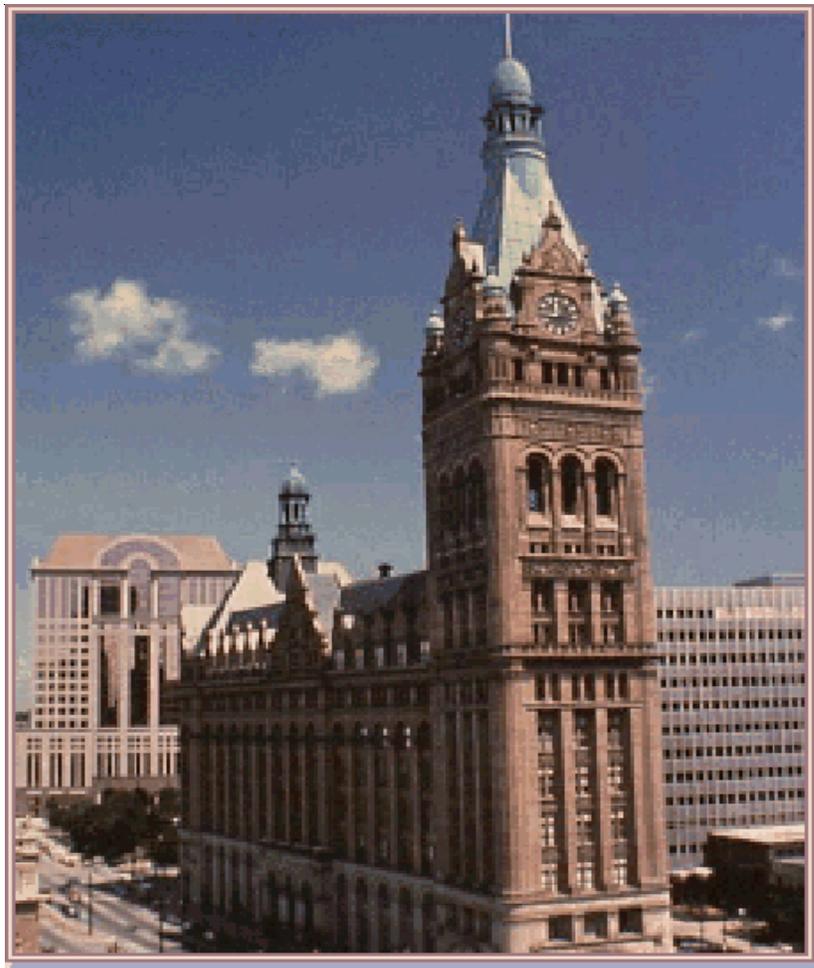




**2006 ASSESSMENTS AND TAXES**

**CITY OF MILWAUKEE**

**ASSESSOR'S OFFICE**



**ASSESSMENT COMMISSIONER  
DECEMBER 2006**

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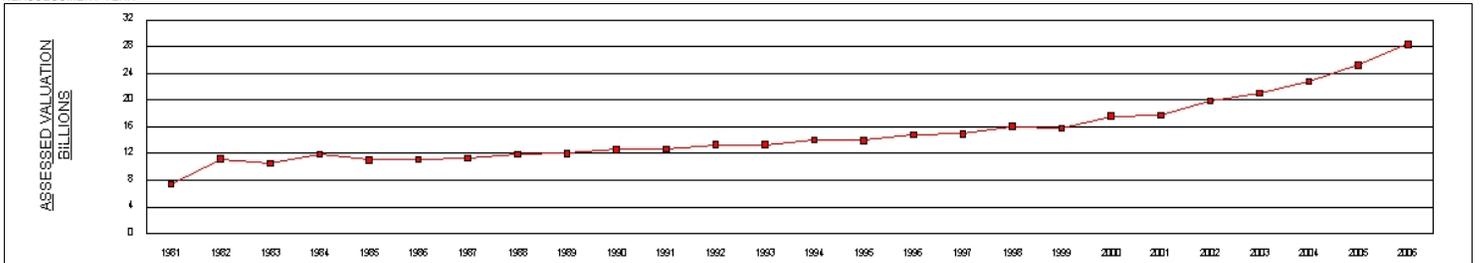
# 1981 - 2006 COMPARATIVE STATEMENT OF ASSESSED VALUATIONS - CITY OF MILWAUKEE

(Includes parcels in Milwaukee, Washington and Waukesha Counties)

YEAR	RESIDENTIAL			COMMERCIAL			MANUFACTURING		
	LAND	IMPROVEMENTS	TOTAL	LAND	IMPROVEMENTS	TOTAL	LAND	IMPROVEMENTS	TOTAL
1981	1,180,532,480	3,291,786,520	4,472,319,000	428,078,540	1,622,203,320	2,050,281,860	59,618,600	408,942,400	468,561,000
1982	1,717,148,720	4,572,040,609	6,289,189,329	639,467,500	2,140,559,770	2,780,027,270	83,009,100	570,343,400	653,352,500
1983	1,716,402,840	4,580,724,539	6,297,127,379	643,657,740	2,211,887,550	2,855,545,290	82,056,400	562,090,800	644,147,200
1984	1,716,152,830	4,763,782,900	6,479,935,730	655,704,940	2,382,842,380	3,038,547,320	83,474,600	571,779,400	655,254,000
1985	1,717,922,410	4,764,911,709	6,482,834,119	661,011,360	2,479,644,120	3,140,655,480	82,392,700	492,876,900	575,269,600
1986	1,716,871,450	4,757,545,410	6,474,416,860	677,653,830	2,549,060,370	3,226,714,200	78,994,900	441,359,600	520,354,500
1987	1,717,010,470	4,770,327,490	6,487,337,960	791,569,480	2,621,569,070	3,413,138,550	81,188,200	400,979,100	482,167,300
1988	1,702,287,900	4,656,544,760	6,358,832,660	855,921,490	3,213,792,990	4,069,714,480	86,018,500	397,045,700	483,064,200
1989	1,699,775,260	4,675,555,760	6,375,341,020	872,008,520	3,308,409,180	4,180,417,700	82,805,800	387,688,000	470,493,800
1990	1,772,525,060	4,941,312,290	6,713,837,350	864,870,290	3,474,332,100	4,339,202,390	90,312,400	416,552,600	506,865,000
1991	1,351,481,690	5,365,719,130	6,717,200,820	868,044,350	3,544,922,960	4,412,967,310	90,564,400	409,621,100	500,185,500
1992	1,344,937,490	5,841,042,760	7,185,980,250	879,390,880	3,586,466,630	4,465,857,510	97,899,800	439,536,900	537,436,700
1993	1,344,450,410	5,856,798,650	7,201,249,060	880,184,830	3,582,986,580	4,463,171,410	94,332,000	446,640,800	540,972,800
1994	1,428,293,780	6,312,152,330	7,740,446,110	898,084,070	3,666,538,810	4,564,622,880	100,441,400	459,387,600	559,829,000
1995	1,428,410,430	6,337,156,630	7,765,567,060	899,016,270	3,641,603,790	4,540,620,060	96,486,900	445,048,900	541,535,800
1996	1,430,109,840	6,972,180,780	8,402,290,620	940,810,000	3,800,431,000	4,741,241,000	103,410,400	467,497,700	570,908,100
1997	1,494,268,520	6,963,573,090	8,457,841,610	938,555,925	3,813,007,989	4,751,563,914	104,253,900	466,752,200	571,006,100
1998	1,496,198,190	7,596,999,410	9,093,197,600	988,865,384	4,134,577,761	5,123,443,125	122,080,700	503,725,400	625,806,100
1999	1,497,828,550	7,665,830,540	9,163,659,090	987,217,825	4,115,968,732	5,103,186,557	125,715,100	507,466,500	633,181,600
2000	1,508,081,250	8,784,541,739	10,292,622,989	1,041,601,353	4,570,920,435	5,612,521,788	147,682,800	593,788,800	741,471,600
2001	1,515,635,380	8,843,035,239	10,358,670,619	1,055,145,113	4,661,035,362	5,716,180,475	134,865,700	582,965,000	717,830,700
2002	1,742,406,500	10,284,988,255	12,027,394,755	1,151,699,658	5,024,632,842	6,176,332,500	148,778,100	616,352,200	765,130,300
2003	1,745,324,700	11,193,308,680	12,938,633,380	1,165,043,000	5,328,761,141	6,493,804,441	142,146,800	587,711,400	729,858,200
2004	1,818,293,700	12,483,368,216	14,301,661,916	1,221,150,300	5,682,339,764	6,903,490,064	140,746,200	592,853,300	733,599,500
2005	1,937,058,400	14,179,759,600	16,116,818,000	1,260,395,600	6,287,319,594	7,547,715,194	135,870,200	586,095,900	721,966,100
2006	2,156,290,900	16,055,212,705	18,211,503,605	1,404,598,500	7,093,684,146	8,498,282,646	147,669,700	592,595,400	740,265,100

YEAR	TOTAL REAL ESTATE			NO. OF TAXABLE PARCELS	BOATS & OTHER WATERCRAFT	MACHINERY TOOLS PATTERNS	FURNITURE FIXTURES & EQUIPMENT	ALL OTHER PERSONAL PROPERTY	TOTAL PERSONAL PROPERTY	NO. OF ACCTS.	GRAND TOTAL RE & PP
	LAND	IMPROVEMENTS	TOTAL								
1981	1,668,229,620	5,322,932,240	6,991,161,860			229,020	125,283,810	272,312,250	70,906,520		7,459,893,460
1982*	2,439,625,320	7,282,943,779	9,722,569,099			313,800	191,239,340	412,825,290	105,714,820		11,178,099,889
1983	2,442,116,980	7,354,702,889	9,796,819,869			243,270	198,183,020	430,370,280	116,640,970		10,542,257,409
1984*	2,455,332,370	7,718,404,680	10,173,737,050			218,968	206,231,354	473,446,149	158,329,187		11,890,177,448
1985	2,461,326,470	7,737,432,729	10,198,759,199			215,190	203,976,460	503,354,060	170,669,030		11,076,973,939
1986	2,473,520,180	7,747,965,380	10,221,485,560			208,240	225,730,360	534,376,670	158,201,820	15,484	11,140,002,650
1987	2,589,768,150	7,792,875,660	10,382,643,810	153,236		199,770	229,616,300	529,567,440	161,189,520	14,756	11,303,216,840
1988*	2,644,227,890	8,267,383,450	10,911,611,340	152,426		195,480	309,476,130	555,063,570	89,652,010	13,740	11,865,998,530
1989	2,654,589,580	8,371,662,940	11,026,252,520	153,236		185,060	339,666,170	572,390,480	78,967,450	13,515	12,017,461,680
1990*	2,727,707,750	8,832,186,990	11,559,904,740	152,806		149,740	342,171,610	625,693,300	86,611,540	13,460	12,614,530,930
1991	2,310,090,440	9,320,263,190	11,630,353,630	152,518		106,060	361,452,730	635,170,520	74,154,200	13,488	12,701,237,140
1992*	2,322,228,170	9,867,046,290	12,189,274,460	152,004		95,840	409,721,150	663,828,960	73,850,050	13,366	13,336,770,460
1993	2,318,967,240	9,886,426,030	12,205,393,270	151,802		155,040	415,030,230	651,334,950	74,054,470	13,639	13,345,967,960
1994*	2,426,819,250	10,438,078,740	12,864,897,990	151,314		382,800	422,746,320	671,368,020	70,338,370	14,846	14,029,733,500
1995	2,423,913,600	10,423,809,320	12,847,722,920	151,013		808,060	408,659,080	647,886,660	71,572,180	14,888	13,976,648,900
1996*	2,474,330,240	11,240,109,480	13,714,439,720	150,461		447,560	207,157,590	846,354,460	82,207,270	14,708	14,850,606,600
1997	2,537,078,345	11,243,333,279	13,780,411,624	150,412		447,530	201,883,590	846,261,300	85,133,190	14,626	14,914,137,234
1998*	2,607,144,254	12,235,302,571	14,842,446,825	150,261		478,920	225,321,010	913,643,650	90,223,630	14,470	16,072,114,035
1999	2,610,761,475	12,289,265,772	14,900,027,247	147,089		248,500	205,860,980	566,871,340	100,842,100	14,431	15,773,850,167
2000*	2,697,365,403	13,949,250,974	16,646,616,377	149,892		108,560	218,677,340	621,413,800	96,178,520	14,424	17,582,994,597
2001	2,705,646,193	14,087,035,601	16,792,681,794	149,989		29,900	215,682,900	597,457,370	93,932,430	14,143	17,699,784,394
2002*	3,042,884,258	15,925,973,297	18,968,857,555	150,002		28,700	205,530,630	593,877,660	97,960,670	13,855	19,866,255,215
2003*	3,052,514,800	17,109,781,221	20,162,296,021	150,039		0	187,207,670	560,426,230	99,587,320	13,710	21,009,517,241
2004*	3,180,190,200	18,758,561,280	21,938,751,480	150,787		0	178,274,740	558,290,220	97,103,060	16,379	22,772,419,500
2005*	3,333,324,200	21,053,175,094	24,386,499,294	151,285		0	185,601,440	541,830,650	108,217,790	10,980	25,222,149,174
2006*	3,708,559,100	23,741,492,251	27,450,051,351	151,804		0	212,807,790	577,964,150	114,128,550	11,083	28,354,951,841

\*REASSESSMENT YEAR



**TOTAL 2006 ASSESSED VALUATION  
CITY OF MILWAUKEE**

<b>TOTAL ASSESSED VALUATION - CITY OF MILWAUKEE - MILWAUKEE COUNTY</b>				
<b>REAL ESTATE</b>	<b>LAND</b>	<b>IMPROVEMENTS</b>	<b>TOTAL</b>	<b>% Tax Base</b>
Residential	\$2,156,290,900	\$16,055,212,705	\$18,211,503,605	64.23%
Commercial	\$1,404,478,900	\$7,093,684,146	\$8,498,163,046	29.97%
<b>Total (City of Milwaukee)</b>	<b>\$3,560,769,800</b>	<b>\$23,148,896,851</b>	<b>\$26,709,666,651</b>	<b>94.20%</b>
Mfg.(Wis.D/R)	\$145,585,200	\$577,738,800	\$723,324,000	2.55%
<b>TOTAL REAL ESTATE</b>	<b>\$3,706,355,000</b>	<b>\$23,726,635,651</b>	<b>\$27,432,990,651</b>	<b>96.75%</b>
<b>PERSONAL PROPERTY</b>			<b>TOTAL</b>	<b>% Tax Base</b>
Assessed by City of Milwaukee			\$732,937,490	2.58%
Assessed by Wis. D/R			\$170,027,900	0.60%
<b>TOTAL PERSONAL PROPERTY</b>			<b>\$902,965,390</b>	<b>3.18%</b>
<b>TOTAL ASSESSED VALUE</b>			<b>\$28,335,956,041</b>	<b>99.93%</b>
<b>EQUALIZED VALUE (W/TID) *</b>		<b>@ 0.9447</b>	<b>\$30,206,877,900</b>	

<b>TOTAL ASSESSED VALUATION - CITY OF MILWAUKEE - WASHINGTON COUNTY</b>				
<b>REAL ESTATE</b>	<b>LAND</b>	<b>IMPROVEMENTS</b>	<b>TOTAL</b>	<b>% Tax Base</b>
Mfg.(Wis.D/R)	\$97,400	\$794,000	\$891,400	0.0031%
<b>PERSONAL PROPERTY</b>				
Assessed by City of Milwaukee				
Assessed by Wis. D/R			\$14,300	0.0001%
<b>TOTAL ASSESSED VALUE</b>			<b>\$905,700</b>	<b>0.0032%</b>
<b>EQUALIZED VALUE</b>		<b>@ 0.9447</b>	<b>\$958,700</b>	

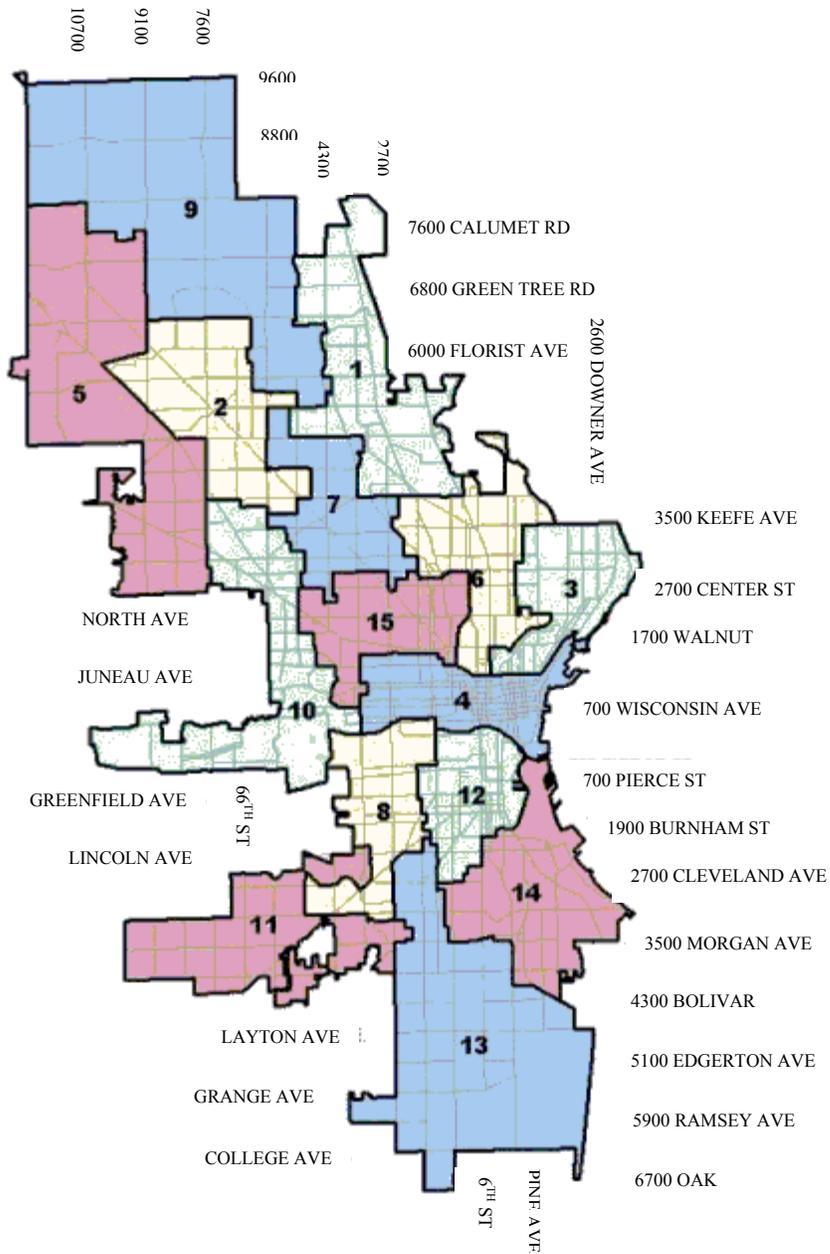
<b>TOTAL ASSESSED VALUATION - CITY OF MILWAUKEE - WAUKESHA COUNTY</b>				
<b>REAL ESTATE</b>	<b>LAND</b>	<b>IMPROVEMENTS</b>	<b>TOTAL</b>	<b>% Tax Base</b>
Commercial	\$119,600	\$0	\$119,600	
<b>Total (City of Milwaukee)</b>	<b>\$119,600</b>	<b>\$0</b>	<b>\$119,600</b>	<b>0.0004%</b>
Mfg.(Wis.D/R)	\$1,987,100	\$14,062,600	\$16,049,700	0.0566%
<b>TOTAL REAL ESTATE</b>	<b>\$2,106,700</b>	<b>\$14,062,600</b>	<b>\$16,169,300</b>	<b>0.0570%</b>
<b>PERSONAL PROPERTY</b>				
Assessed by City of Milwaukee				
Assessed by Wis. D/R			\$1,920,800	0.0068%
<b>TOTAL PERSONAL PROPERTY</b>			<b>\$1,920,800</b>	<b>0.0068%</b>
<b>TOTAL ASSESSED VALUE</b>			<b>\$18,090,100</b>	<b>0.0638%</b>
<b>EQUALIZED VALUE</b>		<b>@ 0.9447</b>	<b>\$19,148,900</b>	

<b>GRAND TOTAL OF ALL REAL ESTATE</b>	<b>\$27,450,051,351</b>	<b>100.00%</b>
<b>GRAND TOTAL OF ALL PERSONAL PROPERTY</b>	<b>\$904,900,490</b>	
<b>GRAND TOTAL OF ALL ASSESSABLE PROPERTY</b>	<b>\$28,354,951,841</b>	<b>100.00%</b>
<b>EQUALIZED VALUE *</b>	<b>\$30,226,985,500</b>	
<b>*Includes TID Increment of</b>	<b>\$879,464,500</b>	

<b>2006 Ratio of Assessed to Equalized Value</b>	<b>0.9447</b>
<b>2006 Equalized Value Including TID Increment</b>	<b>\$30,226,985,500</b>
<b>2006 Equalized Value Excluding TID Increment</b>	<b>\$29,347,521,000</b>
<b>2006 TID Equalized Value Increment</b>	<b>\$879,464,500</b>

**2006 PERSONAL PROPERTY  
ASSESSMENTS BY CLASSIFICATION**

<b><u>CLASSIFICATION</u></b>	<b><u>ASSESSED BY DEPT. OF REVENUE</u></b>	<b><u>ASSESSED BY CITY</u></b>	<b><u>TOTAL</u></b>
<b>MILWAUKEE COUNTY</b>			
Boats & Watercraft	0	0	0
Machinery, Tools & Patterns	79,262,800	131,921,090	211,183,890
Furniture, Fixtures & Equipment	71,244,800	506,433,950	577,678,750
Other Personal Property	<u>19,520,300</u>	<u>94,582,450</u>	<u>114,102,750</u>
<b>TOTAL - MILWAUKEE</b>	<b>170,027,900</b>	<b>732,937,490</b>	<b>902,965,390</b>
<b>WASHINGTON COUNTY</b>			
Machinery, Tools & Patterns	<u>14,300</u>		<u>14,300</u>
<b>TOTAL - WASHINGTON</b>	<b>14,300</b>		<b>14,300</b>
<b>WAUKESHA COUNTY</b>			
Boats & Watercraft			
Machinery, Tools & Patterns	1,610,600		1,610,600
Furniture, Fixtures & Equipment	284,500		284,500
Other Personal Property	<u>25,700</u>		<u>25,700</u>
<b>TOTAL - WAUKESHA</b>	<b>1,920,800</b>		<b>1,920,800</b>
<b>ALL COUNTIES</b>			
Boats & Watercraft	0	0	0
Machinery, Tools & Patterns	80,887,700	131,921,090	212,808,790
Furniture, Fixtures & Equipment	71,529,300	506,433,950	577,963,250
Other Personal Property	<u>19,546,000</u>	<u>94,582,450</u>	<u>114,128,450</u>
<b>GRAND TOTAL</b>	<b><u>171,963,000</u></b>	<b><u>732,937,490</u></b>	<b><u>904,900,490</u></b>



SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	1	ALDERPERSON		HAMILTON		AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
		2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE				
RESIDENTIAL	9,309	761,878,100	866,121,500	104,243,400	91,000	81,843	93,041	13.68%	3.155%
CONDOMINIUM	21	758,000	982,100	224,100	46,400	36,095	46,767	29.56%	0.004%
TOTAL RESIDENTIAL	9,330	762,636,100	867,103,600	104,467,500	90,900	81,740	92,937	13.70%	3.159%
MANUFACTURING	96	59,761,700	65,315,100	5,553,400	354,650	622,518	680,366	9.29%	0.238%
TOTAL MANUFACTURING	96	59,761,700	65,315,100	5,553,400	354,650	622,518	680,366	9.29%	0.238%
LOCAL COMMERCIAL	478	53,836,500	65,787,100	11,950,600	87,800	112,629	137,630	22.20%	0.240%
SPECIAL COMMERCIAL	132	86,223,100	93,126,600	6,903,500	454,000	653,205	705,505	8.01%	0.339%
APARTMENTS	289	82,869,800	95,968,600	13,098,800	198,400	286,747	332,071	15.81%	0.350%
TOTAL COMMERCIAL	899	222,929,400	254,882,300	31,952,900	158,000	247,975	283,518	14.33%	0.929%
ALL CLASSES	10,325	1,045,327,200	1,187,301,000	141,973,800	92,100	101,242	114,993	13.58%	4.325%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	2	ALDERPERSON DAVIS							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	9,465	963,918,100	1,095,072,700	131,154,600	114,700	101,840	115,697	13.61%	3.989%
CONDOMINIUM	210	9,182,500	10,408,700	1,226,200	47,500	43,726	49,565	13.35%	0.038%
TOTAL RESIDENTIAL	9,675	973,100,600	1,105,481,400	132,380,800	114,100	100,579	114,262	13.60%	4.027%
MANUFACTURING	33	17,452,900	17,480,600	27,700	279,600	528,876	529,715	0.16%	0.064%
TOTAL MANUFACTURING	33	17,452,900	17,480,600	27,700	279,600	528,876	529,715	0.16%	0.064%
LOCAL COMMERCIAL	348	86,391,000	92,800,800	6,409,800	138,000	248,250	266,669	7.42%	0.338%
SPECIAL COMMERCIAL	97	124,348,700	130,547,500	6,198,800	728,000	1,281,945	1,345,851	4.99%	0.476%
APARTMENTS	507	134,617,000	152,183,600	17,566,600	199,700	265,517	300,165	13.05%	0.554%
TOTAL COMMERCIAL	952	345,356,700	375,531,900	30,175,200	197,250	362,770	394,466	8.74%	1.368%
ALL CLASSES	10,660	1,335,910,200	1,498,493,900	162,583,700	115,800	125,320	140,572	12.17%	5.459%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	3	ALDERPERSON D'AMATO							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	5,883	1,437,926,900	1,585,888,600	147,961,700	235,500	244,421	269,571	10.29%	5.777%
CONDOMINIUM	2,028	337,294,490	411,765,900	74,471,410	191,300	166,319	203,040	22.08%	1.500%
TOTAL RESIDENTIAL	7,911	1,775,221,390	1,997,654,500	222,433,110	222,400	224,399	252,516	12.53%	7.277%
MANUFACTURING	19	7,994,200	9,365,200	1,371,000	228,800	420,747	492,905	17.15%	0.034%
TOTAL MANUFACTURING	19	7,994,200	9,365,200	1,371,000	228,800	420,747	492,905	17.15%	0.034%
LOCAL COMMERCIAL	481	159,040,800	190,228,700	31,187,900	243,300	330,646	395,486	19.61%	0.693%
SPECIAL COMMERCIAL	107	170,577,500	195,165,600	24,588,100	729,000	1,594,182	1,823,978	14.41%	0.711%
APARTMENTS	646	516,030,200	590,831,800	74,801,600	572,150	798,808	914,600	14.50%	2.152%
TOTAL COMMERCIAL	1,234	845,648,500	976,226,100	130,577,600	409,550	685,291	791,107	15.44%	3.556%
ALL CLASSES	9,164	2,628,864,090	2,983,245,800	354,381,710	232,700	286,869	325,540	13.48%	10.868%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	4	ALDERPERSON BAUMAN							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	2,045	154,840,300	183,683,900	28,843,600	76,400	75,717	89,821	18.63%	0.669%
CONDOMINIUM	1,169	313,573,000	427,447,263	113,874,263	256,500	268,240	365,652	36.32%	1.557%
TOTAL RESIDENTIAL	3,214	468,413,300	611,131,163	142,717,863	111,250	145,742	190,147	30.47%	2.226%
MANUFACTURING	28	62,816,700	66,428,800	3,612,100	818,500	2,243,454	2,372,457	5.75%	0.242%
TOTAL MANUFACTURING	28	62,816,700	66,428,800	3,612,100	818,500	2,243,454	2,372,457	5.75%	0.242%
LOCAL COMMERCIAL	375	186,212,789	230,674,589	44,461,800	185,000	496,567	615,132	23.88%	0.840%
SPECIAL COMMERCIAL	435	1,516,062,205	1,634,677,305	118,615,100	653,772	3,485,200	3,757,879	7.82%	5.955%
APARTMENTS	451	472,913,500	617,424,700	144,511,200	401,400	1,048,589	1,369,013	30.56%	2.249%
TOTAL COMMERCIAL	1,261	2,175,188,494	2,482,776,594	307,588,100	397,000	1,724,971	1,968,895	14.14%	9.045%
ALL CLASSES	4,503	2,706,418,494	3,160,336,557	453,918,063	144,500	601,026	701,829	16.77%	11.513%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	5	ALDERPERSON BOHL							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	11,405	1,645,475,000	1,793,947,000	148,472,000	148,900	144,277	157,295	9.02%	6.535%
CONDOMINIUM	1,046	77,645,900	85,190,600	7,544,700	82,900	74,231	81,444	9.72%	0.310%
TOTAL RESIDENTIAL	12,451	1,723,120,900	1,879,137,600	156,016,700	145,300	138,392	150,923	9.05%	6.846%
MANUFACTURING	19	27,034,400	27,225,700	191,300	653,300	1,422,863	1,432,932	0.71%	0.099%
TOTAL MANUFACTURING	19	27,034,400	27,225,700	191,300	653,300	1,422,863	1,432,932	0.71%	0.099%
LOCAL COMMERCIAL	281	65,552,600	75,535,300	9,982,700	180,000	233,283	268,809	15.23%	0.275%
SPECIAL COMMERCIAL	157	279,025,300	329,001,900	49,976,600	774,000	1,777,231	2,095,554	17.91%	1.199%
APARTMENTS	496	217,729,300	241,126,800	23,397,500	302,600	438,970	486,143	10.75%	0.878%
TOTAL COMMERCIAL	934	562,307,200	645,664,000	83,356,800	298,600	602,042	691,289	14.82%	2.352%
ALL CLASSES	13,404	2,312,462,500	2,552,027,300	239,564,800	147,700	172,520	190,393	10.36%	9.297%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	6	ALDERPERSON McGEE							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	8,338	486,131,600	601,595,500	115,463,900	61,000	58,310	72,151	23.75%	2.192%
CONDOMINIUM	417	88,931,415	107,163,250	18,231,835	255,100	213,265	256,986	20.50%	0.390%
TOTAL RESIDENTIAL	8,755	575,063,015	708,758,750	133,695,735	62,300	65,691	80,955	23.25%	2.582%
MANUFACTURING	63	34,548,700	38,825,000	4,276,300	360,200	548,392	616,270	12.38%	0.141%
TOTAL MANUFACTURING	63	34,548,700	38,825,000	4,276,300	360,200	548,392	616,270	12.38%	0.141%
LOCAL COMMERCIAL	736	86,040,490	114,560,300	28,519,810	73,900	116,903	155,653	33.15%	0.417%
SPECIAL COMMERCIAL	100	94,093,000	102,518,800	8,425,800	488,400	940,930	1,025,188	8.95%	0.373%
APARTMENTS	207	72,313,500	89,126,870	16,813,370	184,600	349,341	430,565	23.25%	0.325%
TOTAL COMMERCIAL	1,043	252,446,990	306,205,970	53,758,980	95,100	242,039	293,582	21.30%	1.116%
ALL CLASSES	9,861	862,058,705	1,053,789,720	191,731,015	63,800	87,430	106,864	22.24%	3.839%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	7	ALDERPERSON WADE							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	10,355	861,602,700	995,628,400	134,025,700	91,800	83,206	96,150	15.56%	3.627%
TOTAL RESIDENTIAL	10,355	861,602,700	995,628,400	134,025,700	91,800	83,206	96,150	15.56%	3.627%
MANUFACTURING	36	4,609,700	5,274,500	664,800	82,050	128,047	146,514	14.42%	0.019%
TOTAL MANUFACTURING	36	4,609,700	5,274,500	664,800	82,050	128,047	146,514	14.42%	0.019%
LOCAL COMMERCIAL	360	35,132,700	44,640,100	9,507,400	79,150	97,591	124,000	27.06%	0.163%
SPECIAL COMMERCIAL	41	17,069,300	17,849,600	780,300	390,000	416,324	435,356	4.57%	0.065%
APARTMENTS	157	29,584,600	34,029,200	4,444,600	185,000	188,437	216,746	15.02%	0.124%
TOTAL COMMERCIAL	558	81,786,600	96,518,900	14,732,300	116,300	146,571	172,973	18.01%	0.352%
ALL CLASSES	10,949	947,999,000	1,097,421,800	149,422,800	92,200	86,583	100,230	15.76%	3.998%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	8	ALDERPERSON DONOVAN							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	7,647	799,711,200	905,021,218	105,310,018	116,600	104,578	118,350	13.17%	3.297%
CONDOMINIUM	6	389,000	464,800	75,800	98,000	64,833	77,467	19.49%	0.002%
TOTAL RESIDENTIAL	7,653	800,100,200	905,486,018	105,385,818	116,600	104,547	118,318	13.17%	3.299%
MANUFACTURING	47	25,611,400	26,820,200	1,208,800	284,900	544,923	570,643	4.72%	0.098%
TOTAL MANUFACTURING	47	25,611,400	26,820,200	1,208,800	284,900	544,923	570,643	4.72%	0.098%
LOCAL COMMERCIAL	476	68,552,800	81,349,938	12,797,138	114,450	144,018	170,903	18.67%	0.296%
SPECIAL COMMERCIAL	99	92,490,900	105,067,700	12,576,800	513,300	934,252	1,061,290	13.60%	0.383%
APARTMENTS	214	62,831,900	74,446,800	11,614,900	167,450	293,607	347,882	18.49%	0.271%
TOTAL COMMERCIAL	789	223,875,600	260,864,438	36,988,838	141,400	283,746	330,627	16.52%	0.950%
ALL CLASSES	8,489	1,049,587,200	1,193,170,656	143,583,456	118,100	123,641	140,555	13.68%	4.347%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	9	ALDERPERSON PUENTE							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	6,402	755,659,000	842,674,700	87,015,700	130,500	118,035	131,627	11.52%	3.070%
CONDOMINIUM	2,719	163,431,500	183,444,006	20,012,506	65,500	60,107	67,467	12.25%	0.668%
TOTAL RESIDENTIAL	9,121	919,090,500	1,026,118,706	107,028,206	117,500	100,766	112,501	11.65%	3.738%
MANUFACTURING	154	269,426,200	272,246,600	2,820,400	1,035,300	1,749,521	1,767,835	1.05%	0.992%
TOTAL MANUFACTURING	154	269,426,200	272,246,600	2,820,400	1,035,300	1,749,521	1,767,835	1.05%	0.992%
LOCAL COMMERCIAL	282	99,178,200	108,001,741	8,823,541	274,000	351,696	382,985	8.90%	0.393%
SPECIAL COMMERCIAL	232	326,630,050	401,360,950	74,730,900	962,500	1,407,888	1,730,004	22.88%	1.462%
APARTMENTS	345	215,879,000	256,203,100	40,324,100	301,500	625,736	742,618	18.68%	0.933%
TOTAL COMMERCIAL	859	641,687,250	765,565,791	123,878,541	357,000	747,017	891,229	19.31%	2.789%
ALL CLASSES	10,134	1,830,203,950	2,063,931,097	233,727,147	121,000	180,600	203,664	12.77%	7.519%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	10	ALDERPERSON MURPHY							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	11,250	1,535,081,500	1,710,325,000	175,243,500	146,600	136,452	152,029	11.42%	6.231%
CONDOMINIUM	33	936,500	2,490,800	1,554,300	74,700	28,379	75,479	165.97%	0.009%
TOTAL RESIDENTIAL	11,283	1,536,018,000	1,712,815,800	176,797,800	146,500	136,136	151,805	11.51%	6.240%
MANUFACTURING	22	10,882,400	12,642,200	1,759,800	492,250	494,655	574,645	16.17%	0.046%
TOTAL MANUFACTURING	22	10,882,400	12,642,200	1,759,800	492,250	494,655	574,645	16.17%	0.046%
LOCAL COMMERCIAL	459	84,496,613	94,280,513	9,783,900	149,000	184,088	205,404	11.58%	0.343%
SPECIAL COMMERCIAL	84	120,800,600	138,963,200	18,162,600	592,850	1,438,102	1,654,324	15.04%	0.506%
APARTMENTS	385	142,691,500	157,326,200	14,634,700	285,200	370,627	408,639	10.26%	0.573%
TOTAL COMMERCIAL	928	347,988,713	390,569,913	42,581,200	233,700	374,988	420,873	12.24%	1.423%
ALL CLASSES	12,233	1,894,889,113	2,116,027,913	221,138,800	148,400	154,900	172,977	11.67%	7.709%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	11	ALDERPERSON DUDZIK							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	10,671	1,654,325,200	1,800,202,400	145,877,200	163,300	155,030	168,700	8.82%	6.558%
CONDOMINIUM	349	36,544,700	43,146,200	6,601,500	111,400	104,713	123,628	18.06%	0.157%
TOTAL RESIDENTIAL	11,020	1,690,869,900	1,843,348,600	152,478,700	162,500	153,436	167,273	9.02%	6.715%
MANUFACTURING	7	5,146,400	5,312,400	166,000	251,800	735,200	758,914	3.23%	0.019%
TOTAL MANUFACTURING	7	5,146,400	5,312,400	166,000	251,800	735,200	758,914	3.23%	0.019%
LOCAL COMMERCIAL	161	45,818,200	50,225,500	4,407,300	218,000	284,585	311,960	9.62%	0.183%
SPECIAL COMMERCIAL	73	81,080,100	91,123,300	10,043,200	686,000	1,110,686	1,248,264	12.39%	0.332%
APARTMENTS	487	283,685,000	326,298,900	42,613,900	319,100	582,515	670,018	15.02%	1.189%
TOTAL COMMERCIAL	721	410,583,300	467,647,700	57,064,400	314,800	569,464	648,610	13.90%	1.704%
ALL CLASSES	11,748	2,106,599,600	2,316,308,700	209,709,100	164,500	179,316	197,166	9.95%	8.438%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	12	ALDERPERSON WITKOWIAK							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	5,934	383,461,100	458,870,068	75,408,968	75,500	64,621	77,329	19.67%	1.672%
CONDOMINIUM	359	42,126,200	54,413,400	12,287,200	106,200	117,343	151,569	29.17%	0.198%
TOTAL RESIDENTIAL	6,293	425,587,300	513,283,468	87,696,168	75,700	67,629	81,564	20.61%	1.870%
MANUFACTURING	116	55,607,300	65,297,700	9,690,400	193,500	479,373	562,911	17.43%	0.238%
TOTAL MANUFACTURING	116	55,607,300	65,297,700	9,690,400	193,500	479,373	562,911	17.43%	0.238%
LOCAL COMMERCIAL	911	133,435,200	177,957,300	44,522,100	112,000	146,471	195,343	33.37%	0.648%
SPECIAL COMMERCIAL	138	90,959,757	110,880,300	19,920,543	466,500	659,129	803,480	21.90%	0.404%
APARTMENTS	273	57,201,100	71,836,600	14,635,500	131,400	209,528	263,138	25.59%	0.262%
TOTAL COMMERCIAL	1,322	281,596,057	360,674,200	79,078,143	124,900	213,008	272,825	28.08%	1.314%
ALL CLASSES	7,731	762,790,657	939,255,368	176,464,711	79,900	98,666	121,492	23.13%	3.422%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	13	ALDERPERSON WITKOWSKI							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	10,502	1,531,059,900	1,675,250,200	144,190,300	156,200	145,787	159,517	9.42%	6.103%
CONDOMINIUM	644	58,479,600	64,593,500	6,113,900	97,800	90,807	100,300	10.45%	0.235%
TOTAL RESIDENTIAL	11,146	1,589,539,500	1,739,843,700	150,304,200	154,000	142,611	156,096	9.46%	6.338%
MANUFACTURING	27	30,465,600	31,721,500	1,255,900	803,700	1,128,356	1,174,870	4.12%	0.116%
TOTAL MANUFACTURING	27	30,465,600	31,721,500	1,255,900	803,700	1,128,356	1,174,870	4.12%	0.116%
LOCAL COMMERCIAL	356	110,980,500	127,066,400	16,085,900	225,150	311,743	356,928	14.49%	0.463%
SPECIAL COMMERCIAL	223	354,549,900	390,186,500	35,636,600	971,000	1,589,910	1,749,715	10.05%	1.421%
APARTMENTS	232	144,287,900	165,568,500	21,280,600	315,000	621,931	713,657	14.75%	0.603%
TOTAL COMMERCIAL	811	609,818,300	682,821,400	73,003,100	360,000	751,934	841,950	11.97%	2.488%
ALL CLASSES	11,984	2,229,823,400	2,454,386,600	224,563,200	155,900	186,067	204,805	10.07%	8.941%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	14	ALDERPERSON ZIELINSKI							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	10,977	1,499,138,500	1,711,624,300	212,485,800	150,400	136,571	155,928	14.17%	6.235%
CONDOMINIUM	306	40,609,900	52,846,200	12,236,300	175,950	132,712	172,700	30.13%	0.193%
TOTAL RESIDENTIAL	11,283	1,539,748,400	1,764,470,500	224,722,100	150,700	136,466	156,383	14.59%	6.428%
MANUFACTURING	42	30,074,800	31,138,800	1,064,000	218,350	716,067	741,400	3.54%	0.113%
TOTAL MANUFACTURING	42	30,074,800	31,138,800	1,064,000	218,350	716,067	741,400	3.54%	0.113%
LOCAL COMMERCIAL	531	78,752,100	98,132,300	19,380,200	145,000	148,309	184,807	24.61%	0.357%
SPECIAL COMMERCIAL	99	73,870,300	104,325,000	30,454,700	450,000	746,165	1,053,788	41.23%	0.380%
APARTMENTS	241	83,704,100	96,877,700	13,173,600	279,700	347,320	401,982	15.74%	0.353%
TOTAL COMMERCIAL	871	236,326,500	299,335,000	63,008,500	189,000	271,328	343,668	26.66%	1.090%
ALL CLASSES	12,196	1,806,149,700	2,094,944,300	288,794,600	151,650	148,094	171,773	15.99%	7.632%

SUMMARY OF ASSESSED VALUE - BY ALDERMANIC DISTRICT

ALDERMANIC DISTRICT	15	ALDERPERSON HINES							
PROPERTY CLASS	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	7,432	430,759,000	534,813,200	104,054,200	65,100	57,960	71,961	24.16%	1.948%
CONDOMINIUM	58	4,779,500	6,428,200	1,648,700	87,300	82,405	110,831	34.50%	0.023%
TOTAL RESIDENTIAL	7,490	435,538,500	541,241,400	105,702,900	65,500	58,149	72,262	24.27%	1.972%
MANUFACTURING	40	35,531,500	65,170,800	29,639,300	160,400	888,288	1,629,270	83.42%	0.237%
TOTAL MANUFACTURING	40	35,531,500	65,170,800	29,639,300	160,400	888,288	1,629,270	83.42%	0.237%
LOCAL COMMERCIAL	681	38,709,690	54,277,140	15,567,450	48,100	56,842	79,702	40.22%	0.198%
SPECIAL COMMERCIAL	80	43,891,500	44,756,600	865,100	274,500	548,644	559,458	1.97%	0.163%
APARTMENTS	132	26,851,800	33,964,700	7,112,900	125,000	203,423	257,308	26.49%	0.124%
TOTAL COMMERCIAL	893	109,452,990	132,998,440	23,545,450	61,200	122,568	148,934	21.51%	0.485%
ALL CLASSES	8,423	580,522,990	739,410,640	158,887,650	65,400	68,921	87,785	27.37%	2.694%
ALL CLASSES	151,804	24,099,606,799	27,450,051,351	3,350,444,552		158,756	180,826	27.37%	

CITYWIDE SUMMARY OF ASSESSED VALUE

	PARCELS	2005 ASSESSMENTS	2006 ASSESSMENTS	\$ CHANGE	MEDIAN 2006 VALUE	AVE 2005 VALUE	AVE 2006 VALUE	% CHANGE	% OF TOTAL ASSESSED VALUE
RESIDENTIAL	127,615	14,900,968,100	16,760,718,686	1,859,750,586	126,600	116,766	131,338	12.48%	61.06%
CONDOMINIUM	9,365	1,174,682,205	1,450,784,919	276,102,714	101,500	125,433	154,916	23.50%	5.29%
TOTAL RESIDENTIAL	136,980	16,075,650,305	18,211,503,605	2,135,853,300	125,500	117,359	132,950	13.29%	66.34%
MANUFACTURING	749	676,963,900	740,265,100	63,301,200	389,400	903,824	988,338	9.35%	2.70%
TOTAL MANUFACTURING	749	676,963,900	740,265,100	63,301,200	389,400	903,824	988,338	9.35%	2.70%
LOCAL COMMERCIAL	6,916	1,332,130,182	1,605,517,721	273,387,539	120,300	192,616	232,145	20.52%	5.85%
SPECIAL COMMERCIAL	2,097	3,471,672,212	3,889,550,855	417,878,643	635,000	1,655,542	1,854,817	12.04%	14.17%
APARTMENTS	5,062	2,543,190,200	3,003,214,070	460,023,870	280,700	502,408	593,286	18.09%	10.94%
TOTAL COMMERCIAL	14,075	7,346,992,594	8,498,282,646	1,151,290,052	216,000	521,989	603,786	15.67%	30.96%
ALL CLASSES	151,804	24,099,606,799	27,450,051,351	3,350,444,552		158,756	180,826	13.90%	100.00%

2006 REAL ESTATE TOTALS FOR 2007 TAX RATE PURPOSES

18-Dec-06

	MILWAUKEE				WASHINGTON				WAUKESHA				ALL COUNTIES				
	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	
RESIDENTIAL	\$2,069,559,000	\$14,691,159,686	\$16,760,718,686	61.10%	\$0	\$0	\$0	0.00%	\$0	\$0	\$0	0.00%	\$2,069,559,000	\$14,691,159,686	\$16,760,718,686	61.06%	RESIDENTIAL
CONDOMINIUM	86,731,900	1,364,053,019	1,450,784,919	5.29%	0	0	0	0.00%	0	0	0	0.00%	86,731,900	1,364,053,019	1,450,784,919	5.29%	CONDOMINIUM
MERCANTILE	369,959,700	1,235,438,421	1,605,398,121	5.85%	0	0	0	0.00%	119,600	0	119,600	0.74%	370,079,300	1,235,438,421	1,605,517,721	5.85%	MERCANTILE
SPECIAL MER	782,907,300	3,106,643,555	3,889,550,855	14.18%	0	0	0	0.00%	0	0	0	0.00%	782,907,300	3,106,643,555	3,889,550,855	14.17%	SPECIAL MER
APARTMENTS	251,611,900	2,751,602,170	3,003,214,070	10.95%	0	0	0	0.00%	0	0	0	0.00%	251,611,900	2,751,602,170	3,003,214,070	10.94%	APARTMENTS
MANUFACTURING	145,585,200	577,738,800	723,324,000	2.64%	97,400	794,000	891,400	100.00%	1,987,100	14,062,600	16,049,700	99.26%	147,669,700	592,595,400	740,265,100	2.70%	MANUFACTURING
<b>TOTAL</b>	<b>\$3,706,355,000</b>	<b>\$23,726,635,651</b>	<b>\$27,432,990,651</b>	<b>100.00%</b>	<b>\$97,400</b>	<b>\$794,000</b>	<b>\$891,400</b>	<b>100.00%</b>	<b>\$2,106,700</b>	<b>\$14,062,600</b>	<b>\$16,169,300</b>	<b>100.00%</b>	<b>\$3,708,559,100</b>	<b>\$23,741,492,251</b>	<b>\$27,450,051,351</b>	<b>100.00%</b>	<b>TOTAL REAL ESTATE</b>
OMITTED	\$1,803,000	\$15,290,000	\$17,093,000		\$0	\$0	\$0		\$0	\$0	\$0		\$1,803,000	\$15,290,000	\$17,093,000		OMITTED

\$3,710,362,100 \$23,756,782,251 \$27,467,144,351 TOTAL

	MILWAUKEE				WASHINGTON				WAUKESHA				ALL COUNTIES				
	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	LAND	IMPRV	TOTAL	PCT OF TOTAL	
RESIDENTIAL	\$2,156,290,900	\$16,055,212,705	\$18,211,503,605	66.39%	\$0	\$0	\$0	0.00%	\$0	\$0	\$0	0.00%	\$2,156,290,900	\$16,055,212,705	\$18,211,503,605	66.34%	RESIDENTIAL
COMMERCIAL	1,404,478,900	7,093,684,146	8,498,163,046	30.98%	0	0	891,400	50.00%	119,600	0	119,600	0.74%	1,404,598,500	7,093,684,146	8,498,282,646	30.96%	COMMERCIAL
MANUFACTURING	145,585,200	577,738,800	723,324,000	2.64%	97,400	794,000	891,400	50.00%	1,987,100	14,062,600	16,049,700	99.26%	147,669,700	592,595,400	740,265,100	2.70%	MANUFACTURING
<b>TOTAL</b>	<b>\$3,706,355,000</b>	<b>\$23,726,635,651</b>	<b>\$27,432,990,651</b>	<b>100.00%</b>	<b>\$97,400</b>	<b>\$794,000</b>	<b>\$1,782,800</b>	<b>100.00%</b>	<b>\$2,106,700</b>	<b>\$14,062,600</b>	<b>\$16,169,300</b>	<b>100.00%</b>	<b>\$3,708,559,100</b>	<b>\$23,741,492,251</b>	<b>\$27,450,051,351</b>	<b>100.00%</b>	<b>TOTAL REAL ESTATE</b>
OMITTED	1,803,000	15,290,000	17,093,000		0	0	0		0	0	0		1,803,000	15,290,000	\$17,093,000		OMITTED

\$3,710,362,100 \$23,756,782,251 \$27,467,144,351 -----> REPRTPB TOTAL

USE 71%

**2006 PERSONAL PROPERTY TOTALS FOR 2007 TAX PURPOSES**

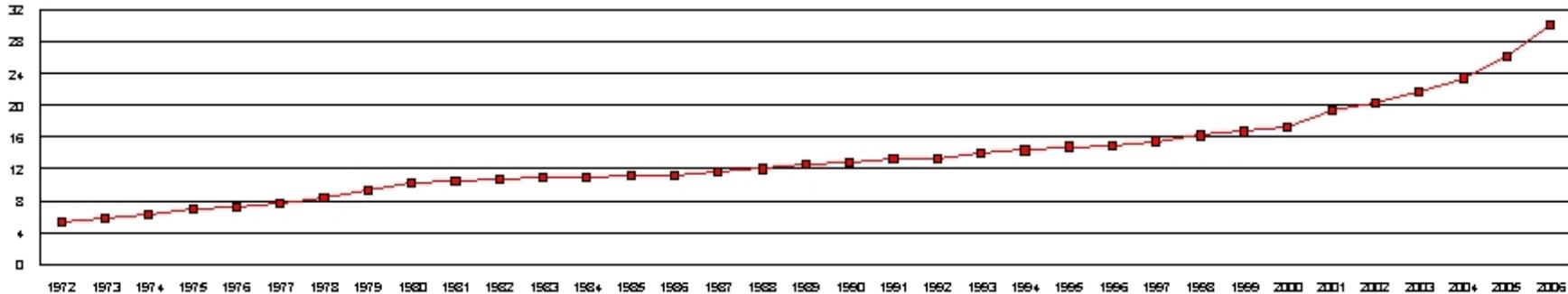
	FUR/FIXT	LEASED F/F	MCH/TLS/PAT	LEASEDM/T/P	LEASEHOLD	VESSEL S	SUPPLI ES	OTHER	TOTAL	
<b>MILWAUKEE</b>										<b>MILWAUKEE</b>
NON-MFG	451,251,850	55,182,100	131,921,090	0	0	0	10,727,400	83,855,050	732,937,490	MILW NON-MFG
MFG	71,244,800	0	79,262,800	0	0	0	0	19,520,300	170,027,900	MILW MFG
<b>MILW TOTAL PP</b>	<b>522,496,650</b>	<b>55,182,100</b>	<b>211,183,890</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,727,400</b>	<b>103,375,350</b>	<b>902,965,390</b>	<b>MILW TOTAL PP</b>
<b>PCT OF COUNTY</b>	<b>57.86%</b>	<b>6.11%</b>	<b>23.39%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>1.19%</b>	<b>11.45%</b>	<b>100.00%</b>	<b>PCT OF COUNTY</b>
<b>WAUKESHA</b>										<b>WAUKESHA</b>
NON-MFG	0	0	0	0	0	0	0	0	0	WAUK NON-MFG
MFG	284,500	0	1,610,600	0	0	0	0	25,700	1,920,800	WAUK MFG
<b>WAUK TOTAL PP</b>	<b>284,500</b>	<b>0</b>	<b>1,610,600</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>25,700</b>	<b>1,920,800</b>	<b>WAUK TOTAL PP</b>
<b>PCT OF COUNTY</b>	<b>14.81%</b>	<b>0.00%</b>	<b>83.85%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>1.34%</b>	<b>100.00%</b>	<b>PCT OF COUNTY</b>
<b>WASHINGTON</b>										<b>WASHINGTON</b>
NON-MFG	0	0	0	0	0	0	0	0	0	WASH NON- MFG
MFG	900	0	13,300	0	0	0	0	100	14,300	WASH MFG
<b>WASH TOTAL PP</b>	<b>900</b>	<b>0</b>	<b>13,300</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>100</b>	<b>14,300</b>	<b>WASH T TOTAL PP</b>
<b>PCT OF COUNTY</b>	<b>6.29%</b>	<b>0.00%</b>	<b>93.01%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.70%</b>	<b>100.00%</b>	<b>PCT OF COUNTY</b>
<b>PP TOTAL</b>	<b>522,782,050</b>	<b>55,182,100</b>	<b>212,807,790</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,727,400</b>	<b>103,401,150</b>	<b>904,900,490</b>	<b>PP TOTAL FOR TAX PURPOSES</b>
<b>PCT OF ALL COUNTI ES</b>	<b>57.77%</b>	<b>6.10%</b>	<b>23.52%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>1.19%</b>	<b>11.43%</b>	<b>100.00%</b>	<b>PCT OF ALL COUNTIES</b>
<b>OMITTED:*</b>										<b>OMITTED:</b>
MILW NO N-MFG	3,881,620	293,540	378,640	0	0	0	33,640	177,250	4,764,690	MILW NON-MFG
MILW MFG	0	0	0	0	0	0	0	0	0	MILW MFG
<b>MILW OMITTED TOTAL</b>	<b>3,881,620</b>	<b>293,540</b>	<b>378,640</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>33,640</b>	<b>177,250</b>	<b>4,764,690</b>	<b>MILW OMITTED TOTAL</b>
<b>ALL COUNTY SUMMARY</b>										<b>ALL COUNTY SUMMARY</b>
	FUR/FIXT	LEASED F/F	MCH/TLS/PAT	LEASEDM/T/P	LEASEHOLD	VESSEL S	SUPPLI ES	OTHER	TOTAL	
LOCAL	451,251,850	55,182,100	131,921,090	0	0	0	10,727,400	83,855,050	\$732,937,490	LOCAL
MFG	71,530,200	0	80,886,700	0	0	0	0	19,546,100	\$171,963,000	MFG
<b>TOTAL</b>	<b>522,782,050</b>	<b>55,182,100</b>	<b>212,807,790</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,727,400</b>	<b>103,401,150</b>	<b>\$904,900,490</b>	<b>TOTAL</b>
<b>PCT OF TOTAL</b>	<b>57.77%</b>	<b>6.10%</b>	<b>23.52%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>0.00%</b>	<b>1.19%</b>	<b>11.43%</b>	<b>100.00%</b>	<b>PCT OF TOTAL</b>
OMITTED-LOCAL	3,881,620	293,540	378,640	0	0	0	33,640	177,250	\$4,764,690	OMITTED-LOCAL
OMITTED-MFG	0	0	0	0	0	0	0	0	\$0	OMITTED-MFG
<b>TOTAL</b>	<b>3,881,620</b>	<b>293,540</b>	<b>378,640</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>33,640</b>	<b>177,250</b>	<b>\$4,764,690</b>	<b>TOTAL</b>
<b>GRAND TOTAL</b>	<b>526,663,670</b>	<b>55,475,640</b>	<b>213,186,430</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,761,040</b>	<b>103,578,400</b>	<b>\$909,665,180</b>	<b>GRAND TOTAL</b>

\* No omitted Personal Property in Wasington or Waukesha Counties.

**EQUALIZED VALUES - CITY OF MILWAUKEE, MILWAUKEE COUNTY**  
**As Determined by the Wisconsin Department of Revenue (Includes TID Increment)**  
**1972 through 2006**

ASSMT YEAR	BUDGET YEAR	RESIDENTIAL	COMMERCIAL	MANUFACTURING	TOTAL REAL ESTATE	LOCALLY ASS'D P.P. @100%	MFG P.P.	TOTAL PERSONAL PROPERTY	TOTAL EQUALIZED VALUE	% CHANGE	ASSMT LEVEL
1972	1973	2,414,965,000	1,178,245,000	678,576,000	4,271,786,000			986,586,000	\$5,258,372,000		51.16
1973	1974	2,595,550,000	1,283,522,000	703,467,000	4,582,539,000			1,111,012,400	\$5,693,551,400	8.28%	49.98
1974	1975	3,021,655,000	1,582,295,000	515,853,566	5,119,803,566			1,134,383,520	\$6,254,187,086	9.85%	99.08
1975	1976	3,463,088,000	1,671,818,000	480,985,126	5,615,891,126			1,269,439,910	\$6,885,331,036	10.09%	90.05
1976	1977	3,714,808,000	1,735,982,000	500,829,650	5,951,619,650	561,486,000	771,508,700	1,332,994,700	\$7,284,614,350	5.80%	83.76
1977	1978	4,077,659,000	1,808,671,000	530,749,400	6,417,079,400	577,590,820	756,094,640	1,333,685,460	\$7,750,764,860	6.40%	75.52
1978	1979	4,666,680,000	1,981,817,000	546,984,100	7,195,481,100	545,120,440	712,768,450	1,257,888,890	\$8,453,369,990	9.06%	98.68
1979	1980	5,465,344,000	2,171,322,000	561,087,500	8,197,753,500	551,129,540	596,791,660	1,147,921,200	\$9,345,674,700	10.56%	83.45
1980	1981	6,170,103,000	2,453,441,000	609,109,100	9,232,653,100	533,599,080	485,958,810	1,019,557,890	\$10,252,210,990	9.70%	74.95
1981	1982	6,297,972,000	2,807,011,000	654,165,400	9,759,148,400	431,003,800	214,444,310	645,448,110	\$10,404,596,510	1.49%	71.64
1982	1983	6,533,399,000	2,813,800,000	688,946,200	10,036,145,200	493,759,300	232,162,620	725,921,920	\$10,762,067,120	3.44%	97.50
1983	1984	6,496,114,000	2,968,930,000	670,433,100	10,135,477,100	534,301,300	236,362,100	770,663,400	\$10,906,140,500	1.34%	96.85
1984	1985	6,522,846,000	3,038,352,000	660,243,800	10,221,441,800	558,829,500	244,573,050	803,402,550	\$11,024,844,350	1.09%	99.89
1985	1986	6,537,464,000	3,164,136,000	581,058,200	10,282,658,200	606,699,900	262,913,300	869,613,200	\$11,152,271,400	1.16%	99.25
1986	1987	6,444,230,000	3,303,125,000	516,672,600	10,264,027,600	641,585,000	275,215,700	916,800,700	\$11,180,828,300	0.26%	99.33
1987	1988	6,464,024,000	3,773,132,000	494,437,100	10,731,593,100	702,822,500	275,120,500	977,943,000	\$11,709,536,100	4.73%	96.48
1988	1989	6,590,998,000	3,991,059,000	485,137,000	11,067,194,000	653,489,800	281,823,900	935,313,700	\$12,002,507,700	2.50%	99.34
1989	1990	6,718,514,000	4,413,094,000	494,499,800	11,626,107,800	706,521,500	315,777,700	1,022,299,200	\$12,648,407,000	5.38%	95.35
1990	1991	6,801,511,600	4,452,988,000	513,333,800	11,767,833,400	715,225,500	324,948,000	1,040,173,500	\$12,808,006,900	1.26%	98.72
1991	1992	7,075,739,400	4,481,067,300	514,949,400	12,071,756,100	789,165,100	325,193,600	1,114,358,700	\$13,186,114,800	2.95%	96.46
1992	1993	7,298,070,000	4,469,385,900	526,050,000	12,293,505,900	627,104,000	346,687,200	973,791,200	\$13,267,297,100	0.62%	99.90
1993	1994	7,521,849,800	4,610,977,000	551,966,500	12,684,793,300	982,524,700	362,753,100	1,345,277,800	\$14,030,071,100	5.75%	96.39
1994	1995	7,911,127,100	4,700,816,900	554,128,100	13,166,072,100	820,859,300	357,540,200	1,178,399,500	\$14,344,471,600	2.24%	98.23
1995	1996	8,246,386,000	4,816,937,000	558,136,300	13,621,459,300	843,894,600	337,612,300	1,181,506,900	\$14,802,966,200	3.20%	94.87
1996	1997	8,501,628,200	4,832,185,200	564,031,800	13,897,845,200	796,249,500	329,129,300	1,125,378,800	\$15,023,224,000	1.49%	98.87
1997	1998	8,859,450,500	4,883,268,800	579,016,500	14,321,735,800	833,914,100	339,557,000	1,173,471,100	\$15,495,206,900	3.14%	96.40
1998	1999	9,133,137,500	5,240,816,800	618,604,400	14,992,558,700	846,872,700	372,079,900	1,218,952,600	\$16,211,511,300	4.62%	99.14
1999	2000	9,683,605,700	5,542,613,400	664,870,300	15,891,089,400	570,614,000	222,005,100	792,619,100	\$16,683,708,500	2.91%	93.29
2000	2001	10,187,868,400	5,508,737,200	713,760,400	16,410,366,000	679,785,200	231,969,000	911,754,200	\$17,322,120,200	3.83%	101.10
2001	2002	11,364,343,700	6,242,525,400	749,682,700	18,356,551,800	858,515,200	215,050,600	1,073,565,800	\$19,430,117,600	12.17%	93.37
2002	2003	12,179,233,100	6,440,638,000	760,970,700	19,380,841,800	688,202,400	206,892,500	895,094,900	\$20,275,936,700	4.35%	98.10
2003	2004	13,236,432,500	6,860,817,700	734,345,300	20,831,595,500	690,451,000	186,811,500	877,262,500	\$21,708,858,000	7.07%	97.07
2004	2005	14,496,333,300	7,406,741,900	733,428,000	22,636,503,200	651,572,785	182,129,015	833,701,800	\$23,470,205,000	8.11%	96.84
2005	2006	16,481,059,800	8,187,211,200	734,345,100	25,402,616,100	660,278,500	173,937,400	834,215,900	\$26,236,832,000	11.79%	96.02
2006	2007	18,875,983,000	9,661,693,900	765,940,100	29,303,617,000	733,233,000	170,027,900	903,260,900	\$30,206,877,900	15.13%	94.47

**TOTAL EQUALIZED VALUE\***  
1972 THROUGH 2006



\* Billions

**EQUALIZED VALUES RECOMMENDED BY THE  
STATE SUPERVISOR OF ASSESSMENTS FOR  
THE CITY OF MILWAUKEE**

YEAR	REAL ESTATE	PERSONAL PROPERTY	TOTAL	CITY'S % OF MMSD	CITY'S % OF COUNTY
1989 Milw.Co.	\$11,626,107,800	\$1,022,299,200	\$12,648,407,000	52.4959	51.750
Wash.Co	\$123,000	\$0	\$123,000		
Total*	\$11,626,230,800	\$1,022,299,200	\$12,648,530,000		
1990 Milw.Co.	\$11,767,833,400	\$1,040,173,500	\$12,808,006,900	50.8555	50.0045
Wash.Co	\$84,100	\$0	\$84,100		
Wauk.Co.	\$617,400	\$0	\$617,400		
Total*	\$11,768,534,900	\$1,040,173,500	\$12,808,708,400		
1991 Milw.Co.	\$12,071,756,100	\$1,114,358,700	\$13,186,114,800	50.0297	49.1790
Wash.Co	\$86,600	\$0	\$86,600		
Wauk.Co.	\$2,813,700	\$68,700	\$2,882,400		
Total*	\$12,074,656,400	\$1,114,427,400	\$13,189,083,800		
1992 Milw.Co.	\$12,293,505,900	\$973,791,200	\$13,267,297,100	49.2616	48.5830
Wash.Co	\$79,000	\$0	\$79,000		
Wauk.Co.	\$10,823,700	\$955,800	\$11,779,500		
Total*	\$12,304,408,600	\$974,747,000	\$13,279,155,600		
1993 Milw.Co.	\$12,684,793,300	\$1,345,277,800	\$14,030,071,100	49.5851	48.526
Wash.Co	\$74,000	\$0	\$74,000		
Wauk.Co.	\$12,795,000	\$5,044,700	\$17,839,700		
Total*	\$12,697,662,300	\$1,350,322,500	\$14,047,984,800		
1994 Milw.Co.	\$13,166,072,100	\$1,178,399,500	\$14,344,471,600	48.4294	47.74
Wash.Co	\$327,500	\$0	\$327,500		
Wauk.Co.	\$12,799,200	\$6,107,600	\$18,906,800		
Total*	\$13,179,198,800	\$1,184,507,100	\$14,363,705,900		
1995 Milw.Co.	\$13,621,459,300	\$1,181,506,900	\$14,802,966,200	47.9211	47.068
Wash.Co	\$327,500	\$82,500	\$410,000		
Wauk.Co.	\$13,015,900	\$4,716,900	\$17,732,800		
Total*	\$13,634,802,700	\$1,186,306,300	\$14,821,109,000		
1996 Milw.Co.	\$13,897,845,200	\$1,125,378,800	\$15,023,224,000	47.4102	46.544
Wash.Co	\$863,100	\$107,400	\$970,500		
Wauk.Co.	\$12,628,800	\$4,376,200	\$17,005,000		
Total*	\$13,911,337,100	\$1,129,862,400	\$15,041,199,500		
1997 Milw.Co.	\$14,321,735,800	\$1,173,471,100	\$15,495,206,900	47.4183	46.334
Wash.Co	\$909,100	\$419,400	\$1,328,500		
Wauk.Co.	\$12,632,400	\$2,689,600	\$15,322,000		
Total*	\$14,335,277,300	\$1,176,580,100	\$15,511,857,400		
1998 Milw.Co.	\$14,992,558,700	\$1,218,952,600	\$16,211,511,300	47.4882	46.423
Wash.Co	\$918,100	\$364,900	\$1,283,000		
Wauk.Co.	\$12,790,900	\$2,632,800	\$15,423,700		
Total*	\$15,006,267,700	\$1,221,950,300	\$16,228,218,000		
1999 Milw.Co.	\$15,891,089,400	\$792,619,100	\$16,683,708,500	46.8666	45.828
Wash.Co	\$929,700	\$305,400	\$1,235,100		
Wauk.Co.	\$13,548,300	\$2,733,400	\$16,281,700		
Total*	\$15,905,567,400	\$795,657,900	\$16,701,225,300		
2000 Milw.Co.	\$16,410,366,000	\$911,754,200	\$17,322,120,200	46.3841	45.313
Wash.Co	\$985,900	\$458,100	\$1,444,000		
Wauk.Co.	\$18,415,200	\$2,272,000	\$20,687,200		
Total*	\$16,429,767,100	\$914,484,300	\$17,344,251,400		
2001 Milw.Co.	\$18,356,551,800	\$1,073,565,800	\$19,430,117,600	47.5934	46.499
Wash.Co	\$985,900	\$824,600	\$1,810,500		
Wauk.Co.	\$18,459,900	\$3,442,200	\$21,902,100		
Total*	\$18,375,997,600	\$1,077,832,600	\$19,453,830,200		
2002 Milw.Co.	\$19,380,841,800	\$895,094,900	\$20,275,936,700	46.8179	45.734
Wash.Co	\$926,200	\$60,000	\$986,200		
Wauk.Co.	\$18,488,600	\$2,975,500	\$21,464,100		
Total*	\$19,400,256,600	\$898,130,400	\$20,298,387,000		
2003 Milw.Co.	\$20,831,595,500	\$877,262,500	\$21,708,858,000	46.9193	45.852
Wash.Co	\$934,500	\$108,300	\$1,042,800		
Wauk.Co.	\$18,486,200	\$2,367,000	\$20,853,200		
Total*	\$20,851,016,200	\$879,737,800	\$21,730,754,000		
2004 Milw.Co.	\$22,636,503,200	\$833,701,800	\$23,470,205,000	46.8266	45.883
Wash.Co	\$934,500	\$76,600	\$1,011,100		
Wauk.Co.	\$18,486,200	\$2,071,400	\$20,557,600		
Total*	\$22,655,923,900	\$835,849,800	\$23,491,773,700		
2005 Milw.Co.	\$25,402,616,100	\$834,215,900	\$26,236,832,000	47.1728	46.29
Wash.Co	\$934,500	\$41,900	\$976,400		
Wauk.Co.	\$16,904,400	\$2,001,000	\$18,905,400		
Total*	\$25,420,455,000	\$836,258,800	\$26,256,713,800		
2006 Milw.Co.	\$29,303,617,000	\$903,260,900	\$30,206,877,900	48.5992	47.49
Wash.Co	\$943,600	\$15,100	\$958,700		
Wauk.Co.	\$17,115,700	\$2,033,200	\$19,148,900		
Total*	\$29,321,676,300	\$905,309,200	\$30,226,985,500		

ACTIVE TAX INCREMENTAL DISTRICTS - 1976 - 2006

EQUALIZED VALUES AS CERTIFIED BY THE WISCONSIN DEPARTMENT OF REVENUE

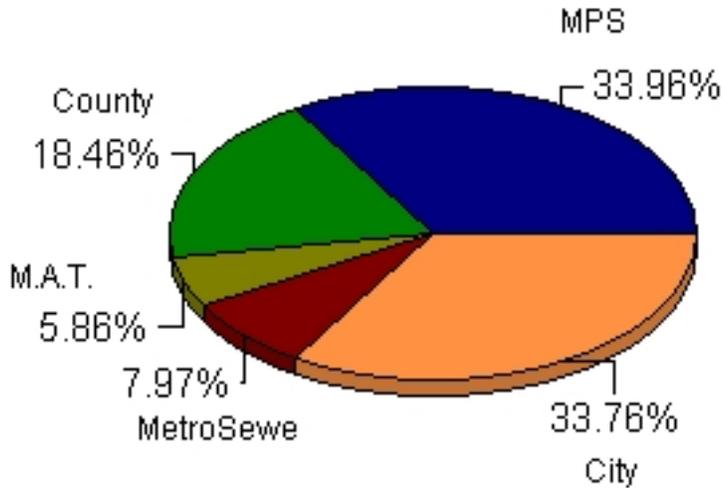
TID	BASE	BASE	1989	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2006	INCREMENT	TID
	YEAR	VALUE																					
TID 14	1990	314,300		314,300	392,700	1,083,900	1,147,300	1,157,800	1,184,400	1,123,100	1,129,700	1,188,500	1,250,400	1,182,900	1,913,500	2,172,000	2,204,300	2,274,100	2,505,300	2,505,300	2,191,000	TID 14	
TID 15	1991	608,600			608,600	608,600	3,743,100	4,243,600	4,310,600	4,437,200	4,121,400	3,987,400	3,846,100	3,855,400	3,739,000	4,880,400	4,819,600	4,813,200	4,782,100	4,819,900	4,211,300	TID 15	
TID 17	1992	663,100				663,100	448,700	2,122,900	2,331,400	2,444,300	2,632,500	2,648,100	2,639,900	2,647,100	2,547,500	2,867,400	2,898,600	2,918,700	3,268,800	3,556,300	2,893,200	TID 17	
TID 18	1992	120,300				120,300		67,000	72,300	73,800	1,196,100	1,196,100	1,267,800	1,343,400	2,214,600	2,289,600	2,730,600	2,812,600	3,009,400	3,310,300	3,618,200	3,497,900	TID 18
TID 20	1993	3,025,100					3,025,100	2,895,600	4,649,700	4,587,100	4,345,700	4,206,700	4,059,600	4,525,700	5,536,800	5,867,400	6,758,300	9,002,700	12,128,900	14,516,000	11,490,900	TID 20	
TID 21	1994	1,709,900							2,837,100	4,413,500	4,357,100	4,381,100	4,830,700	4,384,000	4,666,100	5,033,600	6,241,700	6,324,300	7,182,200	8,131,700	6,421,800	TID 21	
TID 22	1994	7,761,700							2,190,200	2,124,200	2,231,000	4,548,200	11,708,500	14,126,400	26,727,800	35,875,100	60,292,400	68,523,600	89,630,500	113,151,200	105,389,500	TID 22	
TID 23	1994	4,853,800							5,253,000	5,264,500	5,519,900	12,601,700	13,934,800	16,178,300	18,952,000	20,729,800	21,343,700	21,909,400	24,736,100	26,668,100	21,814,300	TID 23	
TID 24	1994	23,488,700							12,342,900	12,103,900	11,929,300	13,851,300	15,985,700	14,897,800	17,973,500	47,285,400	42,511,100	45,187,600	49,112,100	55,813,600	32,324,900	TID 24	
TID 25	1994	369,200							446,400	2,495,300	4,193,600	10,272,600	5,625,000	8,733,300	9,780,600	10,381,800	10,536,500	10,999,100	11,804,200	12,646,700	12,277,500	TID 25	
TID 27	1995	1,669,800							532,200	5,106,400	12,392,900	12,757,200	12,589,200	12,694,100	12,682,200	12,709,400	14,149,900	15,155,900	16,306,400	14,636,600	10,887,000	TID 27	
TID 28	1995	1,017,400							605,600	1,848,700	3,767,700	4,038,200	5,375,300	7,117,200	8,015,000	9,129,300	9,823,900	10,892,900	11,904,400	10,887,000	10,887,000	TID 28	
TID 30	1996	14,066,000									12,887,600	13,491,900	13,213,000	16,868,600	19,784,600	21,031,600	21,980,300	22,956,700	26,279,800	32,177,300	18,111,300	TID 30	
TID 32	1996	2,549,300									3,526,400	4,662,300	4,892,800	5,928,900	6,260,600	7,375,400	7,716,500	8,180,700	8,934,500	10,007,400	7,458,100	TID 32	
TID 34	1997	5,787,400										6,232,900	15,687,700	20,420,700	22,718,300	25,571,600	27,314,600	29,511,800	33,511,700	37,028,200	31,240,800	TID 34	
TID 35	1998	2,240,700												2,296,400	1,499,800	1,754,200	1,564,400	1,621,900	1,753,700	1,883,000		TID 35	
TID 36	1998	1,618,900												18,241,200	24,204,100	29,079,100	34,021,200	36,334,300	40,684,100	47,674,100	46,055,200	TID 36	
TID 37	1998	60,317,400												67,141,200	84,218,600	95,474,800	98,933,300	117,997,000	115,937,400	133,726,000	73,408,600	TID 37	
TID 38	2000	200													200	200	200	200	200	29,800	29,600	TID 38	
TID 39	2000	23,863,400													37,892,200	39,056,100	39,772,300	43,089,200	46,097,000	49,478,900	25,615,500	TID 39	
TID 40	2000	3,929,800													5,344,300	10,254,200	10,849,800	11,341,700	12,339,400	16,164,600	12,234,800	TID 40	
TID 41	2000	10,021,400													12,485,600	24,459,500	20,358,500	80,018,000	48,546,100	66,726,700	56,705,300	TID 41	
TID 42	2001	7,118,300															10,061,300	39,966,800	38,541,000	60,138,800	70,702,100	63,583,800	TID 42
TID 43	2001	944,000															917,900	902,200	947,500	980,100	1,076,900	132,900	TID 43
TID 44	2001	36,965,400															39,265,200	43,811,900	45,739,200	55,193,200	74,026,900	37,061,500	TID 44
TID 45	2001	1,526,700															428,200	6,276,800	7,116,100	7,827,700	37,228,900	35,702,200	TID 45
TID 46	2001	14,759,500															16,887,700	24,066,900	25,290,400	50,298,400	52,077,700	37,318,200	TID 46
TID 47	2002	21,131,800																26,315,600	36,361,300	39,798,900	44,531,900	23,400,100	TID 47
TID 48	2002	45,325,600																28,157,400	30,040,300	33,143,400	56,650,500	11,324,900	TID 48
TID 49	2002	2,052,700																2,113,000	5,396,400	40,389,200	47,853,900	45,801,200	TID 49
TID 50	2002	300																1,358,900	1,516,800	1,668,500	2,482,600	2,482,300	TID 50
TID 51	2003	10,048,700																10,716,500	16,782,400	20,357,300	10,308,600		TID 51
TID 52	2003	10,225,900																9,836,700	21,706,600	24,757,500	14,531,600		TID 52
TID 53	2004	4,752,300																	5,089,900	5,363,600	611,300		TID 53
TID 54	2004	1,148,000																	5,259,700	8,446,000	7,298,000		TID 54
TID 55	2004	10,056,000																	10,374,500	25,267,700	15,211,700		TID 55
TID 56	2004	8,958,600																	19,246,300	77,975,500	69,016,900		TID 56
TID 57	2005																			828,200	828,200		TID 57
TID 58	2005	4,753,200																		4,821,300	68,100		TID 58
TID 59	2005	46,021,500																		51,352,800	5,331,300		TID 59
TID 60	2005	2,212,900																		933,700			TID 60
TID 61	2005	4,089,700																		4,646,300	556,600		TID 60
																				1,279,915,100	879,464,500	TOTAL	

Note: TID's with no increment indicated or negative increments.

**2006 COMBINED TAX RATE  
PER \$1000 OF ASSESSED VALUE**

	<b>2005 FOR 2006 PURPOSES</b>	<b>2006 FOR 2007 PURPOSES</b>
City	\$8.754	\$7.994
School Board/MPS	8.792	8.040
M.A.T.C.	1.959	1.887
Metro Sewer	1.478	1.386
County/State Forestry	4.623	4.371
Total Gross Tax Rate	\$25.606	\$23.680
General State Credit	0.002	0.002
School Credit	1.106	1.263
<b>NET TAX RATE (Milwaukee County)</b>	<b>\$24.499</b>	<b>\$22.415</b>

**Percent of Tax Rate Allocated to the Five Major Taxing Bodies**



**CITY OF MILWAUKEE TAX RATES - 1988 THROUGH 2006**

December 4, 2006

BUDGET	ASSMT	EQUALIZED *	ASSESSED	VALUE	RATIO OF	CITY	SCHOOL	MATC	MMSD	STATE &	GROSS	STATE &	AV NET	
YEAR	YEAR	VALUE	VALUE	CHANGE	ASSMT TO	TAX	TAX	TAX	TAX	COUNTY	TAX	SCHOOL	TAX	BUDGET
		(BY WIS. DOR)			FULL VALUE	RATE	RATE	RATE	RATE	TAX RATE	RATE	CREDIT	RATE	YEAR
1988	1987	11,709,536,100	11,303,216,840		0.9669	13.087	16.12	1.79	3.11	5.64	39.75	3.74	36.01	1988
1989	1988	12,002,507,700	11,865,998,530	4.98%	0.9938	12.883	17.31	1.74	3.04	5.62	40.59	3.47	37.12	1989
1990	1989	12,648,407,000	12,017,461,680	1.28%	0.9531	12.85	17.61	1.82	3.16	6.71	42.15	3.42	38.73	1990
1991	1990	12,808,006,900	12,614,530,930	4.97%	0.9853	12.759	17.78	2.01	3.05	5.99	41.59	3.24	38.35	1991
1992	1991	13,186,114,800	12,701,237,140	0.69%	0.9667	12.07	18.14	2.06	3.12	5.84	41.23	2.46	38.77	1992
1993	1992	13,267,297,100	13,336,770,460	5.00%	0.9990	11.95	18.00	2.00	2.99	5.68	40.62	2.24	38.38	1993
1994	1993	14,030,071,100	13,345,967,960	0.07%	0.9639	11.39	18.13	2.09	3.16	5.80	40.57	2.13	38.44	1994
1995	1994	14,344,471,600	14,029,733,500	5.12%	0.9823	10.86	16.99	2.04	3.07	5.62	38.58	1.92	36.66	1995
1996	1995	14,802,966,200	13,976,648,900	-0.38%	0.9487	10.53	15.70	2.10	2.81	5.95	37.09	1.86	35.23	1996
1997	1996	15,023,224,000	14,850,606,600	6.25%	0.9887	10.24	12.00	2.01	1.72	5.92	31.89	2.46	29.43	1997
1998	1997	15,511,857,400	14,914,137,234	0.43%	0.9640	9.99	10.85	2.11	1.77	6.17	30.89	2.35	28.54	1998
1999	1998	16,228,218,000	16,072,114,035	7.76%	0.9914	9.71	10.97	2.01	1.72	5.92	30.33	2.04	28.29	1999
2000	1999	16,701,225,300	15,774,873,167	-1.85%	0.9328	9.69	10.38	2.16	1.80	6.03	30.06	2.00	28.06	2000
2001	2000	17,344,251,400	17,582,994,597	11.46%	1.0110	10.49	9.87	2.00	1.68	5.66	29.70	1.69	28.01	2001
2002	2001	19,453,830,200	17,699,784,394	0.66%	0.9337	10.87	10.12	2.23	1.87	6.13	31.22	1.66	29.56	2002
2003	2002	20,298,387,000	19,866,283,515	12.24%	0.9810	10.15	9.34	2.05	1.74	5.40	28.68	1.43	27.25	2003
2004	2003	21,730,754,000	21,009,517,241	5.75%	0.9707	9.73	8.96	2.04	1.64	5.15	27.52	1.35	26.17	2004
2005	2004	23,491,773,700	22,772,419,500	8.39%	0.9684	9.19	9.40	2.00	1.59	4.91	27.09	1.23	25.86	2005
2006	2005	26,256,713,800	25,222,149,174	10.76%	0.9602	8.75	8.79	1.96	1.48	4.63	25.61	1.11	24.50	2006
2007	2006	30,206,877,900	28,354,951,841	12.42%	0.9447	7.99	8.04	1.89	1.39	4.37	23.68	1.27	22.41	2007

\* Incl. TID Tax Increments

COMPARISON OF EFFECTIVE TAX RATES 1974 - 2006

ASSMT YEAR	BUDGET YEAR	ASSESSED VALUE*	RATIO OF ASSMT TO EQUALIZED VALUE	CITY RATE	SCHOOL RATE	MATC RATE	MMSD RATE	EFFECTIVE MMSD RATE	STATE & COUNTY RATE	EFFECTIVE ST/COUNTY RATE	GROSS RATE	EFFECTIVE GROSS RATE	STATE & SCHOOL CREDIT	EFFECTIVE STATE/SCH CREDIT	NET RATE	EFF ECTIVE RA TE @ 100%		
																GROSS	NET	YEAR
1974	1975	6,173,995,380	99.08%	16.251	21.784			0.000	7.568	7.498	45.603	45.183	7.896	7.823	37.707	45.018	37.223	1974
1975	1976	6,213,594,060	90.06%	16.803	21.993			0.000	7.548	6.798	46.344	41.737	8.083	7.280	38.261	41.822	34.528	1975
1976	1977	6,095,760,540	83.64%	18.933	24.239			0.000	7.864	5.777	51.036	42.687	8.127	6.797	42.909	42.706	35.906	1976
1977	1978	5,860,569,932	75.52%	20.391	26.194			0.000	8.111	6.125	54.696	41.306	8.772	6.625	45.924	41.357	34.724	1977
1978	1979	8,332,978,712	98.41%	12.722	18.216			0.000	5.104	5.023	36.042	35.469	6.608	6.503	29.434	35.528	29.014	1978
1979	1980	7,789,445,760	83.45%	11.634	19.014			0.000	4.901	4.090	35.549	29.666	6.930	5.783	28.619	29.629	23.853	1979
1980	1981	7,680,433,829	75.00%	12.969	19.563			0.000	6.310	4.733	38.842	29.132	6.118	4.589	32.724	29.098	24.515	1980
1981	1982	7,459,893,460	71.03%	14.270	21.547			0.000	10.337	7.342	46.154	32.783	6.034	4.286	40.120	33.091	28.765	1981
1982	1983	10,432,662,349	97.51%	10.441	15.827			0.000	8.297	8.090	34.565	33.704	4.407	4.297	30.158	33.507	29.235	1982
1983	1984	10,542,257,409	96.86%	11.635	14.756	1.678	2.989	2.895	5.803	5.621	36.861	35.704	3.399	3.292	33.462	35.630	32.345	1983
1984	1985	11,001,962,788	99.91%	12.098	14.180	1.649	3.510	3.507	5.508	5.503	36.945	36.912	3.521	3.518	33.424	36.868	33.354	1984
1985	1986	11,076,973,939	99.27%	12.325	14.768	1.713	3.439	3.414	5.429	5.389	37.674	37.399	5.308	5.269	32.366	37.419	32.147	1985
1986	1987	11,140,002,650	99.27%	13.012	16.537	1.709	3.246	3.222	5.716	5.674	40.220	39.926	5.958	5.915	34.262	40.072	34.136	1986
1987	1988	11,303,216,840	96.69%	13.087	16.122	1.786	3.115	3.012	5.637	5.450	39.747	38.431	3.741	3.617	36.006	38.367	34.756	1987
1988	1989	11,865,998,530	99.38%	12.883	17.304	1.744	3.043	3.024	5.621	5.586	40.595	40.343	3.476	3.454	37.119	40.133	36.697	1988
1989	1990	12,017,461,680	95.31%	12.850	17.613	1.815	3.157	3.009	6.714	6.399	42.149	40.172	3.419	3.259	38.730	40.046	36.798	1989
1990	1991	12,614,530,930	98.53%	12.759	17.783	2.006	3.045	3.000	5.993	5.905	41.586	40.975	3.235	3.187	38.351	40.956	37.770	1990
1991	1992	12,701,237,140	96.67%	12.069	18.137	2.063	3.122	3.018	5.836	5.642	41.227	39.854	2.457	2.375	38.770	39.703	37.337	1991
1992	1993	13,336,770,460	99.90%	11.949	18.004	1.998	2.989	2.986	5.683	5.677	40.622	40.581	2.238	2.236	38.385	40.798	38.551	1992
1993	1994	13,345,967,960	96.39%	11.389	18.134	2.092	3.158	3.044	5.802	5.593	40.575	39.110	2.134	2.057	38.441	38.547	36.519	1993
1994	1995	14,029,733,500	98.23%	10.862	16.991	2.044	3.071	3.017	5.619	5.519	38.587	37.905	1.921	1.887	36.666	37.689	35.813	1994
1995	1996	13,976,648,900	94.87%	10.528	15.697	2.106	2.810	2.666	5.952	5.646	37.093	35.189	1.859	1.763	35.235	34.980	33.227	1995
1996	1997	14,850,606,600	98.87%	10.238	12.002	2.015	1.722	1.702	5.918	5.851	31.896	31.536	2.462	2.434	29.434	31.492	29.062	1996
1997	1998	14,914,137,234	96.40%	9.990	10.848	2.107	1.768	1.705	6.173	5.951	30.886	29.774	2.350	2.266	28.535	29.694	27.434	1997
1998	1999	16,072,114,035	99.14%	9.705	10.974	2.012	1.716	1.701	5.917	5.866	30.324	30.064	2.036	2.019	28.288	30.032	28.016	1998
1999	2000	15,773,850,167	93.29%	9.693	10.381	2.161	1.800	1.680	6.029	5.624	30.064	28.045	2.001	1.866	28.063	28.395	26.505	1999
2000	2001	17,582,994,597	101.10%	10.492	9.873	2.001	1.678	1.696	5.659	5.722	29.702	30.029	1.696	1.715	28.006	30.111	28.392	2000
2001	2002	17,699,784,394	93.37%	10.865	10.120	2.227	1.868	1.744	6.135	5.728	31.215	29.145	1.660	1.550	29.556	28.400	26.890	2001
2002	2003	19,866,255,215	98.10%	10.150	9.337	2.051	1.737	1.704	5.402	5.300	28.677	28.132	1.432	1.405	27.245	28.066	26.665	2002
2003	2004	21,009,517,241	97.07%	9.726	8.962	2.042	1.642	1.594	5.149	4.998	27.522	26.716	1.352	1.313	26.170	26.607	25.300	2003
2004	2005	22,772,419,500	96.84%	9.192	9.402	2.000	1.586	1.535	4.911	4.756	27.091	26.235	1.232	1.193	25.859	26.260	25.066	2004
2005	2006	25,222,149,174	96.02%	8.754	8.792	1.959	1.478	1.419	4.623	4.439	25.606	24.586	1.107	1.063	24.499	24.597	23.534	2005
2006	2007	28,354,951,841	94.47%	7.994	8.040	1.887	1.386	1.310	4.371	4.130	23.680	22.370	1.265	1.195	22.415	22.213	21.026	2006

\*Includes Washington and Waukesha County portions of the city and all tax increment district totals.

		COMPARISON OF (100%) TAX RATES																	100%	
ASSMT YEAR	BUDGET YEAR	ASSESSED VALUE	RATIO OF ASSMT TO EQUALIZED VALUE	CITY RATE	100% CITY RATE	SCHOOL RATE	100% SCHOOL RATE	MATC RATE	100% MATC RATE	MMSD RATE	100% MMSD RATE	COUNTY RATE	100% COUNTY RATE	GROSS RATE	100% GROSS RATE	STATE CREDIT	100% STATE CREDIT	NET RATE	100% NET RATE	RATIO
1974	1975	6,173,995,380	99.08%	16.251	16.042	21.784	21.504	0.000	0.000	0.000	0.000	7.568	7.471	45.603	45.018	7.896	7.795	37.707	37.223	0.9872
1975	1976	6,213,594,060	90.06%	16.803	15.164	21.993	19.847	0.000	0.000	0.000	0.000	7.548	6.812	46.344	41.822	8.083	7.294	38.261	34.528	0.9024
1976	1977	6,095,760,540	83.64%	18.933	15.843	24.239	20.283	0.000	0.000	0.000	0.000	7.864	6.580	51.036	42.706	8.127	6.801	42.909	35.906	0.8368
1977	1978	5,860,569,932	75.52%	20.391	15.418	26.194	19.806	0.000	0.000	0.000	0.000	8.111	6.133	54.696	41.357	8.772	6.633	45.924	34.724	0.7561
1978	1979	8,332,978,712	98.41%	12.722	12.541	18.216	17.956	0.000	0.000	0.000	0.000	5.104	5.031	36.042	35.528	6.608	6.514	29.434	29.014	0.9857
1979	1980	7,789,445,760	83.45%	11.634	9.697	19.014	15.848	0.000	0.000	0.000	0.000	4.901	4.085	35.549	29.629	6.930	5.776	28.619	23.853	0.8335
1980	1981	7,680,433,829	75.00%	12.969	9.716	19.563	14.655	0.000	0.000	0.000	0.000	6.310	4.727	38.842	29.098	6.118	4.583	32.724	24.515	0.7491
1981	1982	7,459,893,460	71.03%	14.270	10.231	21.547	15.449	0.000	0.000	0.000	0.000	10.337	7.411	46.154	33.091	6.034	4.326	40.120	28.765	0.7170
1982	1983	10,432,662,349	97.51%	10.441	10.121	15.827	15.342	0.000	0.000	0.000	0.000	8.297	8.043	34.565	33.507	4.407	4.272	30.158	29.235	0.9694
1983	1984	10,542,257,409	96.86%	11.635	11.247	14.756	14.263	1.678	1.622	2.989	2.889	5.803	5.609	36.861	35.630	3.399	3.286	33.462	32.345	0.9666
1984	1985	11,001,962,788	99.91%	12.098	12.073	14.180	14.150	1.649	1.646	3.510	3.503	5.508	5.496	36.945	36.868	3.521	3.514	33.424	33.354	0.9979
1985	1986	11,076,973,939	99.27%	12.325	12.242	14.768	14.668	1.713	1.701	3.439	3.416	5.429	5.392	37.674	37.419	5.308	5.272	32.366	32.147	0.9932
1986	1987	11,140,002,650	99.27%	13.012	12.964	16.537	16.476	1.709	1.703	3.246	3.234	5.716	5.695	40.220	40.072	5.958	5.936	34.262	34.136	0.9963
1987	1988	11,303,216,840	96.69%	13.087	12.633	16.122	15.562	1.786	1.724	3.115	3.007	5.637	5.441	39.747	38.367	3.741	3.611	36.006	34.756	0.9653
1988	1989	11,865,998,530	99.38%	12.883	12.736	17.304	17.107	1.744	1.724	3.043	3.008	5.621	5.557	40.595	40.133	3.476	3.436	37.119	36.697	0.9886
1989	1990	12,017,461,680	95.31%	12.850	12.209	17.613	16.734	1.815	1.724	3.157	3.000	6.714	6.379	42.149	40.046	3.419	3.248	38.730	36.798	0.9501
1990	1991	12,614,530,930	98.53%	12.759	12.566	17.783	17.513	2.006	1.976	3.045	2.999	5.993	5.902	41.586	40.956	3.235	3.186	38.351	37.770	0.9848
1991	1992	12,701,237,140	96.67%	12.069	11.623	18.137	17.466	2.063	1.987	3.122	3.007	5.836	5.620	41.228	39.703	2.457	2.366	38.771	37.337	0.9630
1992	1993	13,336,770,460	99.90%	11.949	12.001	18.004	18.082	1.998	2.007	2.989	3.002	5.683	5.708	40.622	40.798	2.238	2.248	38.384	38.551	1.0043
1993	1994	13,345,967,960	96.39%	11.389	10.819	18.134	17.228	2.092	1.987	3.158	3.001	5.802	5.512	40.575	38.547	2.134	2.028	38.441	36.519	0.9500
1994	1995	14,029,733,500	98.23%	10.862	10.609	16.991	16.596	2.044	1.997	3.071	3.000	5.619	5.488	38.587	37.689	1.921	1.877	36.666	35.813	0.9767
1995	1996	13,976,648,900	94.87%	10.528	9.928	15.697	14.803	2.106	1.986	2.810	2.650	5.952	5.613	37.093	34.980	1.859	1.753	35.235	33.227	0.9430
1996	1997	14,850,606,600	98.87%	10.238	10.294	12.002	12.068	2.015	2.026	1.722	1.731	5.918	5.951	31.896	32.070	2.462	2.475	29.434	29.594	1.0054
1997	1998	14,914,137,234	96.40%	9.990	9.604	10.848	10.429	2.107	2.025	1.768	1.700	6.173	5.935	30.886	29.694	2.350	2.260	28.535	27.434	0.9614
1998	1999	16,072,114,035	99.14%	9.705	9.612	10.974	10.868	2.012	1.993	1.716	1.699	5.917	5.860	30.324	30.032	2.036	2.016	28.288	28.016	0.9904
1999	2000	15,773,850,167	93.29%	9.693	9.328	10.381	9.990	2.161	2.079	1.800	1.733	6.029	5.802	30.064	28.932	2.001	1.925	28.063	27.006	0.9623
2000	2001	17,582,994,597	101.10%	10.492	10.866	9.873	10.225	2.001	2.072	1.678	1.738	5.659	5.861	29.702	30.762	1.696	1.757	28.006	29.005	1.0357
2001	2002	17,699,784,394	93.37%	10.865	10.122	10.120	9.429	2.227	2.075	1.868	1.740	6.135	5.715	31.215	29.081	1.660	1.546	29.556	27.535	0.9316
2002	2003	19,866,255,215	98.10%	10.150	9.934	9.337	9.138	2.051	2.007	1.737	1.700	5.402	5.287	28.677	28.066	1.432	1.402	27.245	26.665	0.9787
2003	2004	21,009,517,241	97.07%	9.726	9.403	8.962	8.664	2.042	1.975	1.642	1.587	5.149	4.978	27.522	26.607	1.352	1.307	26.170	25.300	0.9668
2004	2005	22,772,419,500	96.84%	9.192	8.910	9.402	9.114	2.000	1.939	1.586	1.537	4.911	4.761	27.091	26.260	1.232	1.194	25.859	25.066	0.9694
2005	2006	25,222,149,174	96.02%	8.754	8.409	8.792	8.445	1.959	1.882	1.478	1.420	4.623	4.441	25.606	24.597	1.107	1.064	24.499	23.534	0.9606
2006	2007	28,354,951,841	94.47%	7.994	7.499	8.040	7.542	1.887	1.770	1.386	1.301	4.371	4.101	23.680	22.213	1.265	1.187	22.415	21.026	0.9381

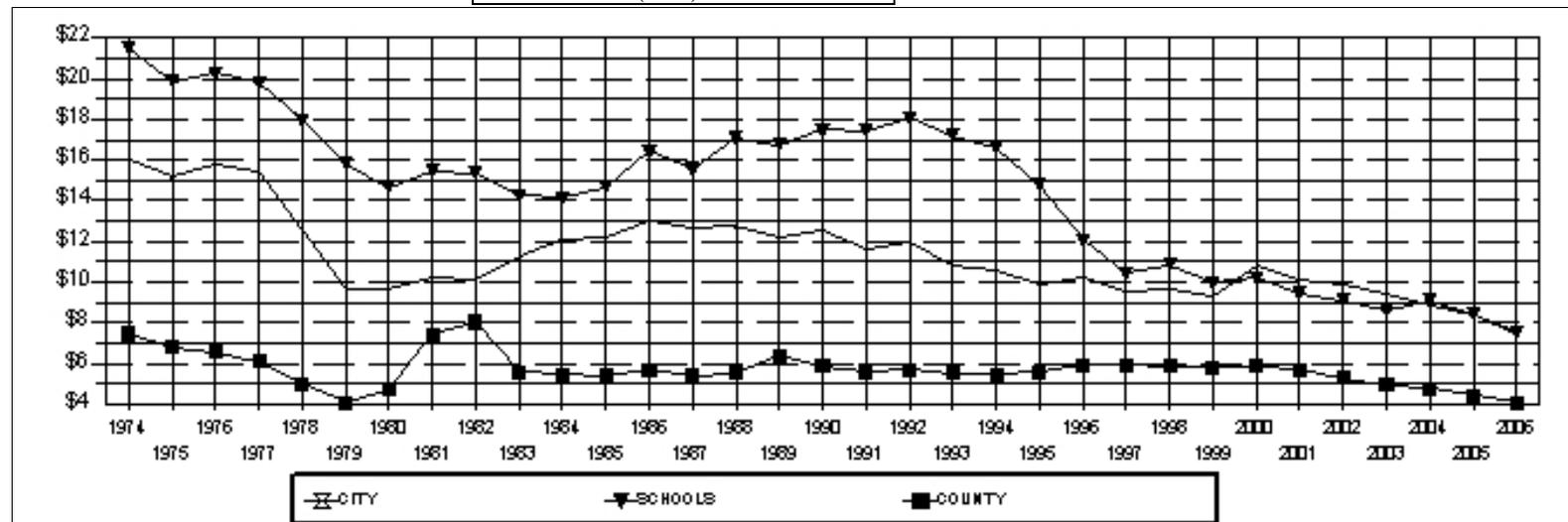
State tax credit on personal property inventory and livestock reduced effective tax rates by 80% in 1974 through 1980, except 79.1% in 1976.

Personal property inventory is exempt for 1981 and subsequent years.

In 1990 M ilwaukee County enacted a .5% sales tax

asmt

COMPARISON OF (100%) TAX RATES



**2006 - COMBINED TAX LEVY - 2006**

(For 2007 Purposes)

PURPOSES	ALL COUNTIES	CITY OF MILWAUKEE		WASHINGTON		WAUKESHA	
	AMOUNT	AMOUNT	MILL RATE	AMOUNT	MILL RATE	AMOUNT	MILL RATE
General City	\$95,679,337	\$95,613,782	\$3.374				
Capital Improvements	9,357,000	\$9,350,589	\$0.330				
Principal & Interest on City Debt	67,427,689	\$67,381,491	\$2.378				
Common Council Contingent Fund	5,500,000	\$5,496,232	\$0.194				
Provision for Employee Retirement	41,114,922	\$41,086,752	\$1.450				
Delinquent Tax Fund	1,000,000	\$999,315	\$0.035				
Tax Incremental Dist. 1 - 61	6,595,161	6,595,161	\$0.233				
<b>TOTAL GENERAL CITY PURPOSES</b>	<b>226,674,109</b>	<b>226,523,321</b>	<b>\$7.994</b>	<b>\$7,189</b>	<b>\$7.938</b>	<b>\$143,599</b>	<b>\$7.938</b>
Milw. School Board Operational Fund	\$197,300,931	\$197,294,482	\$6.963				
Milw. School Board Extension Fund	9,327,455	\$9,327,150	\$0.329				
Milw. School Board Construction Fund	14,580,539	\$14,580,062	\$0.515				
Tax Incremental Dist. 1 - 61	6,633,351	6,633,351	\$0.234				
<b>TOTAL MILW. SCHOOL PURPOSES</b>	<b>\$227,842,276</b>	<b>\$227,835,045</b>	<b>\$8.040</b>	<b>\$7,231</b>	<b>\$7.984</b>		
<b>TOTAL MEM. FALLS SCHOOL PURPOSES</b>	<b>\$177,564</b>					<b>\$177,564</b>	<b>\$9.816</b>
Milw. Area Tech. College (MATC)	\$51,955,733	\$51,920,135	\$1.832				
Tax Incremental Dist. 1 - 61	1,556,970	1,556,970	\$0.055				
<b>TOTAL MILW. AREA TECH. COLLEGE</b>	<b>\$53,512,703</b>	<b>\$53,477,105</b>	<b>\$1.887</b>	<b>\$1,697</b>	<b>\$1.874</b>	<b>\$33,901</b>	<b>\$1.874</b>
Milw. Metropolitan Sewerage District	\$38,169,692	\$38,143,540	\$1.346				
Tax Incremental Dist. 1 - 61	1,143,841	1,143,841	\$0.040				
<b>TOTAL METRO SEWERAGE DISTRICT</b>	<b>\$39,313,533</b>	<b>\$39,287,381</b>	<b>\$1.386</b>	<b>\$1,247</b>	<b>\$1.377</b>	<b>\$24,905</b>	<b>\$1.377</b>
Special Charges							
State Forestry	\$5,308,191	\$5,304,660	\$0.187	\$168.35	\$0.186	\$3,363	\$0.186
County Charges	115,147,751	115,109,831	\$4.062	2,879	\$3.179	35,041	\$1.937
Tax Incremental Dist. 1 - 61	3,451,890	3,451,890	\$0.122	0		0	0
<b>TOTAL FOR STATE &amp; COUNTY</b>	<b>\$123,907,832</b>	<b>\$123,866,381</b>	<b>\$4.371</b>	<b>\$3,048</b>	<b>\$3.365</b>	<b>\$38,404</b>	<b>\$2.123</b>
<b>GROSS TOTAL LEVIES</b>	<b>\$671,428,018</b>	<b>\$670,989,233</b>	<b>\$23.680</b>	<b>\$20,412</b>	<b>\$22.537</b>	<b>\$418,373</b>	<b>\$23.127</b>
<b>TOTAL STATE CREDIT</b>	<b>\$35,885,953</b>	<b>35,849,140</b>	<b>\$1.265</b>	<b>\$1,569</b>	<b>\$1.732</b>	<b>\$35,244</b>	<b>\$1.948</b>
<b>NET TOTAL</b>	<b>\$635,542,065</b>	<b>\$635,140,093</b>	<b>\$22.415</b>	<b>\$18,843</b>	<b>\$20.805</b>	<b>\$383,129</b>	<b>\$21.179</b>

**GENERAL PROPERTY TAX CREDIT AVAILABLE FOR DISTRIBUTION  
(INCLUDING PRIOR YEARS UNDISTRIBUTED CREDITS)**

<u>ASSMT YEAR</u>	<u>BUDGET YEAR</u>	<u>REAL ESTATE &amp; PERSONAL PROPERTY SECTION 79.10</u>	<u>RATE PER \$1000 OF ASSESSED VALUE</u>	
<b>GENERAL GOVERNMENT &amp; SCHOOL CREDITS</b>				
1995	1996	Milwaukee Washington Waukesha	\$25,944,683.10 300.19 29,542.41	\$1.86 \$0.74 \$1.76
1996	1997	Milwaukee Washington Waukesha	\$36,517,912.04 680.43 45,879.41	\$2.46 \$0.77 \$2.77
1997	1998	Milwaukee Washington Waukesha	\$35,015,563.16 1,292.02 45,172.12	\$2.35 \$1.01 \$2.94
1998	1999	Milwaukee Washington Waukesha	\$32,690,287.33 1,867.39 42,246.56	\$2.04 \$1.47 \$2.74
1999	2000	Milwaukee Washington Waukesha	\$31,526,028.24 2,429.33 39,644.61	\$2.00 \$2.11 \$2.59
2000	2001	Milwaukee Washington Waukesha	\$29,788,726.07 2,404.28 36,712.63	\$1.70 \$1.65 \$1.77
2001	2002	Milwaukee Washington Waukesha	\$29,342,392.87 2,356.51 37,490.25	\$1.66 \$1.39 \$1.85
2002	2003	Milwaukee Washington Waukesha	\$28,424,104.86 2,433.70 38,893.13	\$1.43 \$2.52 \$1.85
2003	2004	Milwaukee Washington Waukesha	\$28,380,122.59 2,165.64 39,072.75	\$1.35 \$2.14 \$1.87
2004	2005	Milwaukee Washington Waukesha	\$28,023,304.96 1,788.99 36,014.35	\$1.23 \$1.83 \$1.75
2005	2006	Milwaukee Washington Waukesha	27,906,738.24 1,329.00 32,332.14	\$1.11 \$1.42 \$1.80
2006	2007	Milwaukee Washington Waukesha	\$35,849,139.86 1,569.07 35,244.21	\$1.27 \$1.73 \$1.95

For actual distribution refer to Abstract

**TAX LEVIES INCLUDING TID INCREMENT - ALL TAXING BODIES  
1984 THROUGH 2007 BUDGETS**

ASSMT YEAR	BUDGET YEAR	CITY LEVY*	% CHG	SCHOOL LEVY	% CHG	COUNTY LEVY	% CHG	MMSD LEVY	% CHG	MATC LEVY	% CHG	TOTAL LEVY ALL TAXING BODIES	% CHG	STATE CREDITS**	% CHG	NET TAX LEVY	% CHG
1983	1984	122,654,338		155,559,192		61,177,272		31,518,741		17,685,713		388,595,256		35,738,270		352,856,985	
1984	1985	133,100,969	8.5%	156,010,182	0.3%	60,600,172	-0.9%	38,611,477	22.5%	18,141,847	2.6%	406,464,647	4.6%	38,748,421	8.4%	367,716,226	4.2%
1985	1986	136,521,693	2.6%	163,585,374	4.9%	60,139,894	-0.8%	38,090,731	-1.3%	18,974,435	4.6%	417,312,127	2.7%	58,796,808	51.7%	358,515,319	-2.5%
1986	1987	144,957,473	6.2%	184,225,583	12.6%	63,669,493	5.9%	36,160,668	-5.1%	19,042,236	0.4%	448,055,453	7.4%	66,376,268	12.9%	381,679,185	6.5%
1987	1988	147,923,875	2.0%	182,233,654	-1.1%	63,720,696	0.1%	35,206,824	-2.6%	20,189,161	6.0%	449,274,210	0.3%	42,292,401	-36.3%	406,981,809	6.6%
1988	1989	152,868,212	3.3%	205,329,748	12.7%	66,697,652	4.7%	36,106,101	2.6%	20,693,242	2.5%	481,694,955	7.2%	41,388,098	-2.1%	440,306,857	8.2%
1989	1990	154,429,497	1.0%	211,662,866	3.1%	80,681,514	21.0%	37,936,014	5.1%	21,808,035	5.4%	506,517,926	5.2%	41,086,607	-0.7%	465,431,319	5.7%
1990	1991	160,943,828	4.2%	224,306,042	6.0%	75,600,972	-6.3%	38,406,676	1.2%	25,302,320	16.0%	524,559,838	3.6%	40,807,698	-0.7%	483,752,140	3.9%
1991	1992	153,295,064	-4.8%	230,365,070	2.7%	74,118,200	-2.0%	39,658,410	3.3%	26,196,422	3.5%	523,633,166	-0.2%	31,198,024	-23.5%	492,435,142	1.8%
1992	1993	159,356,154	4.0%	239,899,846	4.1%	75,767,197	2.2%	39,859,793	0.5%	26,649,040	1.7%	541,532,030	3.4%	29,821,696	-4.4%	511,710,334	3.9%
1993	1994	151,988,540	-4.6%	242,005,372	0.9%	77,400,333	2.2%	42,152,158	5.8%	27,915,256	4.8%	541,461,658	-0.0%	28,461,840	-4.6%	512,999,818	0.3%
1994	1995	152,384,430	0.3%	238,361,479	-1.5%	78,785,133	1.8%	43,091,109	2.2%	28,680,137	2.7%	541,302,289	-0.0%	26,939,841	-5.3%	514,362,448	0.3%
1995	1996	147,139,359	-3.4%	219,413,656	-7.9%	83,140,312	5.5%	39,280,242	-8.8%	29,436,902	2.6%	518,410,471	-4.2%	25,974,526	-3.6%	492,435,945	-4.3%
1996	1997	152,049,923	3.3%	178,284,601	-18.7%	87,842,511	5.7%	25,570,208	-34.9%	29,926,139	1.7%	473,673,382	-8.6%	36,564,472	40.8%	437,108,910	-11.2%
1997	1998	148,981,804	-2.0%	161,828,439	-9.2%	92,011,049	4.7%	26,374,645	3.1%	31,419,075	5.0%	460,615,012	-2.8%	35,062,027	-4.1%	425,552,984	-2.6%
1998	1999	155,982,815	4.7%	176,416,765	9.0%	95,044,106	3.3%	27,576,148	4.6%	32,344,466	2.9%	487,364,300	5.8%	32,734,401	-6.6%	454,629,899	6.8%
1999	2000	152,892,192	-2.0%	163,800,846	-7.2%	95,052,891	0.0%	28,400,418	3.0%	34,084,502	5.4%	474,230,849	-2.7%	31,568,102	-3.6%	442,662,747	-2.6%
2000	2001	184,475,366	20.7%	173,638,797	6.0%	99,442,974	4.6%	29,499,492	3.9%	35,180,217	3.2%	522,236,846	10.1%	29,827,843	-5.5%	492,409,003	11.2%
2001	2002	192,305,134	4.2%	179,190,632	3.2%	108,512,429	9.1%	33,061,033	12.1%	39,421,223	12.1%	552,490,450	5.8%	29,382,240	-1.5%	523,108,210	6.2%
2002	2003	201,637,357	4.9%	185,542,491	3.5%	107,264,496	-1.2%	34,511,739	4.4%	40,740,901	3.3%	569,696,984	3.1%	28,465,432	-3.1%	541,231,553	3.5%
2003	2004	204,335,404	1.3%	188,328,861	1.5%	108,121,465	0.8%	34,494,754	-0.0%	42,910,372	5.3%	578,190,855	1.5%	28,421,361	-0.2%	549,769,494	1.6%
2004	2005	209,314,737	2.4%	214,137,695	13.7%	111,783,207	3.4%	36,106,226	4.7%	45,550,497	6.2%	616,892,362	6.7%	28,061,108	-1.3%	588,831,253	7.1%
2005	2006	220,797,574	5.5%	221,761,703	3.6%	116,553,577	4.3%	37,282,027	3.3%	49,422,903	8.5%	645,817,784	4.7%	27,940,399	-0.4%	617,877,384	4.9%
2006	2007	226,674,109	2.7%	228,019,840	2.8%	123,907,832	6.3%	39,313,533	5.4%	53,512,703	8.3%	671,428,018	4.0%	35,885,953	28.4%	635,542,065	2.9%

\*CITY LEVY INCLUDES SCHOOL DEBT SERVICE.

\*\*STATE CREDITS INCLUDE PRIOR YEAR UNDISTRIBUTED CREDITS.

CO MUN DO NOT WRITE IN SHADED AREAS  
 40 251 For CITY of MILWAUKEE MILWAUKEE COUNTY  
 (TOWN, VILLAGE, OR CITY) COL 1

SEC.	DESCRIPTION OF TAX BY TAXING JURISDICTION	Col. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
A.	1. AGGREGATE AMOUNT OF STATE TAXES	5,304,660.10
B.	1. PORTION OF STATE SPECIAL CHARGES UPON COUNTY	25,842.68
	2. PORTION OF COUNTY TAX LEVIED	115,083,988.01
	3. SPECIAL PURPOSE - HANDICAPED SCHOOLS	
	6. TOTAL COUNTY TAXES LEVIED(SUM OF B1-B3)	115,109,830.69

SEC.	DESCRIPTION OF TAX BY TAXING JURISDICTION	PROPERTY TAXES	STATE SPECIAL CHARGES	STATE SPECIAL CHARGES
C.	1. 51405020 1. MILWAUKEE COUNTY METRO SEWER DIST			38,143,539.84
	2.			
	3.			
	4.			
	5.			
	6.			
	7.			
	8.			
	9.			
	10.			
	11.			
	12. TOTAL SPECIAL DISTRICT TAXES (sum of C1 - C11)			38,143,539.84

D.	1. OTHER SPECIAL PURPOSE DISTRICTS (Details on page 3, enter total here)	
	2. TAX INCREMENT-VILLAGES AND CITIES ONLY (except county environmental remediation tax increment)	19,381,213.50
	3. COUNTY ENVIRONMENTAL TAX INCREMENT	
	4. OTHER STATE SPECIAL CHARGES	
	5. COUNTY SPECIAL CHARGES	
	6. ALL OTHER TOWN, VILLAGE OR CITY TAXES (CITY LEVY LESS SCHOOL DEBT SERVICE LINE E2)	200,288,667.14
	7. SURPLUS APPLIED CAUTION :DO NOT MAKE AN ENTRY ON THIS LINE UNLESS LINE D-6 (ABOVE) IS ZERO	
	8. TOTAL TOWN, VILLAGE OR CITY TAXES LEVIED	219,669,880.64

Mary P. Reavey, Assessment Commissioner  
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 HOME PHONE  
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 MREAVEY@MILWAUKEE.GOV

REMARKS:  
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 \_\_\_\_\_  
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RONALD D LEONHARDT  
 CITY OF MILWAUKEE  
 200 E WELLS ST  
 MILWAUKEE WI 53202-3515

P. 2 40 251 2006 For CITY of MILWAUKEE MILWAUKEE COUNTY  
 CO MUN YEAR

SEC.	SCHOOL DISTRICT CODES	SCHOOL DISTRICT NAMES	Col. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
E.	1. 21403619011	SCH D OF MILWAUKEE	
	2.		221,201,694.02
	3.	SCHOOL DEBT SERVICE	19,639,492.68
	4.		
	5.		
	6.		
	7.		
	8.		
	9.		
	10.		
	11.		240,841,186.70
	12. TOTAL ELEMENTARY AND SECONDARY TAXES LEVIED		

F.	1. 40000900000	MILWAUKEE AREA TECHNICAL COLLEGE MILW	51,920,135.00
	2.		
	3.		
	4. TOTAL TECHNICAL COLLEGE TAXES(sum of F1 - F3)		51,920,135.00

G. TOTAL GENERAL PROPERTY TAXES LEVIED ON TAX ROLL (Total of State, County, Special District, Local, School and Technical College Taxes)				(G6) DEPARTMENT OF REVENUE USE ONLY
SUMMARY OF GENERAL PROPERTY TAXES, STATE TAX CREDITS APPLIED AND NET GENERAL PROPERTY TAXES TO BE COLLECTED				
	(1) REAL ESTATE ROLL	(2) PERSONAL PROPERTY ROLL	(3) TOTAL (TOTAL OF COL. 1-2)	
G1	649,641,612.78	21,383,187.96	671,024,800.74	
G2	34,702,784.10	1,142,252.78	35,845,036.88	
G3	9,443,580.23		9,443,580.23	(G-1) 671,024,800.74
G4	605,495,248.45	20,240,935.18	625,736,183.63	(G) 670,989,232.97
G5				35,567.77

H.	MUST REPORT DETAIL ON REVERSE SIDE	FOR THE MUNICIPALITY	MUNICIPALITY AS AGENT FOR ENTERPRISE/UTILITY	OTHER	Include line G-6 in line T total
	SPECIAL ASSESSMENTS AND SPECIAL CHARGES	19,639,411.99	6,177,837.92		25,817,249.91

J.	OMITTED PROPERTY TAXES (NET TAXES LEVIED ON PROPERTY OMITTED FROM TAXATION IN PREVIOUS YEARS)			548,632.51
K.	S. 70.43 CORRECTIONS (NET TAXES DUE OR REFUNDED - USE BRACKETS ( ) TO DENOTE MINUS AMOUNT)			-105,424.19
M.	P.F. CROP TAXES Reg Acs @ .10=\$ + Reg Acs@ .83=\$ + Reg Acs@ .20+\$			
N.	MANAGED FOREST LANDS Number of Acres @.74+\$ + Number of Acres @1.74+\$			
O.	2. COAL (Sec 70.42) Number of Tons=(a) .05per Ton + Number of Tons=(b) @.07per Ton			
	3. GRAIN (Sec 70.41) Number of Bushels=(a) 3,574,634 @(.0005) per bushel + Number of Bushels=(b)		14,184,848 @ 1/4 mill (.00025) per Bushel	5,333.53
	4. PETROLEUM REFINERIES (Sec 70.421) Number of Tons = (a) @ .05 per Ton			
	5. IRON ORE CONCENTRATES (SEC 70.40) Number of Tons = (a) @ .05 per Ton			

T.	AGGEGATE AMOUNT OF TAXES(SEC G,H,J,K,L,M,N, AND O ADDED TOGETHER)	697,290,592.50
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SECTION H - DETAIL SUMMARY

H	SPECIAL ASSESSMENTS AND SPECIAL CHARGES	1 FOR THE MUNICIPALITY		MUNICIPALITY AS AGENT FOR ENTERPRISE/UTIL OTHER		TOTAL FOR EACH LINE (Total of columns 1, 2, & 3)
A S S E S S M E N T S	1. WATER MAIN AND LATERAL INSTALLATIONS		26,923.15			26,923.15
	2. SEWER MAIN AND LATERAL INSTALLATIONS		29,109.98			29,109.98
	3. STREET IMPROVEMENTS (SIDEWALKS, STORM SEWERS, ETC)		1,458,219.10			1,458,219.10
	4. STREET LIGHT INSTALLATION					
	5. GREEN BELTS		3,574.85			3,574.85
	6. DRAIN DITCH AND WATERCOURSES (SS. 88.42 AND 88.43)					
	10. OTHER See Attachment					
	10.					
	10.					
	C H G S	11. WEEDS, TREE REMOVAL		188,315.00		
12. SNOW REMOVAL			24,261.54			24,261.54
13. REFUSE AND GARBAGE COLL.						
14. GRADING, GRAVEL, CULVERT						
14. FENCING						
14. FIR						
14. RECYCLING						
14. OTHER			10,608,467.56	6,177,837.92		16,786,305.48
15. DELINQUENT UTILITY CHGS		7,300,540.81			7,300,540.81	
<b>TOTAL FOR LINE H (FRONT OF FORM)</b>			\$19,639,411.99	\$6,177,837.92		25,817,249.91

P.2, SEC H #14-ENTERPRISE AS AGENT

BID #02	\$523,030.88	BID #28	41,348.00
BID #03	111,276.00	BID #29	73,725.00
BID #04	116,111.20	BID #31	146,426.26
BID #05	90,808.50	BID #32	\$82,734.00
BID #08	173,862.40	BID #35	\$9,478.56
BID #09	23,682.00	BID #36	34,409.50
BID #10	135,201.12	BID #37	\$165,279.19
BID #11	163,950.04	BID #38	\$26,500.00
BID #13	50,000.00	BID #39	\$58,533.80
BID #15	387,226.77	BID #40	\$316,800.00
BID #16	115,033.99		
BID #17	45,000.00		
BID #19	95,364.42		
BID #20	190,810.00		
BID #21	2,693,211.00		
BID #25	175,482.50		
BID #26	82,144.93		
BID #27	50,407.86		

Total \$6,177,837.92

P.2, SEC H #14 (COL 1. FOR MUNICIPALITY)

GARBAGE CART FEE	\$8,175.00
LEAD ABATEMENT	\$90,719.90
LOTTERY CREDIT PENALTY	
BUILDING NUISANCE	155,430.30
SPECIAL PRIV. FEE	65,801.47
COVERED OPENIGS	8,160.00
RAZE CONDEMNED BLDGS	353,233.21
DPW MISC OR RE-ASSMT	645,878.77
BUILDING INSP MISC.	2,473,811.00
FIRE INSPECTI ON FEES	1,270,635.32
HEALTH NUISANCE	383,854.55
DELINQUEN T CITY SERVICES	4,782,307.96
POLICE BOARDUP	174,226.25
GARBAGE COLLECTION FEE	192,378.48
UNKNOWNMISC	3,855.35

Total \$10,608,467.56

P.2, SEC H #14 (COL 3 - OTHER)

DOR PENALTIES  
MFG.  
P.P  
LOTTERY CREDIT CHARGE

P.2, SEC H #10 (COL 1. FOR MUNICIPALITY)

KLINE LAW  
MISC



TAX ROLL CERTIFICATE FOR TAXES LEVIED 2005, COLLECTABLE 2006 [S.70.65(3)]

I, Mary P. Reavey, Assessment Commissioner of the City of Milwaukee, Milwaukee County certify that the information and taxes to be collected as summarized below are contained in this tax roll and are correct to the best of my knowledge.

1. NET GENERAL PROPERTY TAXES	\$625,700,615.86
2. STATE TAX CREDITS APPLIED TO TAX ROLL	35,845,036.88
3. STATE LOTTERY CREDIT APPLIED TO TAX ROLL	9,443,580.23
4. SUBTOTAL - GROSS GENERAL PROPERTY TAXES (Must Agree With Line G on the Statement of Taxes)	\$670,989,232.97
5. SPECIAL ASSESSMENTS	\$1,517,827.08
6. SPECIAL CHARGES	16,998,882.02
7. DELINQUENT UTILITY CHARGES	7,300,540.81
8. LOTTERY CREDIT CHARGE	
9. OCCUPATIONAL TAXES	5,333.53
10. OMITTED PROPERTY TAXES	548,632.51
11. S.70.43 ASSESSOR'S CORRECTIONS - TAX ADJUSTMENTS	-105,424.19
12. OVER/UNDER RUN	35,567.77
TOTAL TAXES LEVIED ON THIS TAX ROLL (Must Agree With Line T on the Statement of Taxes)	\$697,290,592.50

CO MUN DO NOT WRITE IN SHADED AREAS  
 66 251 For CITY of MILWAUKEE WASHINGTON COUNTY  
 (TOWN, VILLAGE, OR CITY)

SEC.	COL. 1 DESCRIPTION OF TAX BY TAXING JURISDICTION	COL. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
A.	1. AGGREGATE AMOUNT OF STATE TAXES	168.35 A
B.	1. PORTION OF STATE SPECIAL CHARGES UPON COUNTY	0.17
	2. PORTION OF COUNTY TAX LEVIED	2,879.14
	3. SPECIAL PURPOSE - HANDICAPPED SCHOOLS	
	6. TOTAL COUNTY TAXES LEVIED(SUM OF B1-B3)	2,879.31 B
A+B=Comptroller's Milwaukee County Total		\$104,843,150.69

SEC.	COL. 1a PROPERTY TAXES	COL. 1b STATE SPECIAL CHARGES	PROPERTY TAXES WITH STATE SPECIAL CHARGES
C.	1. 51405020 1. MILWAUKEE COUNTY METRO SEWER DIST		1,246.90
	2.		
	3.		
	4.		
	5.		
	6.		
	7.		
	8.		
	9.		
	10.		
	11.		
	12. TOTAL SPECIAL DISTRICT TAXES (sum of C1 - C11)		1,246.90 C

D.	1. OTHER SPECIAL PURPOSE DISTRICTS (Details on page 3, enter total here)	
	2. TAX INCREMENT-VILLAGES AND CITIES ONLY (except county environmental remediation tax increment)	
	3. COUNTY ENVIRONMENTAL TAX INCREMENT	
	4. OTHER STATE SPECIAL CHARGES	
	5. COUNTY SPECIAL CHARGES	
	6. ALL OTHER TOWN, VILLAGE OR CITY TAXES (CITY LEVY LESS SCHOOL DEBT SERVICE LINE E2)	6,547.34
	7. SURPLUS APPLIED CAUTION :DO NOT MAKE AN ENTRY ON THIS LINE UNLESS LINE D-6 ( ABOVE) IS ZERO	
	8. TOTAL TOWN, VILLAGE OR CITY TAXES LEVIED	6,547.34 D

Mary P. Reavey, Assessment Commissioner  
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 (414) 286-8447 HOME PHONE  
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REMARKS:  
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RONALD D LEONHARDT  
 CITY OF MILWAUKEE  
 200 E WELLS ST  
 MILWAUKEE WI 53202-3515

P. 2 66 251 For CITY of MILWAUKEE WASHINGTON COUNTY  
 CO MUN

SEC.	SCHOOL DISTRICT CODES	COL. 1 SCHOOL DISTRICT NAMES	COL. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
E.	1. 22403619011	SCH D OF MILWAUKEE	
	2.		7,230.98
	3.	SCHOOL DEBT SERVICE	642.01
	4.		
	5.		
	6.		
	7.		
	8.		
	9.		
	10.		
	11.		7,872.99 E
	12. TOTAL ELEMENTARY AND SECONDARY TAXES LEVIED		7,872.99 E

F.	1. 400009000 00	MILWAUKEE AREA TECHNICAL COLLEGE MILW	1,697.00
	2.		
	3.		
	4. TOTAL TECHNICAL COLLEGE TAXES (sum of F1 - F3)		1,697.00 F

G. TOTAL GENERAL PROPERTY TAXES LEVIED ON TAX ROLL (Total of State, County, Special District, Local, School and Technical College Taxes)				20,411.89 G
SUMMARY OF GENERAL PROPERTY TAXES, STATE TAX CREDITS APPLIED AND NET GENERAL PROPERTY TAXES TO BE COLLECTED				(G6) DEPARTMENT OF REVENUE USE ONLY
	(1)	(2)	(3)	
	REAL ESTATE ROLL	PERSONAL PROPERTY ROLL	TOTAL (TOTAL OF COL. 1-2)	
G1	GENERAL PROPERTY TAXES	20,090.37	322.31	20,412.68
G2	STATE CREDITS APPLIED(SUBTRACT)	1,543.90	24.77	1,568.67
G3	LOTTERY CREDIT PRECERTIFIED			
G4	NET GENERAL PROPERTY TAXES TO BE COLLECTED	18,546.47	297.54	18,844.01
G5	UNDER/OVER RUN			0.79

H. MUST REPORT DETAIL ON REVERSE SIDE FOR THE MUNICIPALITY AS AGENT FOR			
SPECIAL ASSESSMENTS AND SPECIAL CHARGES	MUNICIPALITY	ENTERPRISE/UTILITY	OTHER
		107.68	
			107.68 H

J.	OMITTED PROPERTY TAXES (NET TAXES LEVIED ON PROPERTY OMITTED FROM TAXATION IN PREVIOUS YEARS)	
K.	S. 70.43 CORRECTIONS (NET TAXES DUE OR REFUNDED - USE BRACKETS () TO DENOTE MINUS AMOUNT)	
M.	P.F. CROP TAXES Reg Acs @.10=\$ + Reg Acs@.83=\$ + Reg Acs@.20=\$	
N.	MANAGED FOREST LANDS Number of Acres @.74+\$ + Number of Acres @1.74+	

O.	2. COAL (Sec 70.42) Number of Tons=(a)_____@.05per Ton + Number of Tons=(b)_____@.07per Ton	
	3. GRAIN (Sec 70.41) Number of Bushels=(a)_____@(.0005) per bushel + Number of Bushels=(b)_____@ 1/4 mill (.00025) per Bushel	
	4. PETROLEUM REFINERIES (Sec 70.421) Number of Tons = (a) _____ @ .05 per T on	
	5. IRON ORE CONCENTRATES (sEC 70.40) Number of Tons = (a) _____ @ .05 per T on	
T.	AGGEGATE A MOUNT OF TAXES/ SEC G,H,J,K,L,M,N, AND O ADDED TO GETHER	20,520.36 T

**SECTION H - DETAIL SUMMARY**

H A S S M T S  C H G S	SPECIAL ASSESSMENTS AND SPECIAL CHARGES	1 FOR THE MUNICIPALITY			MUNICIPALITY AS AGENT FOR		TOTAL FOR EACH LINE (Total of columns 1, 2, & 3)
		ENTERPRISE/UTIL	OTHER				
	1. WATER MAIN AND LATERAL INSTALLATIONS						
	2. SEWER MAIN AND LATERAL INSTALLATIONS						
	3. STREET IMPROVEMENTS (SIDEWALKS, STORM SEWERS, ETC)						
	4. STREET LIGHT INSTALLATION						
	5. GREEN BELTS						
	6. DRAIN DITCH AND WATERCOURSES (SS. 88.42 AND 88.43)						
	10. OTHER See Attachment						
	10.						
	11. WEEDS, TREE REMOVAL						
	12. SNOW REMOVAL						
	13. REFUSE AND GARBAGE COLL.						
	14. GRADING, GRAVEL, CULVERT						
	14. FENCING						
	14. FIR						
	14. RECYCLING						
	14. OTHER			107.68			107.68
	15. DELINQUENT UTILITY CHGS						
	<b>TOTAL FOR LINE H (FRONT OF FORM)</b>			<b>\$107.68</b>			<b>107.68</b>

P.2, SEC H #14-ENTERPRISE  
AS AGENT

P.2, SEC H #14 (COL 1. FOR MUNICIPALITY)

Total

GARBAGE CART FEE  
LEAD ABATEMENT  
LOTTERY CREDIT PENALTY  
BUILDING NUISANCE  
SPECIAL PRIV. FEE  
COVERED OPENIGS  
RAZE CONDEMNED BLDGS  
DPW MISC OR RE-ASSMT  
BUILDING INSP MISC.  
FIRE INSPECTION FEES 107.68  
HEALTH NUISANCE  
DELINQUENT CITY SERVICES  
POLICE BOARDUP  
GAR BAGE COLLECTION FEE  
UNKNOWNMISC

107.68

107.68

P.2, SEC H #14 (COL 3 - OTHER)

DOR PENALTIES  
MFG.  
P.P  
LOTTERY

P.2, SEC H #10 (COL 1. FOR MUNICIPALITY)

KLINE LAW  
MISC



**TAX ROLL CERTIFICATE FOR TAXES LEVIED 2005, COLLECTABLE 2006 [S.70.65(3)]**

I, Mary P. Reavey, Assessment Commissioner of the City of Milwaukee, Washington County certify that the information and taxes to be collected as summarized below are contained in this tax roll and are correct to the best of my knowledge.

1.	NET GENERAL PROPERTY TAXES	\$18,843.22
2.	STATE TAX CREDITS APPLIED TO TAX ROLL	1,568.67
3.	STATE LOTTERY CREDIT APPLIED TO TAX ROLL	
4.	SUBTOTAL - GROSS GENERAL PROPERTY TAXES (Must Agree With Line G on the Statement of Taxes)	\$20,411.89
5.	SPECIAL ASSESSMENTS	
6.	SPECIAL CHARGES	107.68
7.	DELINQUENT UTILITY CHARGES	
8.	SPECIAL TAXES	
9.	OCCUPATIONAL TAXES	
10.	OMITTED PROPERTY TAXES	
11.	S.70.43 AS SESSOR'S CORRECTIONS - TAX ADJUSTMENTS	
12.	OVER/UNDER RUN	0.79
	<b>TOTAL TAXES LEVIED ON THIS TAX ROLL</b> (Must Agree With Line T on the Statement of Taxes)	<b>\$20,520.36</b>

SEC.	COL 1 DESCRIPTION OF TAX BY TAXING JURISDICTION	Col. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
A.	<b>1. AGGREGATE AMOUNT OF STATE TAXES</b>	<b>3,362.75</b>
B.	1. PORTION OF STATE SPECIAL CHARGES UPON COUNTY	4.63
	2. PORTION OF COUNTY TAX LEVIED	35,036.48
	3. SPECIAL PURPOSE - HANDICAPPED SCHOOLS	
	6. TOTAL COUNTY TAXES LEVIED(SUM OF B1-B3)	<b>35,041.11</b>
	A+B=controller's *Milwaukee County Total	\$104,843,150.69

COL 1	PROPERTY TAXES	STATE SPECIAL CHARGES	STATE SPECIAL CHARGES
1. <b>51405020</b> <b>1. MILWAUKEE COUNTY METRO SEWER DIST</b>			24,905.26
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
<b>12. TOTAL SPECIAL DISTRICT TAXES</b> (sum of C1 - C11)			<b>24,905.26</b>

D.	1. OTHER SPECIAL PURPOSE DISTRICTS (Details on page 3, enter total here)	
	2. TAX INCREMENT-VILLAGES AND CITIES ONLY (except county environmental remediation tax increment)	
	3. COUNTY ENVIRONMENTAL TAX INCREMENT	
	4. OTHER STATE SPECIAL CHARGES	
	5. COUNTY SPECIAL CHARGES	
	6. ALL OTHER TOWN, VILLAGE OR CITY TAXES (CITY LEVY LESS SCHOOL DEBT SERVICE LINE E2)	130,775.51
	7. SURPLUS APPLIED <b>CAUTION</b> DO NOT MAKE AN ENTRY ON THIS LINE UNLESS LINE D-6 (ABOVE) IS ZERO	
	<b>8. TOTAL TOWN, VILLAGE OR CITY TAXES LEVIED</b>	<b>130,775.51</b>

Mary P. Reavey, Assessment Commissioner  
 (414) 286-3101 WORK PHONE  
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 (414) 286-8447 FAX  
 MREAVEY@MILWAUKEE.GOV

REMARKS:  
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**RONALD D LEONHARDT**  
**CITY OF MILWAUKEE**  
**200 E WELLS ST**  
**MILWAUKEE WI 53202-3515**

SEC.	COL 1 SCHOOL DISTRICT CODES SCHOOL DISTRICT NAMES	Col. 2 AMOUNTS APPORTIONED BY TAXING JURISDICTIONS
E.	1. <b>29673437011</b> <b>SCH D OF MEMOMONEE FALLS</b>	177,564.00
	2.	
	3. <b>SCHOOL DEBT SERVICE</b>	12,823.32
	4.	
	5.	
	6.	
	7.	
	8.	
	9.	
	10.	
	11.	
	<b>12. TOTAL ELEMENTARY AND SECONDARY TAXES LEVIED</b>	<b>190,387.32</b>

F.	1. <b>40000900000</b> <b>MILWAUKEE AREA TECHNICAL COLLEGE MILW</b>	33,901.00
	2.	
	3.	
	4. <b>TOTAL TECHNICAL COLLEGE TAXES (sum of F1 - F3)</b>	<b>33,901.00</b>

G. TOTAL GENERAL PROPERTY TAXES LEVIED ON TAX ROLL (Total of State, County, Special District, Local, School and Technical College Taxes)				418,372.95
SUMMARY OF GENERAL PROPERTY TAXES, STATE TAX CREDITS APPLIED AND NET GENERAL PROPERTY TAXES TO BE COLLECTED				(G6) DEPARTMENT OF REVENUE USE ONLY
	(1)	(2)	(3)	
	REAL ESTATE ROLL	PERSONAL PROPERTY ROLL	TOTAL (TOTAL OF COL. 1-2)	
G1	GENERAL PROPERTY TAXES	373,963.60	44,424.28	418,387.88
G2	STATE CREDITS APPLIED(SUBTRACT)	31,497.80	3,741.72	35,239.52
G3	LOTTERY CREDIT PRECERTIFIED			(G-1) 418,387.88
G4	NET GENERAL PROPERTY TAXES TO BE COLLECTED	342,465.80	40,682.56	(G) 418,372.95
G5	<b>UNDER/OVER RUN</b>			14.93

H.	MUST REPORT DETAIL ON REVERSE SIDE	FOR THE MUNICIPALITY	MUNICIPALITY AS AGENT FOR ENTERPRISE/UTILITY	OTHER	Include line G-5 in line T total
	SPECIAL ASSESSMENTS AND SPECIAL CHARGES	351.00			<b>351.00</b>

J.	OMITTED PROPERTY TAXES (NET TAXES LEVIED ON PROPERTY OMITTED FROM TAXATION IN PREVIOUS YEARS)	
K.	S. 70.43 CORRECTIONS (NET TAXES DUE OR REFUNDED - USE BRACKETS ( ) TO DENOTE MINUS AMOUNT)	
M.	P.F. CROP TAXES Reg Acs @ 10-\$ + Reg Acs @ 83-\$ + Reg Acs @ 20+\$	
N.	MANAGED FOREST LANDS Number of Acres @ .74+\$ + Number of Acres @ 1.74+\$	
O.	2. COAL (Sec 70.42) Number of Tons=(a) .05per Ton + Number of Tons=(b) @.07per Ton	
	3. GRAIN (Sec 70.41) Number of Bushels=(a) @ (.0005) per bushel + Number of Bushels=(b) @ 1/4 mill (.00025) per Bushel	
	4. PETROLEUM REFINERIES (Sec 70.421) Number of Tons = (a) @ .05 per Ton	
	5. IRON ORE CONCENTRATES (SEC 70.40) Number of Tons = (a) @ .05 per Ton	
T.	<b>AGGEGATE AMOUNT OF TAXES(SEC G,H,J,K,L,M,N, AND O ADDED TOGETHER)</b>	<b>418,738.88</b>

**SECTION H - DETAIL SUMMARY**

H	SPECIAL ASSESSMENTS AND SPECIAL CHARGES	1 FOR THE MUNICIPALITY	MUNICIPALITY AS AGENT FOR ENTERPRISE/UTIL	OTHER	TOTAL FOR EACH LINE (Total of columns 1, 2, & 3)
	1. WATER MAIN AND LATERAL INSTALLATIONS				

A	2. SEWER MAIN AND LATERAL INSTALLATIONS				
S	3. STREET IMPROVEMENTS (SIDEWALKS, STORM SEWERS, ETC)				
S	4. STREET LIGHT INSTALLATION				
M	5. GREEN BELTS				
T	6. DRAIN DITCH AND WATERCOURSES (SS. 88.42 AND 88.43)				
S	10. OTHER See Attachment				
	10.				
	10.				
C	11. WEEDS, TREE REMOVAL				
H	12. SNOW REMOVAL				
G	13. REFUSE AND GARBAGE COLL.				
S	14. GRADING, GRAVEL, CULVERT				
	14. FENCING				
	14. FIRE				
	14. RECYCLING				
	14. OTHER		351.00		351.00
	15. DELINQUENT UTILITY CHGS				
	<b>TOTAL FOR LINE H (FRONT OF FORM)</b>		<b>\$351.00</b>		<b>351.00</b>

P.2, SEC H #14 - ENTERPRISE  
AS AGENT

P.2, SEC H #14 (COL 1. FOR MUNICIPALITY)

Total

GARBAGE CART FEE  
LEAD ABATEMENT  
LOTTERY CREDIT PENALTY  
BUILDING NUISANCE  
SPECIAL PRIV. FEE  
COVERED OPENIGS  
RAZE CONDEMNED BLDGS  
DPW MISC OR RE-ASSMT  
BUILDING INSP MISC.  
FIRE INSPECTION FEES 351.00  
HEALTH NUISANCE  
DELINQUENT CITY SERVICES  
POLICE BOARDUP  
GARBAGE COLLECTION FEE  
UNKNOWN MISC

351.00

351.00

P.2, SEC H #14 (COL 3 - OTHER)  
DOR PENALTIES  
MFG.  
P.P  
LOTTERY

P.2, SEC H #10 (COL 1. FOR MUNICIPALITY)

KLINE LAW  
MISC



**TAX ROLL CERTIFICATE FOR TAXES LEVIED 2005, COLLECTABLE 2006 [S. 70.65(3)]**

I, Mary P. Reavey, Assessment Commissioner of the City of Milwaukee, Waukesha County certify that the information and taxes to be collected as summarized below are contained in this tax roll and are correct to the best of my knowledge.

1.	NET GENERAL PROPERTY TAXES	\$383,133.43
2.	STATE TAX CREDITS APPLIED TO TAX ROLL	35,239.52
3.	STATE LOTTERY CREDIT APPLIED TO TAX ROLL	
4.	SUBTOTAL - GROSS GENERAL PROPERTY TAXES (Must Agree With Line G on the Statement of Taxes)	\$418,372.95
5.	SPECIAL ASSESSMENTS	
6.	SPECIAL CHARGES	351.00
7.	DELINQUENT UTILITY CHARGES	
8.	SPECIAL TAXES	
9.	OCCUPATIONAL TAXES	
10.	OMITTED PROPERTY TAXES	
11.	S.70.43 ASSessor's CORRECTIONS - TAX ADJUSTMENTS	
12.	OVER/UNDER RUN	14.93
	<b>TOTAL TAXES LEVIED ON THIS TAX ROLL</b> (Must Agree With Line T on the Statement of Taxes)	<b>\$418,738.88</b>

**ABSTRACT OF 2006 TAX ROLL  
Milwaukee, Wisconsin  
December 2006**

<b>ASSESSED VALUES</b>	<b>WASHINGTON COUNTY</b>	<b>WAUKES HA COUNTY</b>	<b>MILWAUKEE COUNTY</b>
Land	\$97,400	\$2,106,700	\$3,706,355,000
Improvements	\$794,000	\$14,062,600	\$23,726,635,651
Personal Property	\$14,300	\$1,920,800	\$902,965,390
<b>Total</b>	<b>\$905,700</b>	<b>\$18,090,100</b>	<b>\$28,335,956,041</b>
<b>COMBINED</b>			
Land		\$3,708,559,100	
Improvements		\$23,741,492,251	
Total Real Estate		\$27,450,051,351	
Personal Property		\$904,900,490	
<b>Grand Total</b>		<b>\$28,354,951,841</b>	

<b>TAX RATES PER \$100.0 *</b>			
<b>TAXING UNIT</b>	<b>WASHINGTON COUNTY</b>	<b>WAUKES HA COUNTY</b>	<b>MILWAUKEE COUNTY</b>
City	7.938	7.938	7.994
School	7.984	9.816	8.040
MATC	1.874	1.874	1.887
MMSD	1.377	1.377	1.386
State	0.186	0.186	0.187
County	<u>3.179</u>	<u>1.937</u>	<u>4.184</u>
<b>Total</b>	<b>\$22.537</b>	<b>\$23.127</b>	<b>\$23.680</b>
* Gross -includes allowable TID levy - Rate totals are rounded			

<b>TAX LEVY</b>			
	<b>WASHINGTON COUNTY</b>	<b>WAUKES HA COUNTY</b>	<b>MILWAUKEE COUNTY</b>
County & State Charges	\$3,047.66	\$38,403.86	\$120,414,490.79
City of Milwaukee	7,189.35	143,598.83	219,928,159.82
Milwaukee School Board	7,230.98		221,201,694.02
Menomonee Falls School Bd.		\$177,564.00	
MATC/Technical Colleges	\$1,697.00	\$33,901.00	51,920,135.00
Milwaukee Sewer District	<u>\$1,246.90</u>	<u>\$24,905.26</u>	38,143,539.84
TID 1 - 50			<u>19,381,213.50</u>
<b>Total</b>	<b>\$20,411.89</b>	<b>\$418,372.95</b>	<b>\$670,989,232.97</b>
<b>Milwaukee - All Counties</b>	<b>TOTAL LEVY</b>	<b>TOTAL YIELD</b>	<b>OVER RUN</b>
	\$671,428,017.81	\$671,463,601.30	\$584,216.00

**ABSTRACT OF 2006 TAX ROLL  
Milwaukee, Wisconsin  
December 2006**

**TOTAL COLLECTIONS**

<b>Specials</b>	\$25,817,708.59
<b>Kline</b>	
<b>WDR Penalty PP</b>	
<b>Total R.E. &amp; P.P.</b>	\$697,281,309.89
<b>Occup ational</b>	<u>5,333.53</u>
<b>Grand Total</b>	\$697,286,643.42

**OVERRUN**

<b>Omitted</b>	<b>Regul ar</b>	<b>Total</b>
\$548,632.51	\$35,583.49	\$584,216.00

**CREDIT DISTRIBUTION**

**Washington County**

<b>General Government Credit</b>	\$0.00
<b>School Credit</b>	\$1,569.07
<b>Total Available for Distribution</b>	\$1,569.07
<b>Cr edit Distributed</b>	<u>\$1,568.67</u>
<b>Under(-) &amp; Over(+) Distribution</b>	-\$0.40

**Waukesha County**

<b>General Government Credit</b>	\$0.00
<b>School Credit</b>	\$35,244.21
<b>Total Available for Distribution</b>	\$35,244.21
<b>Cr edit Distributed</b>	<u>\$35,239.52</u>
<b>Under(-) &amp; Over(+) Distribution</b>	-\$4.69

**Milwaukee County**

<b>Gene ral Government</b>	\$0.00
<b>School Credit</b>	\$35,786,792.30
<b>Su b Total</b>	\$35,786,792.30
<b>Unused Prior Credit</b>	\$62,347.56
<b>Total Available for Distribution</b>	\$35,849,139.86
<b>Cr edit Distributed</b>	<u>\$35,845,036.88</u>
<b>Under(-) &amp; Over(+) Distribution</b>	-\$4,102.98

<b>Total available for distribution</b>	\$35,885,953.14
<b>Total credits di stributed</b>	<u>\$35,881,845.07</u>
<b>Total Unde r(-) &amp; Ov er(+) Distribution</b>	-\$4,108.07

**SUMMARY OF FULLY EXEMPT PROPERTY - CITY OF MILWAUKEE**

EXEMPT TYPE/CODE	NUMBER	EXEMPT VALUE	% of TOTAL * CITY VALUE	% of EXEMPT TYPE	% of TOTAL EXEMPT
<b>RELIGIOUS INSTITUTIONS [70.11]</b>					
010 Traditional Church	642	405,689,960	1.512%	85.38%	10.273%
011 Store-Front Church	4	990,400	0.004%	0.21%	0.025%
020 Parsonage/Housing	93	12,698,200	0.047%	2.67%	0.322%
030 School	30	27,415,000	0.102%	5.77%	0.694%
040 Miscellaneous	65	14,835,000	0.055%	3.12%	0.376%
050 Convents/Sisters	29	13,174,300	0.049%	2.77%	0.334%
080 Parking	1	330,000	0.001%	0.07%	0.008%
<b>TOTAL RELIGIOUS INSTITUTIONS [70.11]</b>	<b>864</b>	<b>475,132,860</b>	<b>1.676%</b>	<b>100.00 %</b>	<b>12.032%</b>
<b>EDUCATIONAL INSTITUTION [70.11(4)]</b>					
100 Educantional Institutions	50	41,325,000	0.154%	92.46%	1.046%
101 Educantional Association	2	11,600	0.000%	0.03%	0.000%
110 Non-profit Day Care	10	2,744,000	0.010%	6.14%	0.069%
111 Benevolent Association	1	508,000	0.002%	1.14%	0.013%
113 Misc. Educantional Association	1	107,000	0.000%	0.24%	0.003%
<b>TOTAL EDUCATIONAL INSTITUTION [70.11(4)]</b>	<b>64</b>	<b>44,695,600</b>	<b>0.158%</b>	<b>100.00 %</b>	<b>1.132%</b>
<b>COLLEGES AND UNIVERSITIES [70.11(3)]</b>					
090 Colleges and Universities	100	444,822,020	1.658%	100.00%	11.264%
<b>TOTAL COLLEGES AND UNIVERSITIES [70.11(3)]</b>	<b>100</b>	<b>444,822,020</b>	<b>1.569%</b>	<b>100.00 %</b>	<b>11.264%</b>
<b>CEMETERIES [70.11(13)]</b>					
130 Cemeteries	34	29,991,330	0.112%	100.00%	0.759%
<b>TOTAL CEMETERIES [70.11(13)]</b>	<b>34</b>	<b>29,991,330</b>	<b>0.106%</b>	<b>100.00 %</b>	<b>0.759%</b>
<b>MEMORIALS [70.11(9)]</b>					
170 Memorials	1	582,700	0.002%	100.00%	0.015%
<b>TOTAL MEMORIALS [70.11(9)]</b>	<b>1</b>	<b>582,700</b>	<b>0.002%</b>	<b>100.00 %</b>	<b>0.015%</b>
<b>BENEVOLENT ASSOCIATIONS [70.11(4)]</b>					
160 Fraternal/Veterans Organization	18	7,869,100	0.029%	2.37%	0.199%
180 Community Redevelopment Groups	8	2,036,800	0.008%	0.61%	0.052%
190 Low Income/Disabled Housing	53	44,632,810	0.166%	13.45%	1.130%
210 Childrens Homes	3	268,600	0.001%	0.08%	0.007%
220 Nursing Homes/Homes For The Aged	43	103,710,400	0.387%	31.25%	2.626%
221 Retirement Homes/Homes For The Aged	1	1,374,000	0.005%	0.41%	0.035%
223 Transitional Living	1	86,800	0.000%	0.03%	0.002%
230 Boys'/Girls' Clubs/YMCA&YWCA	58	38,915,150	0.145%	11.73%	0.985%
250 Group Homes	69	31,556,860	0.118%	9.51%	0.799%
260 Misc. Benevolent	70	98,570,390	0.367%	29.70%	2.496%
270 Women's Clubs	4	976,500	0.004%	0.29%	0.025%
271 Historical Societies	3	1,865,600	0.007%	0.56%	0.047%
<b>TOTAL BENEVOLENT ASSOCIATIONS [70.11(4)]</b>	<b>331</b>	<b>331,863,010</b>	<b>1.170%</b>	<b>100.00 %</b>	<b>8.404%</b>
<b>NON PROFIT HOSPITALS [70.11(4M)]</b>					
200 Non-Profit Hospitalis	35	190,439,120	0.710%	100.00%	4.822%
<b>TOTAL NON_PROFIT HOSPITALS [70.11(4M)]</b>	<b>35</b>	<b>190,439,120</b>	<b>0.672%</b>	<b>100.00 %</b>	<b>4.822%</b>

\* Total Assessable Value

\$28,354,951,841

**SUMMARY OF FULLY EXEMPT PROPERTY - CITY OF MILWAUKEE**

EXEMPT TYPE/CODE	NUMBER	EXEMPT VALUE	% of TOTAL * CITY VALUE	% of EXEMPT TYPE	% of TOTAL EXEMPT
<b>LABOR TEMPLES [70.11(16)]</b>					
280 Labor Temples	25	7,352,200	0.027%	100.00%	0.186%
<b>TOTAL LABOR TEMPLES [70.11(16)]</b>	<b>25</b>	<b>7,352,200</b>	<b>0.026%</b>	<b>100.00 %</b>	<b>0.186%</b>
<b>REHABILITATION PROPERTY [70.11(4G)]</b>					
181 Rehabilitation Property	29	1,581,600	0.006%	100.00%	0.040%
<b>TOTAL REHABILITATION PROPERTY [70.11(4G)]</b>	<b>29</b>	<b>1,581,600</b>	<b>0.006%</b>	<b>100.00 %</b>	<b>0.040%</b>
<b>SALVATION ARMY [70.11(12)]</b>					
240 Salvation Army	33	19,755,270	0.074%	100.00%	0.500%
<b>TOTAL SALVATION ARMY [70.11(12)]</b>	<b>33</b>	<b>19,755,270</b>	<b>0.070%</b>	<b>100.00 %</b>	<b>0.500%</b>
<b>PROPERTY HELD IN PUBLIC TRUST [70.11(20)]</b>					
245 Property Held In Public Interest	3	341,400	0.001%	100.00%	0.009%
<b>TOTAL PROPERTY HELD IN PUBLIC TRUST [70.11(20)]</b>	<b>3</b>	<b>341,400</b>	<b>0.001%</b>	<b>100.00 %</b>	<b>0.009%</b>
<b>SPORTS &amp; ENTERTAINMENT FACILITIES [70.11(31)]</b>					
405 Amateur Sports & Intertainment	1	540,000	0.002%	100.00%	0.014%
<b>TOTAL SPORTS &amp; ENTERTAINMENT FACILITIES [70.11(31)]</b>	<b>1</b>	<b>540,000</b>	<b>0.002%</b>	<b>100.00 %</b>	<b>0.014%</b>
<b>NON-PROFIT THEATRES [70.11(29)]</b>					
407 Non-Profit Theatres	1	2,018,000	0.008%	100.00%	0.051%
<b>TOTAL NON-PROFIT THEATRES [70.11(29)]</b>	<b>1</b>	<b>2,018,000</b>	<b>0.007%</b>	<b>100.00 %</b>	<b>0.051%</b>
<b>WASTE TREATMENT [70.11(21)]</b>					
171 Waste Treatment Facility	1	25,000	0.000%	100.00%	0.001%
<b>TOTAL WASTE TREATMENT [70.11(21)]</b>	<b>1</b>	<b>25,000</b>	<b>0.000%</b>	<b>100.00 %</b>	<b>0.001%</b>
<b>UNITED STATES GOVERNMENT</b>					
310 General	18	68,015,600	0.254%	92.27%	1.722%
320 Indian Reservations	6	5,694,550	0.021%	7.73%	0.144%
<b>TOTAL UNITED STATES GOVERNMENT</b>	<b>24</b>	<b>73,710,150</b>	<b>0.260%</b>	<b>100.00 %</b>	<b>1.867%</b>
<b>PROPERTY OF THE STATE [70.11(1)]</b>					
330 University of Wisconsin	30	192,528,600	0.718%	81.32%	4.875%
340 General	45	30,655,950	0.114%	12.95%	0.776%
350 Department of Veterans Affairs	1	1,462,500	0.005%	0.62%	0.037%
360 Highways	130	12,095,400	0.045%	5.11%	0.306%
<b>TOTAL PROPERTY OF THE STATE [70.11(1)]</b>	<b>206</b>	<b>236,742,450</b>	<b>0.835%</b>	<b>100.00 %</b>	<b>5.995%</b>
<b>MILWAUKEE COUNTY [70.11(2)]</b>					
390 Milwaukee County General	71	162,011,320	0.604%	26.64%	4.103%
400 X-Way(trust for Wisconsin)	264	36,863,520	0.137%	6.06%	0.933%
402 Metro Sewer	131	9,759,820	0.036%	1.60%	0.247%
410 Airport	23	110,438,450	0.412%	18.16%	2.797%
420 County Parks	280	282,691,210	1.054%	46.49%	7.159%
430 Tax Deed & Welfare	1	3,555,000	0.013%	0.58%	0.090%
440 County Highway	15	2,792,100	0.010%	0.46%	0.071%
<b>TOTAL MILWAUKEE COUNTY [70.11(2)]</b>	<b>785</b>	<b>608,111,420</b>	<b>2.145%</b>	<b>100.00 %</b>	<b>15.399%</b>

\* Total Assessable Value

\$28,354,951,841

**SUMMARY OF FULLY EXEMPT PROPERTY - CITY OF MILWAUKEE**

EXEMPT TYPE/CODE	NUMBER	EXEMPT VALUE	% of TOTAL * CITY VALUE	% of EXEMPT TYPE	% of TOTAL EXEMPT
<b><u>MUNICIPAL PROPERTY [70.11(2)]</u></b>					
480 City General/Drainage/Creeks/Parks	421	192,472,640	0.717%	14.33%	4.874%
490 Redevelopment (RACM)	371	60,963,470	0.227%	4.54%	1.544%
500 Housing Authority (HACM)	536	118,514,090	0.442%	8.83%	3.001%
510 Vacant Land/Parking	56	23,570,000	0.088%	1.76%	0.597%
520 Playground/Tot Lot/Green Spot	86	13,138,620	0.049%	0.98%	0.333%
530 Tax Deed	2,430	15,815,075	0.059%	1.18%	0.400%
540 Land Bank	23	16,839,100	0.063%	1.25%	0.426%
550 City Vocational Schools	15	72,280,980	0.269%	5.38%	1.830%
570 Wisconsin Center District	3	70,078,500	0.261%	5.22%	1.775%
571 Misc. Municipal Property	1	274,000	0.001%	0.02%	0.007%
630 City Sewer Disposal	4	53,668,800	0.200%	4.00%	1.359%
660 City Water Works	12	69,907,300	0.261%	5.21%	1.770%
720 City Fire Department	31	8,479,530	0.032%	0.63%	0.215%
750 Public Schools, School Sites	187	626,700,740	2.336%	46.67%	15.870%
<b>TOTAL MUNICIPAL PROPERTY [70.11(2)]</b>	<b>4,176</b>	<b>1,342,702,845</b>	<b>4.735%</b>	<b>100.00 %</b>	<b>34.001%</b>
<b><u>RAILROADS [70.112(4)]</u></b>					
780 Soo Line	132	12,244,760	0.046%	46.03%	0.310%
790 Northwestern	84	11,540,650	0.043%	43.38%	0.292%
800 Misc. Railroads	31	2,431,600	0.009%	9.14%	0.062%
810 CMC Real Estate	5	384,400	0.001%	1.45%	0.010%
<b>TOTAL RAILROADS [70.112(4)]</b>	<b>252</b>	<b>26,601,410</b>	<b>0.094%</b>	<b>100.00 %</b>	<b>0.674%</b>
<b><u>UTILITIES [70.112(4)]</u></b>					
830 Gas	7	558,330	0.002%	0.52%	0.014%
840 Electric	112	67,326,450	0.251%	62.11%	1.705%
850 Telephone	37	36,722,730	0.137%	33.88%	0.930%
860 Pipelines	2	3,420,000	0.013%	3.16%	0.087%
900 Streets, Alleys, Ped Ways	39	367,750	0.001%	0.34%	0.009%
<b>TOTAL UTILITIES [70.112(4)]</b>	<b>197</b>	<b>108,395,260</b>	<b>0.382%</b>	<b>100.00 %</b>	<b>2.745%</b>
<b><u>OTHER MUNICIPALITIES</u></b>					
560 Other Municipalities	5	3,573,200	0.013%	100.00%	0.090%
<b>TOTAL OTHER MUNICIPALITIES</b>	<b>5</b>	<b>3,573,200</b>	<b>0.013%</b>	<b>100.00 %</b>	<b>0.090%</b>
<b>TOTAL EXEMPTIONS</b>	<b>7,167</b>	<b>3,948,976,845</b>	<b>13.93%</b>	<b>100.00 %</b>	<b>100.00%</b>

\* Total Assessable Value

\$28,354,951,841

**SUMMARY OF NEW FULLY EXEMPT PROPERTY - CITY OF MILWAUKEE**

EXEMPT TYPE/CODE	NUMBER	EXEMPT VALUE	% of TOTAL * CITY VALUE	% of EXEMPT TYPE	% of NEW TOTAL EXEMPT VALUE
<b>RELIGIOUS INSTITUTIONS [70.11]</b>					
010 Traditional Church	12	3,231,800	0.012%	48.89%	10.863%
011 Store-Front Church	1	645,500	0.002%	9.76%	2.170%
020 Parsonage/Housing	1	53,800	0.000%	0.81%	0.181%
030 School	1	2,500,000	0.009%	37.82%	8.403%
040 Miscellaneous	2	43,400	0.000%	0.66%	0.146%
050 Convents/Sisters	1	135,900	0.001%	2.06%	0.457%
<b>TOTAL RELIGIOUS INSTITUTIONS [70.11]</b>	<b>18</b>	<b>6,610,400</b>	<b>0.023%</b>	<b>100.00 %</b>	<b>22.219%</b>
<b>EDUCATIONAL INSTITUTION [70.11(4)]</b>					
100 Educantional Institutions	4	5,485,500	0.020%	100.00%	18.438%
<b>TOTAL EDUCATIONAL INSTITUTION [70.11(4)]</b>	<b>4</b>	<b>5,485,500</b>	<b>0.019%</b>	<b>100.00 %</b>	<b>18.438%</b>
<b>COLLEGES AND UNIVERSITIES [70.11(3)]</b>					
090 Colleges and Universities	1	2,252,000	0.008%	100.00%	7.569%
<b>TOTAL COLLEGES AND UNIVERSITIES [70.11(3)]</b>	<b>1</b>	<b>2,252,000</b>	<b>0.008%</b>	<b>100.00 %</b>	<b>7.569%</b>
<b>BENEVOLENT ASSOCIATIONS [70.11(4)]</b>					
180 Community Redevelopment Groups	1	812,400	0.003%	15.93%	2.731%
221 Retirement Homes/Homes For The Aged	1	1,374,000	0.005%	26.94%	4.618%
250 Group Homes	1	244,100	0.001%	4.79%	0.820%
260 Misc. Benevolent	3	2,303,500	0.009%	45.17%	7.743%
271 Historical Societies	2	365,600	0.001%	7.17%	1.229%
<b>TOTAL BENEVOLENT ASSOCIATIONS [70.11(4)]</b>	<b>8</b>	<b>5,099,600</b>	<b>0.018%</b>	<b>100.00 %</b>	<b>17.141%</b>
<b>NON PROFIT HOSPITALS [70.11(4M)]</b>					
200 Non-Profit Hospitals	2	472,700	0.002%	100.00%	1.589%
<b>TOTAL NON_PROFIT HOSPITALS [70.11(4M)]</b>	<b>2</b>	<b>472,700</b>	<b>0.002%</b>	<b>100.00 %</b>	<b>1.589%</b>
<b>REHABILITATION PROPERTY [70.11(4G)]</b>					
181 Rehabilitation Property	15	1,318,600	0.005%	100.00%	4.432%
<b>TOTAL REHABILITATION PROPERTY [70.11(4G)]</b>	<b>15</b>	<b>1,318,600</b>	<b>0.005%</b>	<b>100.00 %</b>	<b>4.432%</b>
<b>UNITED STATES GOVERNMENT</b>					
310 General	1	47,300	0.000%	100.00%	0.159%
<b>TOTAL UNITED STATES GOVERNMENT</b>	<b>1</b>	<b>47,300</b>	<b>0.000%</b>	<b>100.00 %</b>	<b>0.159%</b>
<b>PROPERTY OF THE STATE [70.11(1)]</b>					
360 Highways	6	1,249,300	0.005%	100.00%	4.199%
<b>TOTAL PROPERTY OF THE STATE [70.11(1)]</b>	<b>6</b>	<b>1,249,300</b>	<b>0.004%</b>	<b>100.00 %</b>	<b>4.199%</b>
<b>MILWAUKEE COUNTY [70.11(2)]</b>					
402 Metro Sewer	4	935,000	0.003%	100.00%	3.143%
<b>TOTAL MILWAUKEE COUNTY [70.11(2)]</b>	<b>4</b>	<b>935,000</b>	<b>0.003%</b>	<b>100.00 %</b>	<b>3.143%</b>

\* Total Assessable Value

\$28,354,951,841

**SUMMARY OF NEW FULLY EXEMPT PROPERTY - CITY OF MILWAUKEE**

<b>EXEMPT TYPE/CODE</b>	<b>NUMBER</b>	<b>EXEMPT VALUE</b>	<b>% of TOTAL * CITY VALUE</b>	<b>% of EXEMPT TYPE</b>	<b>% of NEW TOTAL EXEMPT VALUE</b>
<b><u>MUNICIPAL PROPERTY [70.11(2)]</u></b>					
490    Redevelopment (RACM)	2	939,700	0.004%	14.96%	3.159%
500    Housing Authority (HACM)	3	242,100	0.001%	3.85%	0.814%
530    Tax Deed	191	5,098,800	0.019%	81.18%	17.138%
<b>TOTAL    MUNICIPAL PROPERTY [70.11(2)]</b>	<b>196</b>	<b>6,280,600</b>	<b>0.022%</b>	<b>100.00 %</b>	<b>21.111%</b>
<b>TOTAL EXEMPTIONS</b>	<b>255</b>	<b>29,751,000</b>	<b>0.10%</b>	<b>100.00 %</b>	<b>100.00%</b>

\* Total Assessable Value

\$28,354,951,841

## GLOSSARY

**Assessed Value:** An estimate of value assigned to taxable property by the assessor for purposes of property taxation. State law requires all assessments to be at 100% of market value. Assessed values most closely reflect market value following a revaluation. In non-revaluation years, assessments typically reflect a fraction of market value due to the changing real estate market.

**Assessed Value Tax Rate:** See tax rate.

**Assessment Ratio:** The relationship between the assessed value and equalized value of all taxable property within a municipality. For example, if the assessed value of all the taxable property in the City is \$13,900,000,000 and the equalized value is \$14,000,000,000 the assessment level would be 98.6%.

$$\text{Assessment Ratio} = \frac{\text{Assessed Value}}{\text{Equalized Value}}$$

**Classification:** Property is both classified and assessed in different manners. Property is classified as either real property or personal property. Real property is comprised of residential, commercial, and manufacturing property. Residential and Commercial property is assessed by the local assessor. The State assesses manufacturing property.

**Commercial Class:** The commercial class consists of properties where the predominant use is the selling of merchandise or a service. Apartment buildings of four or more units and office buildings are included in this class. This class also includes vacant land where the most likely use would be for commercial purposes. Commercial property represents about 30% of the total assessed value of the city.

Within the commercial class of property there are three sub-classes:

**Local Commercial** - this property consists of smaller commercial property throughout the city where values are strongly determined by the property location. Examples include storefront properties and taverns. Local commercial property represents about 6% of the total assessed value of the city.

**Special Commercial** - this property consists of special property types whose function dictates the use of similar appraisal techniques. Examples include hotels, motels, funeral homes, fast food franchises, downtown office buildings, shopping centers, service stations, and so on. Special commercial property represents about 14% of the total assessed value of the city.

**Apartments** - this includes all apartment buildings with four or more units. Apartments comprise about 10% of the total assessed value of the city.

**Condominiums:** See residential class of property.

**Equalized Value:** The full market value of all taxable property in a municipality, both real and personal. The equalized value is determined by the Department of Revenue each year.

**Equalized Value Tax Rate:** See tax rate.

**Exemptions:** Exemptions are properties that are exempt from local taxation by state law.

**Full Value:** For all practical purposes, the same as equalized value. It represents the current market value of all taxable property within the boundaries of municipality or a district, such as a school district or tax incremental district.

**Local Commercial Property:** See commercial class.

**Market Value:** The amount a typical, well-informed purchaser would be willing to pay for a property. For a sale to represent market value, the seller must be willing (but not under pressure) to sell and the buyer must be willing (but not under any obligation) to buy. The property must be on the market for a reasonable length of time, the payment must be in cash or its equivalent, and the financing must be typical for that type of property.

**Manufacturing Class:** Manufacturing property consists of all property used for manufacturing, assembling, processing, fabricating, making or milling tangible personal property for profit. It also includes

establishments engaged in assembling component parts of manufactured products. All manufacturing property is assessed by the Wisconsin Department of Revenue. Manufacturing real property represents 3% of the total assessed value of the city.

**Mean Value:** The average value. It is determined by dividing the total value by the number of properties.

**Median Value:** The value of the property located at the midpoint of all property values when arranged in order according to size. It is a positional average and is not affected by extreme values.

**Personal Property Class:** Personal property as described in S. 70.04, Stats., includes all goods, wares, merchandise, chattels, and effects of any nature or description, having any real or marketable value, and not included in the term "real property." The subclasses of personal property include: boats and watercraft; machinery, tools, and patterns; furniture, fixtures, and equipment; all other personal property.

**Locally assessed personal property** basically includes all personal property used by business. It does not include inventories. Locally assessed (non-manufacturing) personal property represents about 6% of the total assessed value of the city.

**Manufacturing personal property** is assessed by the Wisconsin Department of Revenue. It represents about 3% of the total assessed value of the city.

**Residential Class:** The residential class of property includes all property where the predominant use is for living purposes. It also includes vacant land where the most likely use would be residential development. Apartment buildings of four or more units, hotels, motels, and resorts are classified as commercial property. The residential class represents roughly 64% of the total assessed value of the city. Within the residential class of property, there are two sub-classes:

**Residential** - single family, two-family, and three family dwellings. This property represents about 59% of the total city value.

**Condominiums** - these residential units comprise about 5% of the total city value.

**Revaluation:** Estimating the current market value of all taxable property for purposes of a new assessment. A revaluation is performed to assure each property is assessed at market value and pays only its fair share of taxes.

**Special Commercial Property:** See commercial class.

**Uniformity:** The State Constitution demands that all property within the municipality is taxed at the same tax rate. State law demands that the valuation be based on market value.

**Tax Base:** The total assessed value of all assessments in the municipality that are subject to local property taxes.

**Taxing Bodies:** The following taxing bodies determine the total tax levy for property located in the City of Milwaukee. Milwaukee Public Schools, City of Milwaukee, Milwaukee County, Waukesha County, Washington County, MMSD, MATC, State of Wisconsin (for reforestation).

**Tax Levy:** The total amount of property tax money that a taxing unit (such as the schools, city, county, etc.) needs to raise to provide services.

**Tax Rate:** The tax levy (as determined by the taxing bodies) divided by the tax base. It is often expressed in terms of dollars per thousand. The tax rate is multiplied by the assessed value to determine the amount of tax that each property must pay.

Because Milwaukee extends into Washington and Waukesha Counties, those parcels that are not in Milwaukee County often have tax rates that are slightly different than properties in the City of Milwaukee, Milwaukee County. This is because properties in Waukesha County pay the County tax levied by Waukesha County, properties in Washington County pay the tax levied by Washington County, and so on.

$$\text{Tax Rate} = \frac{\text{Total Tax Levy}}{\text{Tax Base}}$$

**Assessed Value Tax Rate** is the tax levy divided by the assessed value (base) and is utilized for comparing tax bills within a community and for comparing particular property's tax bills over time.

**Equalized Value Tax Rate** is the tax levy divided by the equalized value (base) and is used for comparing tax rates between different communities and for determining the tax rates applied to overlapping jurisdictions such as Milwaukee County.

Assessed value rates and equalized value rates may differ slightly depending on whether the tax incremental values are included in the tax base or excluded.

**Tax Incremental District (TID):** A contiguous geographic area within a city defined and created by resolution of the local legislative body.

Procedures described in s. 66.46, Stats., must be followed in creating a tax incremental district. The procedures include holding public hearings, adopting a

project plan, getting approval, and fathering any information necessary to establish the tax incremental district (TID).

**Tax Incremental Financing:** A method of splitting the cost of public works in certain areas (tax increment districts) with the other taxing bodies that will benefit from an increase in the tax base. Basically, it works as follows: Any increase in value in the TID above the base value (the value at the time the TID is formed) is not included in determining the tax rate; however, the tax rate is applied to all taxable property in the TID. The additional revenue generated (the tax increment) is used by the municipality to help pay for the public works that stimulated the increase in the value in the TID. This process continues until either the public works are paid for, the legislative body terminates the TID, or 23 years has elapsed.

**TID:** Tax Incremental District (see above).