	2,541,900	304,589,500	NONE	4,527,500	361,869,100
	(2)	+0	+0	+0	+0		+0	
	(3)	0	50,210,200	2,541,900	304,589,500		4,527,500	361,869,100
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
LYON TWP	(1)	13,060,800	20,013,800	7,537,400	70,414,050	NONE	214,500	111,240,550
	(2)	+0	+0	+0	+0		+0	
	(3)	13,060,800	20,013,800	7,537,400	70,414,050		214,500	111,240,550
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
MILFORD TWP	(1)	8,468,300	19,533,100	19,607,300	121,127,900	NONE	0	168,736,600
	(2)	+0	+0	+0	+0		+0	
	(3)	8,468,300	19,533,100	19,607,300	121,127,900		0	168,736,600
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
NOVI TWP	(1)	0	0	0	2,938,500	NONE	0	2,938,500
	(2)	+0	+0	+0	+0		+0	
	(3)	0	0	0	2,938,500		0	2,938,500
	(4)	.0000	.0000	.0000	1.0000		.0000	
OAKLAND TWP	(1)	23,208,900	3,495,300	900,600	131,168,500	NONE	0	158,773,300
	(2)	+0	+0	+0	+0		+0	
	(3)	23,208,900	3,495,300	900,600	131,168,500		0	158,773,300
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
GRION TWP	(1)	6,655,300	40,904,700	23,069,100	240,250,200	NONE	3,535,200	314,414,500
	(2)	+0	+0	+0	+0		+0	+0
	(3)	6,655,300	40,904,700	23,069,100	240,250,200		3,535,200	314,414,500
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	1.0000
OXFORD TWP	(1)	9,146,300	17,551,750	14,115,300	98,035,750	NONE	0	138,849,100
	(2)	+0	+0	+0	+0		+0	+0
	(3)	9,146,300	17,551,750	14,115,300	98,035,750		0	138,849,100
	(4)	1.0000	1.0000	1.0000	1.0000		0.0000	0.0000
ROSE TWP	(1)	6,800,300	363,800	521,900	54,406,200	NONE	0	62,092,200
	(2)	+0	+0	+0	+0		+0	+0
	(3)	6,800,300	363,800	521,900	54,406,200		0	62,092,200
	(4)	1.0000	1.0000	1.0000	1.0000		0.0000	0.0000
ROYAL OAK TWP	(1)	0	24,983,000	4,145,500	6,107,300	NONE	0	35,235,800
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	24,983,000	4,145,500	6,107,300		0	35,235,800
	(4)	.0000	1.0000	1.0000	1.0000		.0000	.0000
SOUTHFIELD TWP	(1)	0	71,143,400	133,500	376,555,900	NONE	0	447,832,800
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	71,143,400	133,500	376,555,900		0	447,832,800
	(4)	.0000	1.0000	1.0000	1.0000		.0000	.0000
SPRINGFIELD TWP	(1)	10,699,000	8,731,300	5,734,400	95,074,075	NONE	1,341,500	121,580,275
	(2)	+0	+0	+0	+0		+0	+0
	(3)	10,699,000	8,731,300	5,734,400	95,074,075		1,341,500	121,580,275
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
WATERFORD TWP	(1)	2,273,300	174,236,900	38,622,000	601,745,800	NONE	0	816,878,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	2,273,300	174,236,900	38,622,000	601,745,800		0	816,878,000
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
WEST BLMFLD TWP	(1)	0	138,298,275	3,783,850	1,170,149,600	NONE	3,523,150	1,315,754,875
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	138,298,275	3,783,850	1,170,149,600		3,523,150	1,315,754,875
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
WHITE LAKE TWP	(1)	11,835,400	21,627,400	2,096,800	219,454,300	NONE	0	255,013,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	11,835,400	21,627,400	2,096,800	219,454,300		0	255,013,900
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
TOTAL TOWNSHIPS	(1)	152,057,850	799,928,465	186,946,800	5,444,015,535	NONE	37,950,350	6,620,899,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	152,057,850	799,928,465	186,946,800	5,444,015,535		37,950,350	6,620,899,000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
AUBRN HILLS CTY	(1) 0 (2) +0 (3) 0 (4) .0000	65,039,228 +0 65,039,228 1.0000	53,810,811 +0 53,810,811 1.0000	76,340,260 +0 76,340,260 1.0000	NONE	2,456,350 +0 2,456,350 1.0000	197,646,649 +0 197,646,649
BERKLEY CITY	(1) 0 (2) +0 (3) 0 (4) .0000	22,525,600 +0 22,525,600 1.0000	1,870,600 +0 1,870,600 1.0000	150,471,100 +0 150,471,100 1.0000	NONE	0 +0 0 .0000	174,867,300 +0 174,867,300
BIRMINGHAM CITY	(1) 0 (2) +0 (3) 0 (4) .0000	145,628,500 +0 145,628,500 1.0000	9,382,100 +0 9,382,100 1.0000	462,301,430 +0 462,301,430 1.0000	NONE	0 +0 0 .0000	617,312,030 +0 617,312,030
BLMFLD HILLS CTY	(1) 0 (2) +0 (3) 0 (4) .0000	86,138,300 +0 86,138,300 1.0000	0 +0 0 .0000	246,267,800 +0 246,267,800 1.0000	NONE	706,000 +0 706,000 1.0000	333,112,100 +0 333,112,100
CLAWSON CITY	(1) 0 (2) +0 (3) 0 (4) .0000	33,516,900 +0 33,516,900 1.0000	10,713,800 +0 10,713,800 1.0000	118,885,400 +0 118,885,400 1.0000	NONE	0 +0 0 .0000	163,116,100 +0 163,116,100
FARMINGTON CITY	(1) 0 (2) +0 (3) 0 (4) .0000	55,809,800 +0 55,809,800 1.0000	7,802,800 +0 7,802,800 1.0000	126,986,200 +0 126,986,200 1.0000	NONE	0 +0 0 .0000	190,598,800 +0 190,598,800
FARMNGTN HLS CTY	(1) 0 (2) +0 (3) 0 (4) .0000	490,932,600 +0 490,932,600 1.0000	123,144,600 +0 123,144,600 1.0000	1,040,366,500 +0 1,040,366,500 1.0000	NONE	0 +0 0 .0000	1,654,443,700 +0 1,654,443,700
FERNDAL CITY	(1) 0 (2) +0 (3) 0 (4) .0000	38,753,300 +0 38,753,300 1.0000	24,013,900 +0 24,013,900 1.0000	144,863,200 +0 144,863,200 1.0000	NONE	0 +0 0 .0000	207,630,400 +0 207,630,400

OAKLAND COUNTY

1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS

BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
HAZEL PARK CITY (1)	0	25,740,300	8,423,600	101,768,800	NONE	0	135,932,700
(2)	+0	+0	+0	+0		+0	+0
(3)	0	25,740,300	8,423,600	101,768,800		0	135,932,700
(4)	.0000	1.0000	1.0000	1.0000		.0000	
HUNTINGTON WDS CTY (1)	0	3,101,100	0	105,031,300	NONE	0	108,132,400
(2)	+0	+0	+0	+0		+0	+0
(3)	0	3,101,100	0	105,031,300		0	108,132,400
(4)	.0000	1.0000	.0000	1.0000		.0000	
KEEGON HARBOR CTY (1)	0	10,199,700	0	20,713,500	NONE	0	30,913,200
(2)	+0	+0	+0	+0		+0	+0
(3)	0	10,199,700	0	20,713,500		0	30,913,200
(4)	.0000	1.0000	.0000	1.0000		.0000	
LK ANGELUS CTY (1)	0	0	0	17,240,700	NONE	0	17,240,700
(2)	+0	+0	+0	+0		+0	+0
(3)	0	0	0	17,240,700		0	17,240,700
(4)	.0000	.0000	.0000	1.0000		.0000	
LATHRUP VLG CITY (1)	0	14,941,100	0	64,657,550	NONE	0	79,598,650
(2)	+0	+0	+0	+0		+0	+0
(3)	0	14,941,100	0	64,657,550		0	79,598,650
(4)	.0000	1.0000	.0000	1.0000		.0000	
MADISON HGTS CTY (1)	0	112,497,800	143,839,000	213,625,600	NONE	0	469,962,400
(2)	+0	+0	+0	+0		+0	+0
(3)	0	112,497,800	143,839,000	213,625,600		0	469,962,400
(4)	.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
NORTHVILLE CITY	(1) 0	1,970,300	654,300	57,325,700	NONE	0	59,950,300
	(2) +0	+0	+0	+0		+0	+0
	(3) 0	1,970,300	654,300	57,325,700		0	59,950,300
	(4) .0000	1.0000	1.0000	1.0000		.0000	
NOVI CITY	(1) 21,821,550	244,931,450	82,091,600	343,410,650	NONE	0	692,255,250
	(2) +0	+0	+0	+0		+0	+0
	(3) 21,821,550	244,931,450	82,091,600	343,410,650		0	692,255,250
	(4) 1.0000	1.0000	1.0000	1.0000		.0000	
OAK PARK CITY	(1) 0	43,560,620	33,611,760	183,619,490	NONE	0	260,791,870
	(2) +0	+0	+0	+0		+0	+0
	(3) 0	43,560,620	33,611,760	183,619,490		0	260,791,870
	(4) .0000	1.0000	1.0000	1.0000		.0000	
ORCHARD LAKE CTY	(1) 196,000	5,371,000	0	92,161,900	NONE	516,900	98,245,800
	(2) +0	+0	+0	+0		+0	+0
	(3) 196,000	5,371,000	0	92,161,900		516,900	98,245,800
	(4) 1.0000	1.0000	.0000	1.0000		1.0000	
PLEASANT RDG CTY	(1) 0	1,817,555	811,700	37,716,735	NONE	0	40,345,990
	(2) +0	+0	+0	+0		+0	+0
	(3) 0	1,817,555	811,700	37,716,735		0	40,345,990
	(4) .0000	1.0000	1.0000	1.0000		.0000	
PONTIAC CITY	(1) 0	127,107,500	225,887,600	237,083,100	NONE	0	590,078,200
	(2) +0	+0	+0	+0		+0	+0
	(3) 0	127,107,500	225,887,600	237,083,100		0	590,078,200
	(4) .0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
ROCHESTER CITY	(1)	557,500	44,188,800	15,457,100	73,386,900	NONE	0	133,590,300
	(2)	+0	+0	+0	+0		+0	+0
	(3)	557,500	44,188,800	15,457,100	73,386,900		0	133,590,300
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
ROCH. HILLS CTY	(1)	0	169,988,300	73,339,400	894,707,300	NONE	0	1,138,035,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	169,988,300	73,339,400	894,707,300		0	1,138,035,000
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
ROYAL OAK CITY	(1)	0	172,305,600	26,752,100	609,837,000	NONE	0	808,894,700
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	172,305,600	26,752,100	609,837,000		0	808,894,700
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SOUTHFIELD CITY	(1)	0	935,232,450	29,766,350	634,376,100	NONE	0	1,599,374,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	935,232,450	29,766,350	634,376,100		0	1,599,374,900
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SOUTH LYON CITY	(1)	0	13,667,600	1,794,000	40,663,600	NONE	748,400	56,873,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	13,667,600	1,794,000	40,663,600		748,400	56,873,600
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
SYLVAN LAKE CITY	(1)	0	4,238,400	1,378,100	29,142,400	NONE	0	34,758,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	4,238,400	1,378,100	29,142,400		0	34,758,900
	(4)	.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
TROY CITY	(1)	0	637,595,200	338,288,800	980,613,570	NONE	0	1,956,497,570
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	637,595,200	338,288,800	980,613,570		0	1,956,497,570
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
WALLED LAKE CITY	(1)	0	15,016,300	6,262,700	51,420,800	NONE	99,800	72,799,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	15,016,300	6,262,700	51,420,800		99,800	72,799,600
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
WIXOM CITY	(1)	0	28,816,500	58,340,700	48,192,100	NONE	2,477,600	137,826,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	28,816,500	58,340,700	48,192,100		2,477,600	137,826,900
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
TOTAL CITIES	(1)	22,575,050	3,550,631,803	1,277,437,421	7,203,176,635	NONE	7,005,050	12,060,826,009
	(2)	+0	+0	+0	+0		+0	+0
	(3)	22,575,050	3,550,631,803	1,277,437,421	7,203,176,635		7,005,050	12,060,826,009
TOTAL TOWNSHIPS	(1)	152,057,850	799,928,465	186,946,800	5,444,015,535	NONE	37,950,350	6,620,899,000
	(2)	+0	+0	+0	+0		+0	+0
	(3)	152,057,850	799,928,465	186,946,800	5,444,015,535		37,950,350	6,620,899,000
TOTAL COUNTY	(1)	174,632,900	4,350,560,268	1,464,384,221	12,647,192,220	NONE	44,955,400	18,681,725,009
	(3)	174,632,900	4,350,560,268	1,464,384,221	12,647,192,220		44,955,400	18,681,725,009

OAKLAND COUNTY

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
ADDISON TWP	0	1,246,200	544,300	0	5,091,400	(1) 6,881,900 (2) +0 (3) 6,881,900 (4) 1.0000
BLOOMFIELD TWP	0	33,513,930	44,170	0	11,904,890	(1) 45,462,990 (2) +0 (3) 45,462,990 (4) 1.0000
BRANDON TWP	0	1,040,200	0	0	4,301,800	(1) 5,342,000 (2) +0 (3) 5,342,000 (4) 1.0000
COMMERCE TWP	0	12,300,700	21,067,100	0	14,648,700	(1) 48,016,500 (2) +0 (3) 48,016,500 (4) 1.0000
GROVELAND TWP	0	890,700	371,500	0	3,025,800	(1) 4,288,000 (2) +0 (3) 4,288,000 (4) 1.0000
HIGHLAND TWP	0	3,509,500	2,131,250	0	5,557,300	(1) 11,198,050 (2) +0 (3) 11,198,050 (4) 1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
HOLLY TWP	0	1,761,300	1,218,000	0	3,893,000	(1) 6,872,300 (2) +0 (3) 6,872,300 (4) 1.0000
INDEPENDENCE TWP	0	7,436,600	1,157,200	0	8,564,200	(1) 17,208,000 (2) +0 (3) 17,208,000 (4) 1.0000
LYON TWP	0	11,917,200	2,226,050	0	5,683,600	(1) 19,826,850 (2) +0 (3) 19,826,850 (4) 1.0000
MILFORD TWP	0	9,102,200	8,204,700	0	14,226,050	(1) 31,532,950 (2) +0 (3) 31,532,950 (4) 1.0000
NOVI TWP	0	0	0	0	117,200	(1) 117,200 (2) +0 (3) 117,200 (4) 1.0000
OAKLAND TWP	0	491,084	2,154,200	0	5,569,068	(1) 8,214,352 (2) +0 (3) 8,214,352 (4) 1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
GRIDN TWP	0	7,454,760	15,204,200	0	11,657,500	(1) 34,316,460 (2) +0 (3) 34,316,460 (4) 1.0000
OXFORD TWP	0	3,435,700	5,598,400	0	4,652,300	(1) 13,686,400 (2) +0 (3) 13,686,400 (4) 1.0000
ROSE TWP	0	117,900	0	0	3,358,100	(1) 3,476,000 (2) +0 (3) 3,476,000 (4) 1.0000
ROYAL OAK TWP	0	4,327,750	1,429,200	0	644,800	(1) 6,401,750 (2) +0 (3) 6,401,750 (4) 1.0000
SOUTHFIELD TWP	0	18,089,500	0	0	5,215,200	(1) 23,304,700 (2) +0 (3) 23,304,700 (4) 1.0000
SPRINGFIELD TWP	0	1,282,000	1,922,000	0	6,590,800	(1) 9,794,800 (2) +0 (3) 9,794,800 (4) 1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
 BY TOWNSHIPS
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
WATERFORD TWP	0	44,478,100	4,904,200	0	15,279,100	(1) 64,661,400 (2) +0 (3) 64,661,400 (4) 1.0000
WEST BLMFLD TWP	0	15,661,000	154,150	0	15,853,500	(1) 31,668,650 (2) +0 (3) 31,668,650 (4) 1.0000
WHITE LAKE TWP	0	2,923,900	756,100	0	6,565,850	(1) 10,245,850 (2) +0 (3) 10,245,850 (4) 1.0000
TOTAL TOWNSHIPS	0	181,030,224	69,086,720	0	152,400,158	(1) 402,517,102 (2) +0 (3) 402,517,102

OAKLAND COUNTY

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
AUBRN HILLS CTY	0	44,237,600	14,504,000	0	5,993,800	(1) 64,790,400 (2) +0 (3) 64,790,400 (4) 1.0000
BERKLEY CITY	0	5,341,050	1,440,950	0	2,660,400	(1) 9,442,400 (2) +0 (3) 9,442,400 (4) 1.0000
BIRMINGHAM CITY	0	25,843,100	1,984,250	0	5,509,750	(1) 33,337,100 (2) +0 (3) 33,337,100 (4) 1.0000
BLMFLD HILLS CTY	0	23,771,250	0	0	2,256,500	(1) 26,027,750 (2) +0 (3) 26,027,750 (4) 1.0000
CLAWSON CITY	0	6,276,500	2,127,950	0	1,930,300	(1) 10,334,750 (2) +0 (3) 10,334,750 (4) 1.0000
FARMINGTON CITY	0	7,992,550	3,203,300	0	2,518,250	(1) 13,714,100 (2) +0 (3) 13,714,100 (4) 1.0000
FARMNGTN HLS CTY	0	79,270,400	21,376,150	0	21,655,950	(1) 122,302,500 (2) +0 (3) 122,302,500 (4) 1.0000
FERNDAL CITY	0	13,271,150	13,856,650	0	4,782,050	(1) 31,909,850 (2) +0 (3) 31,909,850 (4) 1.0000

OAKLAND COUNTY

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS

(1) ASSESSED VALUES BY CITIES
 (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS
 (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL		TOTAL PERSONAL PROPERTY
HAZEL PARK CITY	0	5,429,400	4,919,000	0	2,862,900	(1)	13,211,300
						(2)	+0
						(3)	13,211,300
						(4)	1.0000
HUNTINGTON WOODS CTY	0	864,500	0	0	910,850	(1)	1,775,350
						(2)	+0
						(3)	1,775,350
						(4)	1.0000
KEEGO HARBOR CTY	0	1,359,550	0	0	510,900	(1)	1,870,450
						(2)	+0
						(3)	1,870,450
						(4)	1.0000
LAKELAND ANGELUS CTY	0	16,070	0	0	85,680	(1)	101,750
						(2)	+0
						(3)	101,750
						(4)	1.0000
LATHRUP VALLEY CITY	0	3,765,678	0	0	1,140,150	(1)	4,905,828
						(2)	+0
						(3)	4,905,828
						(4)	1.0000
MADISON HEIGHTS CTY	0	51,250,600	63,555,350	0	10,228,050	(1)	125,034,000
						(2)	+0
						(3)	125,034,000
						(4)	1.0000

OAKLAND COUNTY

1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS

BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
NORTHVILLE CITY	0	201,500	212,400	0	509,300	(1) 923,200 (2) +0 (3) 923,200 (4) 1.0000
NOVI CITY	0	47,582,350	7,692,600	0	11,308,000	(1) 67,082,950 (2) +0 (3) 67,082,950 (4) 1.0000
DAK PARK CITY	0	22,251,050	9,506,650	0	5,232,800	(1) 36,990,500 (2) +0 (3) 36,990,500 (4) 1.0000
ORCHARD LAKE CTY	0	1,014,900	0	0	820,500	(1) 1,835,400 (2) +0 (3) 1,835,400 (4) 1.0000
PLEASANT RDG CTY	0	687,500	2,445,100	0	726,400	(1) 3,859,000 (2) +0 (3) 3,859,000 (4) 1.0000
PONTIAC CITY	0	55,403,200	160,700,600	0	19,891,000	(1) 235,994,800 (2) +0 (3) 235,994,800 (4) 1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
ROCHESTER CITY	0	15,335,100	5,231,450	0	2,332,650	(1) 23,949,200 (2) +0 (3) 23,949,200 (4) 1.0000
ROCH. HILLS CTY	0	28,352,700	23,330,300	2,032,400	22,921,400	(1) 77,136,800 (2) +0 (3) 77,136,800 (4) 1.0000
ROYAL OAK CITY	0	31,122,250	12,979,050	0	17,092,000	(1) 61,193,300 (2) +0 (3) 61,193,300 (4) 1.0000
SOUTHFIELD CITY	0	281,209,600	11,610,300	0	29,305,150	(1) 322,125,050 (2) +0 (3) 322,125,050 (4) 1.0000
SOUTH LYON CITY	0	2,721,900	2,121,200	0	1,212,600	(1) 6,055,700 (2) +0 (3) 6,055,700 (4) 1.0000
SYLVAN LAKE CITY	0	1,207,000	41,550	0	384,750	(1) 1,633,300 (2) +0 (3) 1,633,300 (4) 1.0000

OAKLAND COUNTY
 1988 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS
 BY CITIES
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
TROY CITY	0	256,480,760	89,380,150	0	27,708,470	(1) 373,569,380 (2) +0 (3) 373,569,380 (4) 1.0000
WALLED LAKE CITY	0	6,347,100	1,555,000	0	1,827,650	(1) 9,729,750 (2) +0 (3) 9,729,750 (4) 1.0000
WIXOM CITY	0	5,718,000	59,990,750	0	4,170,450	(1) 69,879,200 (2) +0 (3) 69,879,200 (4) 1.0000
TOTAL CITIES	0	1,024,924,308	514,764,700	2,032,400	208,993,650	(1) 1,750,715,058 (2) +0 (3) 1,750,715,058
TOTAL TOWNSHIPS	0	181,030,224	69,086,720	0	152,400,158	(1) 402,517,102 (2) +0 (3) 402,517,102
TOTAL COUNTY	0	1,205,954,532	583,851,420	2,032,400	361,393,808	(1) 2,153,232,160 (2) +0 (3) 2,153,232,160

OAKLAND COUNTY
 EQUALIZATION FACTORS
 ANALYSIS BY CLASS
 BY CITIES

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL PERSONAL
AUBRN HILLS CTY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
BERKLEY CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
BIRMINGHAM CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
BLMFLD HILLS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
CLAWSON CITY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
FARMINGTON CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
FARMNGTN HLS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
FERNDALE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
HAZEL PARK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
HUNTINGTN WDS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
KEEGD HARBOR CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
LK ANGELUS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
LATHRUP VLG CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
MADISON HGTS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
NORTHVILLE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
NOVI CITY	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
DAK PARK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ORCHARD LAKE CTY	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
PLEASANT RDG CTY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
PONTIAC CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROCHESTER CITY	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROCH. HILLS CTY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROYAL JAK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SOUTHFIELD CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SOUTH LYON CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SYLVAN LAKE CITY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
TRJY CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WALLED LAKE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WIXOM CITY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000

1988 OAKLAND COUNTY EQUALIZATION DISTRIBUTION OF
INDUSTRIAL FACILITIES TAX (PA 198 OF 1974)
COMMERCIAL FACILITIES TAX (PA 255 OF 1978)
TECHNOLOGY PARK DEVELOPMENT TAX (PA 385 OF 1984)

TOWNSHIPS	ACT 198		ACT 255		ACT 385
	REHAB	NEW	REHAB	NEW	NEW
Addison		146,900			
Commerce		1,409,400		41,600	
Highland		400,800			
Holly	85,000	15,000	185,100	87,000	
Milford		13,469,300		40,600	
Orion	33,527	164,526,400	43,600		
Oxford	30,150	4,183,400		447,200	
Royal Oak		221,050			
Springfield		552,800			
Waterford		555,900		252,000	
CITIES					
Auburn Hills		38,495,145	58,375	32,205,550	66,088,875
Birmingham				5,200,000	
Farmington Hills		1,355,650			
Ferndale	771,200	3,839,250	366,800	1,329,100	
Hazel Park		275,000	103,000	24,900	
Madison Heights	329,700	1,349,300	84,000	1,063,500	
Novi		1,811,800			
Oak Park	1,516,905	3,850,480		344,840	
Pontiac		234,578,500	56,300	2,775,700	
Rochester	1,593,500	9,926,700	34,100		
Rochester Hills	298,700	35,438,100	51,700		
Royal Oak		8,153,000	1,319,700	960,300	
Southfield		987,000	215,000	1,400,000	
South Lyon	3,865,600	5,000	85,600		
Troy		14,007,550			
Walled Lake		77,100		235,800	
Wixom		21,517,350			
TOTAL COUNTY	8,524,282	561,147,875	2,603,275	46,408,090	66,088,875