

TOWNSHIP OF LAKEWOOD

PROPERTY CLASS	No. OF ITEMS 2016	2016 ASSESSED VALUES	% OF 2016 TOTAL	No. OF ITEMS 2017	2017 ASSESSED VALUE	% OF 2017 TOTAL	2016 vs. 2017	SHIFT
1. VACANT	3,478	\$286,546,300	4.44%	3,160	\$475,392,500	4.92%	165.90%	0.48%
2. RESIDENTIAL	20,803	\$4,789,711,800	74.24%	21,410	\$6,852,607,400	70.94%	143.07%	-3.30%
3A. FARM (Reg)	8	\$3,154,100	0.05%	9	\$3,372,500	0.03%	100.00%	-0.01%
3B. FARM (Qual)	20	\$67,000	0.00%	19	\$59,400	0.00%	100.00%	0.00%
4A. COMMERCIAL	565	\$624,452,600	9.68%	584	\$1,074,324,400	11.12%	172.04%	1.44%
4B. INDUSTRIAL	173	\$459,750,800	7.13%	175	\$829,786,000	8.59%	180.49%	1.46%
4C. APARTMENT	96	\$287,776,600	4.46%	92	\$423,707,800	4.39%	147.23%	-0.07%
TOTAL COMMERCIAL	834	\$1,371,980,000	21.27%	851	\$2,327,818,200	24.10%	169.67%	2.83%
GRAND TOTAL	25,143	\$6,451,459,200	100%	25,449	\$9,659,250,000	100%	150%	0.000

CURRENT DATA

Current Tax Rate \$2.930

REVISED 2016 TAX RATE

Current Tax Rate 2016 \$2.930
 Adjustment to Ratable Base 149.72%

Current Tax Rate	\$2.930		=	\$1.957	
Adjustment to Ratable Base	1.497				Revised Tax Rate based on 2016 Budget

Note: The actual tax rate in 2017 will be based on the actual 2017 total tax levy and the final 2017 assessments

AVERAGE RESIDENTIAL ANALYSIS

Average Residential Property (2016 Assessed Value) \$230,200	X	2016 Tax Rate \$2.930	=	2016 Avg. Tax \$6,744.86
Average Residential Property (2017 Assessed Value) \$320,100	X	2016 Revised Tax Rate based 2016 Budget \$1.957	=	2016 Revised Avg. Tax \$6,264.23

Average Residential Tax Dollar Difference (\$480.63)

***** ALL INFORMATION SUBJECT TO CHANGE BEFORE FINAL SUBMISSION OF TAX LIST *****