

**Starke County Property Tax Reassessment Equalization Analysis
Indiana Property Tax Equalization Project**

Standard Equalization Via Weighted Mean

	MjrClas	ParclCnt	AV - Total Land & Improvements	Sample Size	Sample Parcels Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
1	Agri-Vac	2,946	62,762,700	1	0.03	0.08	.	1.00	0.890	.	.	70,511,179
2	Agri-Imp	1,994	181,014,500	36	1.81	1.79	30.25	1.00	0.886	0.77	1.00	204,344,655
3	Ind-Vac	54	821,300	.	.	.	.	.	.	.	.	.
4	Ind-Imp	84	34,290,700	.	.	.	.	.	.	.	.	.
5	Coml-Vac	202	1,817,600	.	.	.	.	.	.	.	.	.
6	Coml-Imp	707	77,590,060	24	3.39	4.61	17.51	1.14	0.835	0.70	0.97	92,949,094
7	Res-Vac	4,621	22,353,200	.	.	.	.	.	.	.	.	.
8	Res-Imp	9,088	603,237,600	567	6.24	6.52	17.75	1.03	0.974	0.96	0.99	619,153,595
Total		19,696	983,887,660	628								

Restratified Equalization Via Weighted Mean

	MjrCls2	ParclCnt	Asmt Total, New	Sample Size	Sample Parcels Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
1	Agri-Vac	2,946	62,762,700	1	0.03	0.08	.	1.00	0.890	.	.	70,511,179
2	Agri-Imp	1,994	181,014,500	36	1.81	1.79	30.25	1.00	0.886	0.77	1.00	204,344,655
3	C+I-Vac	256	2,638,900	.	.	.	.	.	.	.	.	.
4	C+I-Imp	791	111,880,760	24	3.03	3.20	17.51	1.14	0.835	0.70	0.97	134,027,674
5	Res-Vac	4,621	22,353,200	.	.	.	.	.	.	.	.	.
6	Res-Imp	9,088	603,237,600	567	6.24	6.52	17.75	1.03	0.974	0.96	0.99	619,153,595
Total		19,696	983,887,660	628								

Restratified (2) Equalization Via Weighted Mean

	MjrCls3	ParclCnt	Asmt Total, New	Sample Size	Sample Parcels Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
1	Agri-Vac	2,946	62,762,700	1	0.03	0.08	.	1.00	0.890	.	.	70,511,179
2	Agri-Imp	1,994	181,014,500	36	1.81	1.79	30.25	1.00	0.886	0.77	1.00	204,344,655
3	C+I-Imp	791	111,880,760	24	3.03	3.20	17.51	1.14	0.835	0.70	0.97	134,027,674
4	C+I+R Vac	4,877	24,992,100	.	.	.	.	.	.	.	.	.
5	Res-Imp	9,088	603,237,600	567	6.24	6.52	17.75	1.03	0.974	0.96	0.99	619,153,595
Total		19,696	983,887,660	628								

**Starke County Property Tax Reassessment Equalization Analysis
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Standard Equalization Via Weighted Mean

CntyXtwp	MajrClas	ParclCnt	AV - Total Land & Improvements	Sample Size	Sample Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
1 California Twp	Agri-Vac	374	7,564,100	.	.	.	.	.	.	.	.	.
2 California Twp	Agri-Imp	246	22,449,100	5	2.03	2.75	23.33	1.02	0.728	0.48	0.97	30,828,344
3 California Twp	Ind-Imp	2	1,022,500	.	.	.	.	.	.	.	.	.
4 California Twp	Coml-Vac	9	163,100	.	.	.	.	.	.	.	.	.
5 California Twp	Coml-Imp	63	6,928,000	3	4.76	7.70	13.08	0.95	0.894	0.36	1.43	7,752,943
6 California Twp	Res-Vac	665	4,984,100	.	.	.	.	.	.	.	.	.
7 California Twp	Res-Imp	1,188	93,035,800	52	4.38	4.90	14.66	1.01	0.895	0.85	0.94	103,928,350
8 Center Twp	Agri-Vac	282	6,377,700	.	.	.	.	.	.	.	.	.
9 Center Twp	Agri-Imp	221	18,839,000	5	2.26	2.04	38.29	0.99	0.793	0.34	1.25	23,758,812
10 Center Twp	Ind-Vac	27	407,700	.	.	.	.	.	.	.	.	.
11 Center Twp	Ind-Imp	42	22,665,700	.	.	.	.	.	.	.	.	.
12 Center Twp	Coml-Vac	69	714,300	.	.	.	.	.	.	.	.	.
13 Center Twp	Coml-Imp	298	39,723,000	12	4.03	5.20	15.81	1.19	0.760	0.62	0.90	52,241,695
14 Center Twp	Res-Vac	685	2,467,000	.	.	.	.	.	.	.	.	.
15 Center Twp	Res-Imp	2,293	136,836,300	189	8.24	8.50	19.37	1.02	1.044	1.01	1.08	131,110,576
16 Davis Twp	Agri-Vac	245	8,538,100	.	.	.	.	.	.	.	.	.
17 Davis Twp	Agri-Imp	121	15,799,700	1	0.83	0.79	.	1.00	0.780	.	.	20,261,728
18 Davis Twp	Ind-Vac	6	56,700	.	.	.	.	.	.	.	.	.
19 Davis Twp	Ind-Imp	16	3,617,900	.	.	.	.	.	.	.	.	.
20 Davis Twp	Coml-Vac	13	121,700	.	.	.	.	.	.	.	.	.
21 Davis Twp	Coml-Imp	37	3,258,560	2	5.41	14.56	4.05	1.01	0.873	0.45	1.30	3,730,603
22 Davis Twp	Res-Vac	134	501,900	.	.	.	.	.	.	.	.	.
23 Davis Twp	Res-Imp	293	15,304,400	14	4.78	3.48	9.38	1.03	0.913	0.86	0.97	16,764,603
24 Jackson Twp	Agri-Vac	165	4,283,900	.	.	.	.	.	.	.	.	.
25 Jackson Twp	Agri-Imp	63	5,882,500	2	3.17	2.01	31.42	0.83	0.724	(0.67)	2.12	8,129,357
26 Jackson Twp	Ind-Imp	1	50,700	.	.	.	.	.	.	.	.	.
27 Jackson Twp	Coml-Vac	1	7,900	.	.	.	.	.	.	.	.	.
28 Jackson Twp	Coml-Imp	5	392,100	.	.	.	.	.	.	.	.	.
29 Jackson Twp	Res-Vac	42	162,400	.	.	.	.	.	.	.	.	.
30 Jackson Twp	Res-Imp	170	13,213,800	5	2.94	2.90	7.64	1.00	0.965	0.77	1.16	13,688,842
31 North Bend Twp	Agri-Vac	408	8,887,800	.	.	.	.	.	.	.	.	.
32 North Bend Twp	Agri-Imp	221	18,406,300	5	2.26	2.97	37.80	1.03	1.314	0.85	1.78	14,003,520
33 North Bend Twp	Ind-Imp	3	504,200	.	.	.	.	.	.	.	.	.
34 North Bend Twp	Coml-Vac	9	132,900	.	.	.	.	.	.	.	.	.
35 North Bend Twp	Coml-Imp	14	2,196,100	.	.	.	.	.	.	.	.	.
36 North Bend Twp	Res-Vac	1,066	5,078,300	.	.	.	.	.	.	.	.	.

**Starke County Property Tax Reassessment Equalization Analysis
Indiana Property Tax Equalization Project**

CntyXtwp	MajrClas	ParclCnt	AV - Total Land & Improvements	Sample Size	Sample Parcels Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
37 North Bend Twp	Res-Imp	894	59,806,300	35	3.91	4.04	21.67	1.10	0.913	0.84	0.99	65,489,063
38 Oregon Twp	Agri-Vac	306	6,217,000	.	.	.	.	.	.	.	.	.
39 Oregon Twp	Agri-Imp	285	26,014,700	5	1.75	1.24	13.40	1.06	0.830	0.71	0.95	31,333,834
40 Oregon Twp	Ind-Vac	3	68,300	.	.	.	.	.	.	.	.	.
41 Oregon Twp	Ind-Imp	4	2,733,500	.	.	.	.	.	.	.	.	.
42 Oregon Twp	Coml-Vac	15	127,800	.	.	.	.	.	.	.	.	.
43 Oregon Twp	Coml-Imp	76	6,380,700	3	3.95	4.03	15.11	1.05	0.952	0.57	1.33	6,703,229
44 Oregon Twp	Res-Vac	655	4,035,000	.	.	.	.	.	.	.	.	.
45 Oregon Twp	Res-Imp	1,429	104,791,000	100	7.00	7.85	16.68	1.01	0.944	0.90	0.99	110,987,464
46 Railroad Twp	Agri-Vac	356	8,481,900	.	.	.	.	.	.	.	.	.
47 Railroad Twp	Agri-Imp	206	20,795,100	4	1.94	1.81	11.50	0.98	0.791	0.66	0.92	26,303,315
48 Railroad Twp	Ind-Imp	1	69,200	.	.	.	.	.	.	.	.	.
49 Railroad Twp	Coml-Vac	16	145,400	.	.	.	.	.	.	.	.	.
50 Railroad Twp	Coml-Imp	23	1,216,500	.	.	.	.	.	.	.	.	.
51 Railroad Twp	Res-Vac	204	701,400	.	.	.	.	.	.	.	.	.
52 Railroad Twp	Res-Imp	363	23,242,100	15	4.13	6.27	11.07	1.01	0.921	0.85	1.00	25,244,797
53 Washington Twp	Agri-Vac	435	5,327,400	1	0.23	0.94	.	1.00	0.890	.	.	5,985,104
54 Washington Twp	Agri-Imp	389	29,106,600	6	1.54	1.76	13.17	0.99	0.879	0.69	1.06	33,110,869
55 Washington Twp	Coml-Vac	3	33,700	.	.	.	.	.	.	.	.	.
56 Washington Twp	Coml-Imp	17	1,527,600	1	5.88	5.53	.	1.00	0.835	.	.	1,829,079
57 Washington Twp	Res-Vac	301	1,447,100	.	.	.	.	.	.	.	.	.
58 Washington Twp	Res-Imp	798	55,802,900	36	4.51	4.53	12.67	1.02	0.976	0.92	1.03	57,158,304
59 Wayne Twp	Agri-Vac	375	7,084,800	.	.	.	.	.	.	.	.	.
60 Wayne Twp	Agri-Imp	242	23,721,500	3	1.24	0.99	33.28	1.07	0.836	(0.08)	1.75	28,367,597
61 Wayne Twp	Ind-Vac	18	288,600	.	.	.	.	.	.	.	.	.
62 Wayne Twp	Ind-Imp	15	3,627,000	.	.	.	.	.	.	.	.	.
63 Wayne Twp	Coml-Vac	67	370,800	.	.	.	.	.	.	.	.	.
64 Wayne Twp	Coml-Imp	174	15,967,500	3	1.72	1.02	17.70	0.99	1.286	0.38	2.19	12,420,970
65 Wayne Twp	Res-Vac	869	2,976,000	.	.	.	.	.	.	.	.	.
66 Wayne Twp	Res-Imp	1,660	101,205,000	121	7.29	7.47	18.28	1.02	0.982	0.94	1.02	103,053,778
Total		19,696	983,887,660	628								

**Starke County Property Tax Reassessment Equalization Analysis
Indiana Property Tax Equalization Project**

Restratified (2) Equalization Via Weighted Mean

CntyXtwp	MjrCls3	ParclCnt	Asmt Total, New	Sample Size	Sample Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio
1 California Twp	Agri-Vac	374	7,564,100	.	.	.	.	.	.	.	.	.
2 California Twp	Agri-Imp	246	22,449,100	5	2.03	2.75	23.33	1.02	0.728	0.48	0.97	30,828,344
3 California Twp	C+I-Imp	65	7,950,500	3	4.62	6.71	13.08	0.95	0.894	0.36	1.43	8,897,196
4 California Twp	C+I+R Vac	674	5,147,200	.	.	.	.	.	.	.	.	.
5 California Twp	Res-Imp	1,188	93,035,800	52	4.38	4.90	14.66	1.01	0.895	0.85	0.94	103,928,350
6 Center Twp	Agri-Vac	282	6,377,700	.	.	.	.	.	.	.	.	.
7 Center Twp	Agri-Imp	221	18,839,000	5	2.26	2.04	38.29	0.99	0.793	0.34	1.25	23,758,812
8 Center Twp	C+I-Imp	340	62,388,700	12	3.53	3.31	15.81	1.19	0.760	0.62	0.90	82,050,486
9 Center Twp	C+I+R Vac	781	3,589,000	.	.	.	.	.	.	.	.	.
10 Center Twp	Res-Imp	2,293	136,836,300	189	8.24	8.50	19.37	1.02	1.044	1.01	1.08	131,110,576
11 Davis Twp	Agri-Vac	245	8,538,100	.	.	.	.	.	.	.	.	.
12 Davis Twp	Agri-Imp	121	15,799,700	1	0.83	0.79	.	1.00	0.780	.	.	20,261,728
13 Davis Twp	C+I-Imp	53	6,876,460	2	3.77	6.90	4.05	1.01	0.873	0.45	1.30	7,872,601
14 Davis Twp	C+I+R Vac	153	680,300	.	.	.	.	.	.	.	.	.
15 Davis Twp	Res-Imp	293	15,304,400	14	4.78	3.48	9.38	1.03	0.913	0.86	0.97	16,764,603
16 Jackson Twp	Agri-Vac	165	4,283,900	.	.	.	.	.	.	.	.	.
17 Jackson Twp	Agri-Imp	63	5,882,500	2	3.17	2.01	31.42	0.83	0.724	(0.67)	2.12	8,129,357
18 Jackson Twp	C+I-Imp	6	442,800	.	.	.	.	.	.	.	.	.
19 Jackson Twp	C+I+R Vac	43	170,300	.	.	.	.	.	.	.	.	.
20 Jackson Twp	Res-Imp	170	13,213,800	5	2.94	2.90	7.64	1.00	0.965	0.77	1.16	13,688,842
21 North Bend Twp	Agri-Vac	408	8,887,800	.	.	.	.	.	.	.	.	.
22 North Bend Twp	Agri-Imp	221	18,406,300	5	2.26	2.97	37.80	1.03	1.314	0.85	1.78	14,003,520
23 North Bend Twp	C+I-Imp	17	2,700,300	.	.	.	.	.	.	.	.	.
24 North Bend Twp	C+I+R Vac	1,075	5,211,200	.	.	.	.	.	.	.	.	.
25 North Bend Twp	Res-Imp	894	59,806,300	35	3.91	4.04	21.67	1.10	0.913	0.84	0.99	65,489,063
26 Oregon Twp	Agri-Vac	306	6,217,000	.	.	.	.	.	.	.	.	.
27 Oregon Twp	Agri-Imp	285	26,014,700	5	1.75	1.24	13.40	1.06	0.830	0.71	0.95	31,333,834
28 Oregon Twp	C+I-Imp	80	9,114,200	3	3.75	2.82	15.11	1.05	0.952	0.57	1.33	9,574,901
29 Oregon Twp	C+I+R Vac	673	4,231,100	.	.	.	.	.	.	.	.	.
30 Oregon Twp	Res-Imp	1,429	104,791,000	100	7.00	7.85	16.68	1.01	0.944	0.90	0.99	110,987,464
31 Railroad Twp	Agri-Vac	356	8,481,900	.	.	.	.	.	.	.	.	.
32 Railroad Twp	Agri-Imp	206	20,795,100	4	1.94	1.81	11.50	0.98	0.791	0.66	0.92	26,303,315
33 Railroad Twp	C+I-Imp	24	1,285,700	.	.	.	.	.	.	.	.	.
34 Railroad Twp	C+I+R Vac	220	846,800	.	.	.	.	.	.	.	.	.
35 Railroad Twp	Res-Imp	363	23,242,100	15	4.13	6.27	11.07	1.01	0.921	0.85	1.00	25,244,797
36 Washington Twp	Agri-Vac	435	5,327,400	1	0.23	0.94	-	1.00	0.890	.	.	5,985,104

**Starke County Property Tax Reassessment Equalization Analysis
Indiana Property Tax Equalization Project**

CntyXtpw	MjrCls3	ParclCnt	Asmt Total, New	Sample Size	Sample Parcels Pct of Popln	Sample Assessed Value Pct	Coefficient of Dispersion	Price Related Differential	Weighted Mean	Bound of 95% confidence interval for weighted Mean	Upper Bound of 95% confidence interval for weighted Mean	Imputed Market Value per Weighted Mean Ratio	
37	Washington Twp	Agri-Imp	389	29,106,600	6	1.54	1.76	13.17	0.99	0.879	0.69	1.06	33,110,869
38	Washington Twp	C+I-Imp	17	1,527,600	1	5.88	5.53	.	1.00	0.835	.	.	1,829,079
39	Washington Twp	C+I+R Vac	304	1,480,800	.	.	.	.	.	.	.	.	.
40	Washington Twp	Res-Imp	798	55,802,900	36	4.51	4.53	12.67	1.02	0.976	0.92	1.03	57,158,304
41	Wayne Twp	Agri-Vac	375	7,084,800	.	.	.	.	.	.	.	.	.
42	Wayne Twp	Agri-Imp	242	23,721,500	3	1.24	0.99	33.28	1.07	0.836	(0.08)	1.75	28,367,597
43	Wayne Twp	C+I-Imp	189	19,594,500	3	1.59	0.83	17.70	0.99	1.286	0.38	2.19	15,242,379
44	Wayne Twp	C+I+R Vac	954	3,635,400	.	.	.	.	.	.	.	.	.
45	Wayne Twp	Res-Imp	1,660	101,205,000	121	7.29	7.47	18.28	1.02	0.982	0.94	1.02	103,053,778
Total			19,696	983,887,660	628								