

# 2022 Real Estate Appraised Value Report

Butler County Appraiser's Office

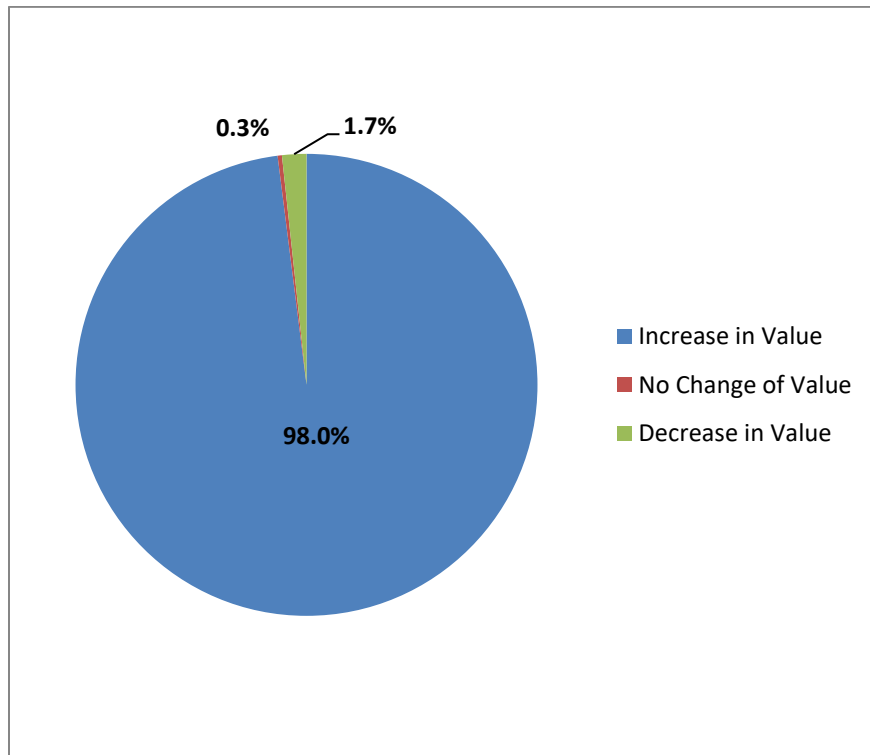
Debra Studebaker, RMA



# Residential

|                                     |        |       |
|-------------------------------------|--------|-------|
| Total Number of Parcels:            | 20,984 |       |
| Parcels with Value Increase:        | 20,565 | 98.0% |
| <i>The median increase is 11.6%</i> |        |       |
| Parcels with No Change of Value:    | 54     | 0.3%  |
| Parcels with Decrease of Value:     | 365    | 1.7%  |
| <i>The median decrease is -3.5%</i> |        |       |

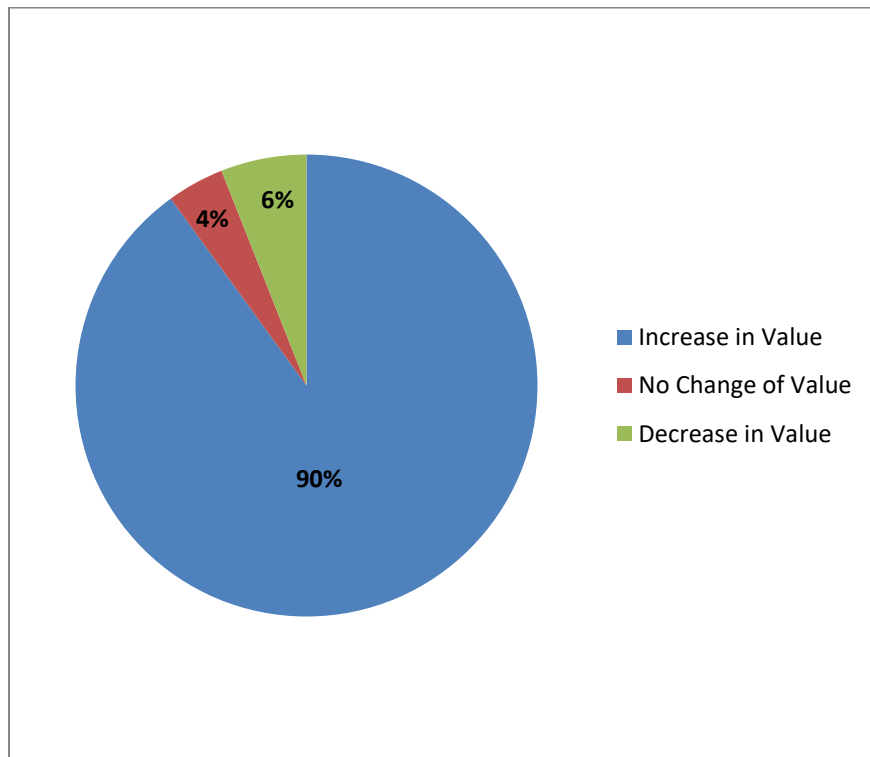
*The overall median value change, including no change, is 11.4%. Of the parcels with increases, 64% will have a 10.00% value increase or more.*



# Commercial & Industrial

|  |       |        |
|--|-------|--------|
| Total Number of Parcels:   | 1,358 |        |
| Parcels with Value Increase:<br><i>The median increase is 5.2%</i>     | 1,228 | 90.43% |
| Parcels with No Change of Value:                                       | 48    | 3.53%  |
| Parcels with Decrease of Value:<br><i>The median decrease is -2.7%</i> | 82    | 6.04%  |

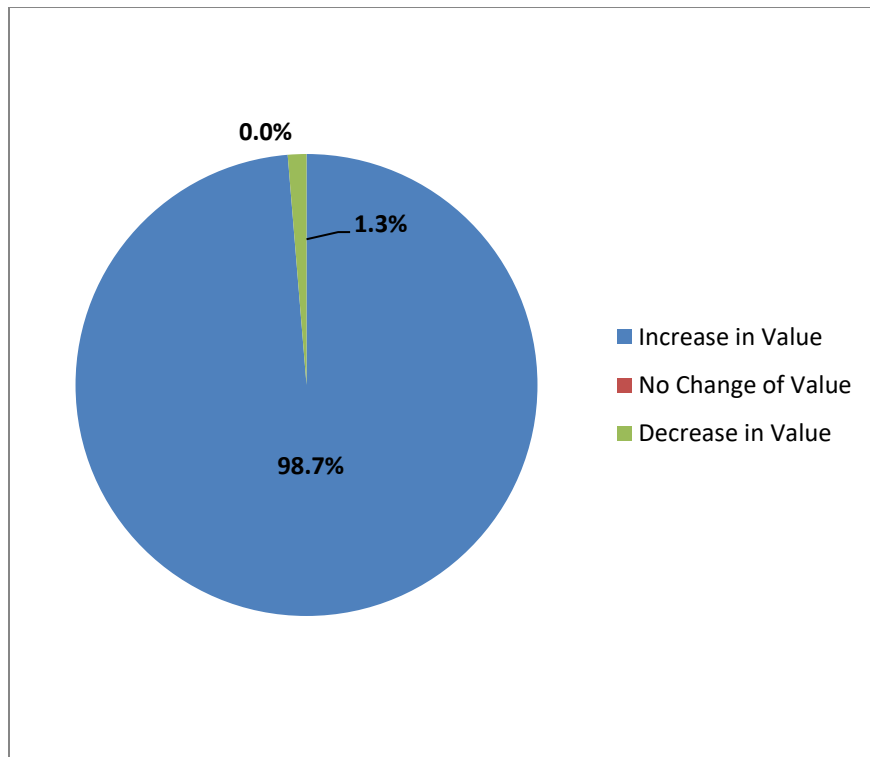
*The overall median value change, including no change, is 4.7%. Of the parcels with increases, 16% will have a 10.00% value increase or more.*



# Farm Home Sites

|                                     |       |       |
|-------------------------------------|-------|-------|
| Total Number of Parcels:            | 3,132 |       |
| Parcels with Value Increase:        | 3,091 | 98.7% |
| <i>The median increase is 13.3%</i> |       |       |
| Parcels with No Change of Value:    | 0     | 0.0%  |
| Parcels with Decrease of Value:     | 41    | 1.3%  |
| <i>The median decrease is -3.5%</i> |       |       |

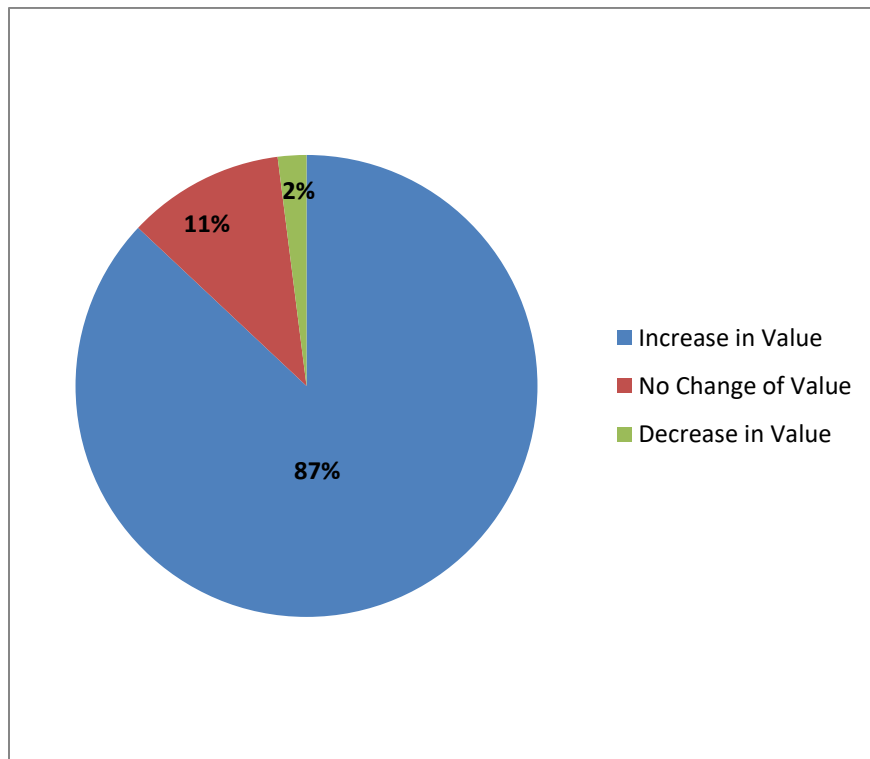
*The overall median value change, including no change, is 13.2%. Of the parcels with increases, 78% will have a 10.00% value increase or more. Farm home site properties are those that have both residential and agriculture classes.*



# Agriculture Land and Improvements

|                                  |       |     |
|----------------------------------|-------|-----|
| Total Number of Parcels:         | 5,060 |     |
| Parcels with Value Increase:     | 4,425 | 87% |
| Parcels with No Change of Value: | 543   | 11% |
| Parcels with Decrease of Value:  | 92    | 2%  |

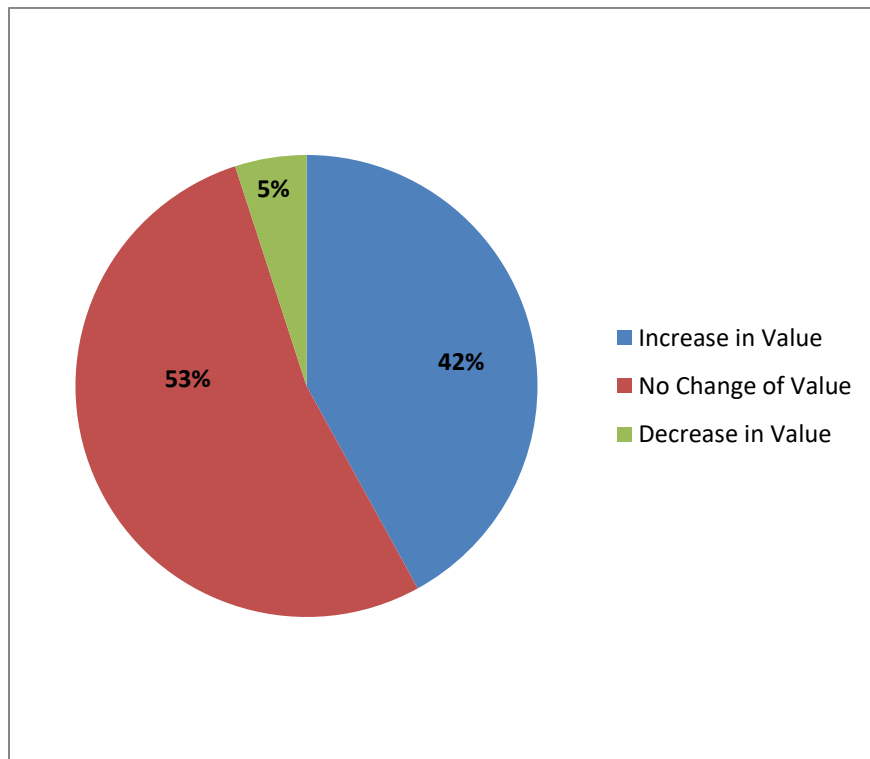
*Agriculture land values are established by the Division of Property Valuation, Kansas Department of Revenue. The majority of the agriculture use values increased. Grassland, including native and tame, median increase is 3.4%. The dry crop median increase is 3.4% and the irrigated crop median increase is 0.2%.*



# Vacant Land

|                                  |       |     |
|----------------------------------|-------|-----|
| Total Number of Parcels:         | 2,259 |     |
| Parcels with Value Increase:     | 949   | 42% |
| Parcels with No Change of Value: | 1,205 | 53% |
| Parcels with Decrease of Value:  | 105   | 5%  |

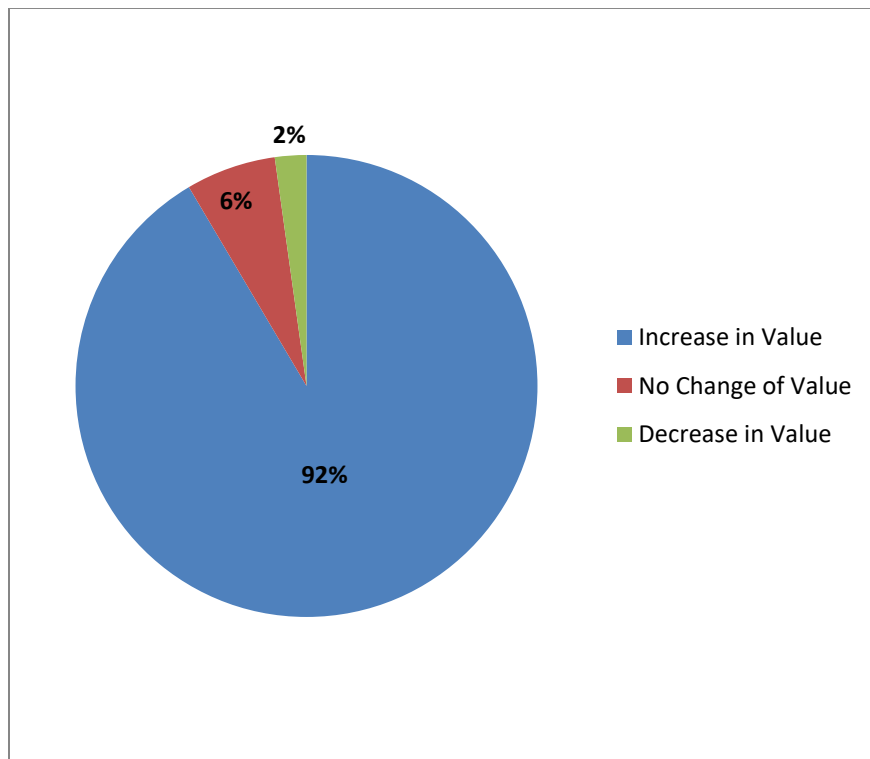
*The overall median value change is 0.0%. Vacant land values are established using sales between 2017 and 2021.*



# All Property Types

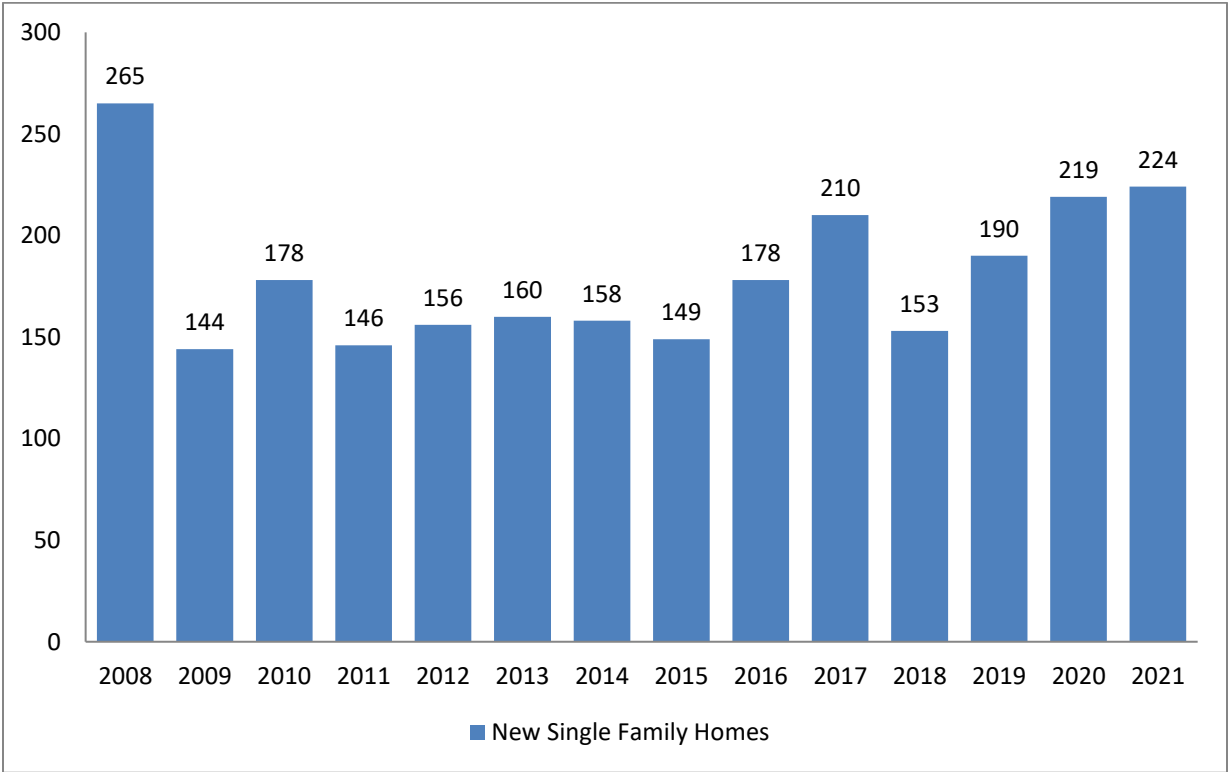
|   |        |       |
|---|--------|-------|
| Total Number of Parcels:  | 33,871 |       |
| <i>Includes Exempt, Not for Profit, Other and Utility Parcels</i>               |        |       |
| Parcels with Value Increase:  | 30,990 | 91.5% |
| <i>The median increase is 10.6% (Includes agriculture and new construction)</i> |        |       |
| Parcels with No Change of Value:  | 2,128  | 6.3%  |
| Parcels with Decrease of Value:   | 4,700  | 2.2%  |
| <i>The median decrease is -2.1%</i>   |        |       |

*The overall median value change, including no change, is 10.0%. Of the parcels with increases, 55% will have a 10.00% value increase or more.*



# New Single Family Homes

|      |     |
|------|-----|
| 2021 | 224 |
| 2020 | 219 |
| 2019 | 190 |
| 2018 | 153 |
| 2017 | 210 |
| 2016 | 178 |
| 2015 | 149 |
| 2014 | 158 |
| 2013 | 160 |
| 2012 | 156 |
| 2011 | 146 |
| 2010 | 178 |
| 2009 | 144 |
| 2008 | 265 |

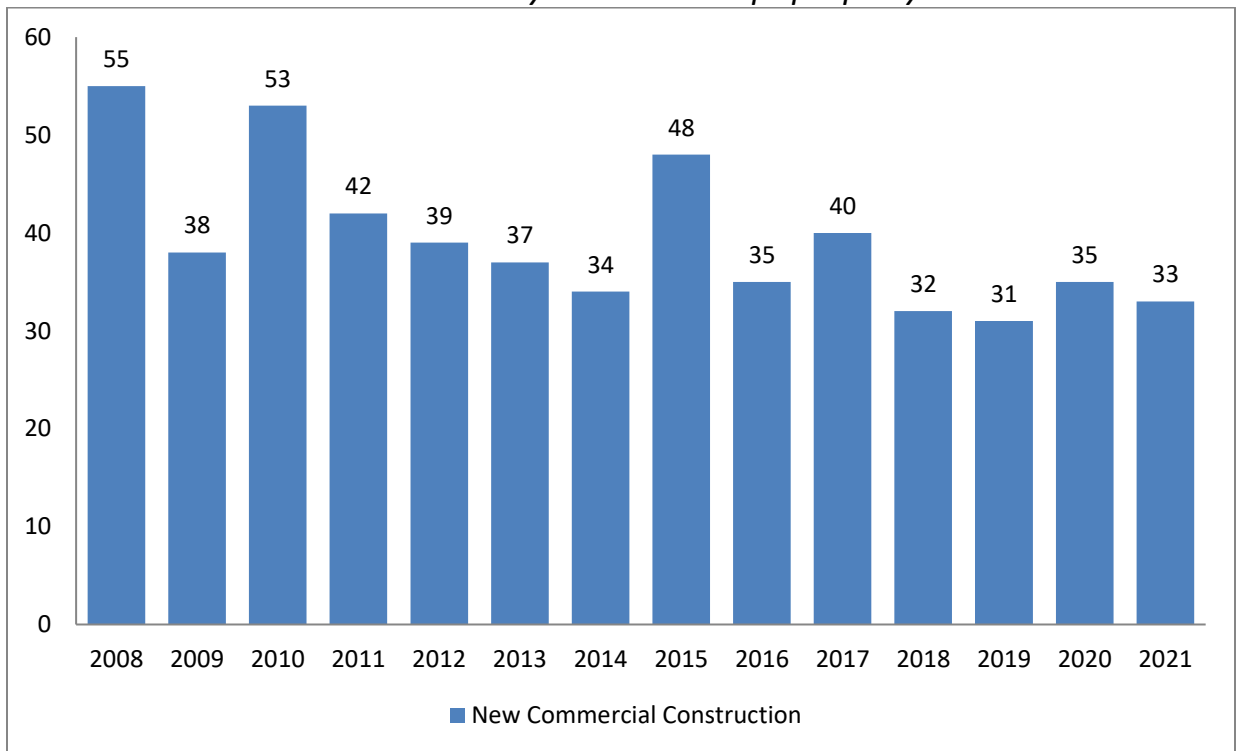




# New Commercial Construction

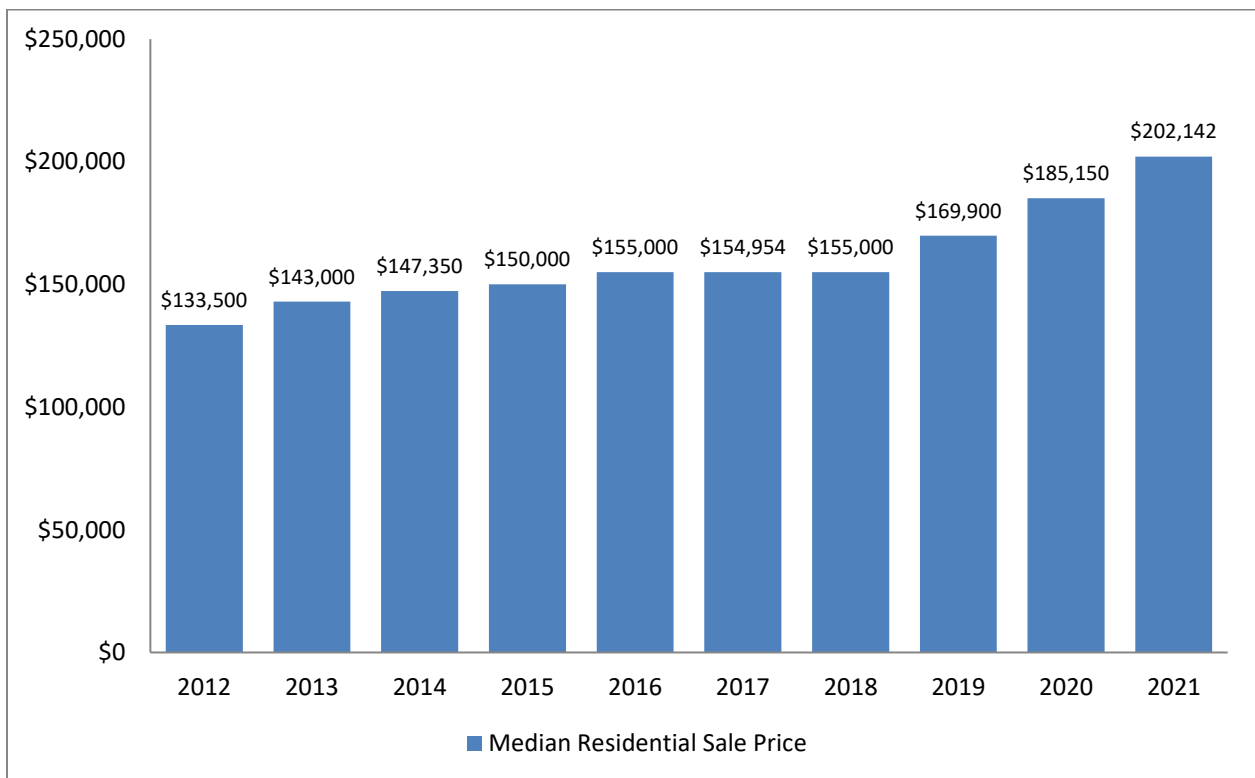
|      |    |
|------|----|
| 2021 | 33 |
| 2020 | 35 |
| 2019 | 31 |
| 2018 | 32 |
| 2017 | 40 |
| 2016 | 35 |
| 2015 | 48 |
| 2014 | 34 |
| 2013 | 37 |
| 2012 | 39 |
| 2011 | 42 |
| 2010 | 53 |
| 2009 | 38 |
| 2008 | 55 |

*Commercial/Industrial new construction numbers are based upon type of construction or use and may include exempt property construction.*



# Median Residential Sale Price

|      |           |
|------|-----------|
| 2021 | \$202,142 |
| 2020 | \$185,150 |
| 2019 | \$169,900 |
| 2018 | \$155,000 |
| 2017 | \$154,954 |
| 2016 | \$155,000 |
| 2015 | \$150,000 |
| 2014 | \$147,350 |
| 2013 | \$143,000 |
| 2012 | \$133,500 |



# New Construction and Sale Data by Area

| Residential New Construction-Includes Manufactured Homes on Permanent Foundations                      |         |         |        |          |          |        |           |        |      |        |           |         |            |        |       |  |
|--|---------|---------|--------|----------|----------|--------|-----------|--------|------|--------|-----------|---------|------------|--------|-------|--|
| Year   | Andover | Augusta | Benton | Cassoday | Douglass | Elbing | El Dorado | Latham | Leon | Potwin | Rose Hill | Towanda | Whitewater | County | Total |  |
| 2012   | 75      | 17      | 5      | 0        | 0        | 0      | 8         | 0      | 0    | 0      | 11        | 0       | 1          | 39     | 156   |  |
| 2013   | 85      | 8       | 1      | 0        | 0        | 0      | 5         | 0      | 0    | 0      | 10        | 1       | 0          | 50     | 160   |  |
| 2014   | 78      | 4       | 4      | 0        | 0        | 0      | 5         | 1      | 0    | 0      | 7         | 1       | 1          | 57     | 158   |  |
| 2015   | 69      | 6       | 8      | 0        | 0        | 0      | 11        | 0      | 0    | 1      | 4         | 0       | 2          | 48     | 149   |  |
| 2016   | 89      | 2       | 2      | 1        | 2        | 0      | 15        | 0      | 0    | 0      | 8         | 1       | 0          | 58     | 178   |  |
| 2017   | 101     | 10      | 5      | 0        | 2        | 0      | 11        | 1      | 2    | 2      | 9         | 3       | 0          | 64     | 210   |  |
| 2018   | 61      | 5       | 7      | 0        | 2        | 1      | 17        | 0      | 1    | 1      | 7         | 0       | 1          | 50     | 153   |  |
| 2019   | 106     | 4       | 8      | 1        | 1        | 0      | 6         | 0      | 1    | 1      | 11        | 1       | 0          | 50     | 190   |  |
| 2020   | 112     | 5       | 4      | 0        | 1        | 0      | 33        | 0      | 0    | 2      | 17        | 1       | 3          | 41     | 219   |  |
| 2021   | 123     | 4       | 1      | 0        | 1        | 0      | 19        | 0      | 1    | 0      | 11        | 0       | 4          | 60     | 224   |  |
| Commercial New Construction-Properties with Commercial Type New Sections or Additions-Includes Exempts |         |         |        |          |          |        |           |        |      |        |           |         |            |        |       |  |
| Year   | Andover | Augusta | Benton | Cassoday | Douglass | Elbing | El Dorado | Latham | Leon | Potwin | Rose Hill | Towanda | Whitewater | County | Total |  |
| 2012   | 5       | 8       | 1      | 0        | 0        | 1      | 13        | 0      | 0    | 1      | 0         | 2       | 1          | 7      | 39    |  |
| 2013   | 3       | 7       | 6      | 0        | 0        | 0      | 7         | 0      | 2    | 0      | 1         | 0       | 0          | 11     | 37    |  |
| 2014   | 5       | 4       | 1      | 0        | 1        | 0      | 9         | 0      | 0    | 0      | 2         | 1       | 0          | 11     | 34    |  |
| 2015   | 6       | 2       | 4      | 0        | 0        | 0      | 17        | 0      | 0    | 0      | 1         | 2       | 0          | 16     | 48    |  |
| 2016   | 11      | 6       | 3      | 0        | 0        | 0      | 6         | 0      | 0    | 0      | 0         | 0       | 0          | 9      | 35    |  |
| 2017   | 6       | 2       | 4      | 0        | 2        | 0      | 10        | 0      | 2    | 0      | 2         | 1       | 0          | 11     | 40    |  |
| 2018   | 7       | 5       | 2      | 1        | 2        | 0      | 5         | 0      | 0    | 0      | 2         | 0       | 0          | 8      | 32    |  |
| 2019   | 9       | 2       | 1      | 0        | 0        | 0      | 9         | 0      | 1    | 0      | 2         | 0       | 1          | 6      | 31    |  |
| 2020   | 9       | 5       | 0      | 0        | 2        | 0      | 6         | 0      | 0    | 1      | 2         | 0       | 1          | 9      | 35    |  |
| 2021   | 2       | 2       | 4      | 0        | 0        | 1      | 8         | 0      | 0    | 1      | 5         | 0       | 1          | 9      | 33    |  |
| Number of Sales with Sales Validation Questionnaires-Valid and Invalid                                 |         |         |        |          |          |        |           |        |      |        |           |         |            |        |       |  |
| Year   | Andover | Augusta | Benton | Cassoday | Douglass | Elbing | El Dorado | Latham | Leon | Potwin | Rose Hill | Towanda | Whitewater | County | Total |  |
| 2015   | 462     | 210     | 40     | 6        | 46       | 2      | 308       | 6      | 11   | 14     | 106       | 28      | 22         | 409    | 1670  |  |
| 2016   | 471     | 244     | 33     | 4        | 41       | 4      | 341       | 8      | 15   | 12     | 111       | 24      | 15         | 439    | 1762  |  |
| 2017   | 448     | 190     | 39     | 4        | 48       | 3      | 352       | 4      | 16   | 17     | 109       | 40      | 16         | 425    | 1711  |  |
| 2018   | 408     | 242     | 45     | 5        | 49       | 3      | 365       | 6      | 28   | 19     | 108       | 25      | 18         | 421    | 1742  |  |
| 2019   | 464     | 226     | 38     | 1        | 45       | 6      | 397       | 7      | 18   | 11     | 133       | 32      | 21         | 434    | 1833  |  |
| 2020   | 571     | 214     | 23     | 5        | 46       | 3      | 382       | 4      | 17   | 11     | 139       | 27      | 11         | 448    | 1901  |  |
| 2021   | 584     | 283     | 45     | 4        | 44       | 6      | 422       | 12     | 16   | 15     | 133       | 20      | 22         | 512    | 2118  |  |

All information in this report was gathered from queries generated on February 14, 2022 through February 15, 2022 and is subject to change.