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KEN BAIRD
KINGS COUNTY
ASSESSOR, CLERK/RECORDER

FOR IMMEDIATE RELEASE

KINGS COUNTY 2007-2008 ASSESSMENT ROLL COMPLETED

- Ken Baird, Kings County Assessor, announced the completion of the 2007-2008 Assessment Roll.
- The Kings County Assessment roll rose to \$7,817,731,713 for the assessment year that runs from January 1 through December 31, 2006.
- The Assessment roll increased by 12.5% across Kings County adding \$870,654,155 over last year's assessed values. The most significant influence driving the increases over the past three years has been a very strong market in single family residential properties. Like other areas in California, Kings County has experienced the longest sustained real estate boom in thirty years. Good financing conditions and high demand have moved prices significantly higher for virtually all properties that transferred over the past year.
- All Cities within Kings County experienced impressive gains this year. The City of Hanford posted the largest dollar increase with a total assessed value of \$3,089,255,085, the City of Lemoore increased to \$1,552,062,519, the City of Corcoran ended the year at \$368,658,911, and the values for the City of Avenal increased to \$183,864,134. Areas outside city boundaries posted an increase of \$224,284,857 for a total assessed value of \$2,623,891,064.
- The Assessor's office will soon be sending assessment notices to all Kings County property owners. This notice states the value that will be used by the Department of Finance to determine the amount of tax a property owner must pay. Any property owner who believes that the value stated on his or her notice is greater than the current market value of the property should contact the Assessor's Office as soon as possible. Valuation issues can usually be resolved without filing a formal assessment appeal when a property owner notifies the Assessor early.
- On the rare occasion when valuation issues cannot be resolved through an informal process a property owner may wish to file a formal assessment appeal. Applications may be obtained through the Clerk of the Board of Supervisors between July 2, and September 15, 2007. All applications must be filed or postmarked before 5:00 p.m. on the last filing day. Mailed applications must have a U.S. Post Office Postmark dated on or prior to the last day of filing to be considered timely filed. Postage meter postmarks are not acceptable evidence of timely filing.



The numbers presented on this summary represent gross changes to the assessment roll from the previous year. The information is not indicative of revenue to be received by this or other agencies.

CITY COUNTY RECAP ALL KINGS COUNTY

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$1,916,717,328	\$2,209,650,902	\$292,933,574	15.283%
Improvements	\$4,580,766,506	\$5,106,239,479	\$525,472,973	11.471%
Personal Property	\$449,593,724	\$501,841,332	\$52,247,608	11.621%
Total Tangible	\$6,947,077,558	\$7,817,731,713	\$870,654,155	12.533%
 EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$193,251,988	\$195,803,178	\$2,551,190	1.320%
Sub Total (Without Utility Roll)	\$6,753,825,570	\$7,621,928,535	\$868,102,965	12.853%
 EXEMPTIONS - REIMBURSABLE				
Homeowners	\$121,648,668	\$121,244,083	(\$404,585)	-0.333%
Net Total Tangible (Without Utility Roll)	\$6,632,176,902	\$7,500,684,452	\$868,507,550	13.095%



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CITY COUNTY RECAP OUTSIDE CITY BOUNDARIES

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$892,286,483	\$985,524,634	\$93,238,151	10.449%
Improvements	\$1,254,539,126	\$1,357,074,538	\$102,535,412	8.173%
Personal Property	\$252,780,598	\$281,291,892	\$28,511,294	11.279%
Total Tangible	\$2,399,606,207	\$2,623,891,064	\$224,284,857	9.347%
EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$17,567,590	\$17,894,880	\$327,290	1.863%
Sub Total (Without Utility Roll)	\$2,382,038,617	\$2,605,996,184	\$223,957,567	9.402%
EXEMPTIONS - REIMBURSABLE				
Homeowners	\$27,164,968	\$25,665,823	(\$1,499,145)	-5.519%
Net Total Tangible (Without Utility Roll)	\$2,354,873,649	\$2,580,330,361	\$225,456,712	9.574%



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CITY COUNTY RECAP
CITY OF LEMOORE

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$247,067,459	\$279,024,872	\$31,957,413	12.935%
Improvements	\$1,078,231,880	\$1,199,548,403	\$121,316,523	11.251%
Personal Property	\$68,347,521	\$73,489,244	\$5,141,723	7.523%
Total Tangible	\$1,393,646,860	\$1,552,062,519	\$158,415,659	11.367%
EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$38,254,134	\$32,852,241	(\$5,401,893)	-14.121%
Sub Total (Without Utility Roll)	\$1,355,392,726	\$1,519,210,278	\$163,817,552	12.086%
EXEMPTIONS - REIMBURSABLE				
Homeowners	\$23,601,330	\$23,563,550	(\$37,780)	-0.160%
Net Total Tangible (Without Utility Roll)	\$1,331,791,396	\$1,495,646,728	\$163,855,332	12.303%



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CITY COUNTY RECAP CITY OF HANFORD

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$681,613,492	\$804,633,750	\$123,020,258	18.048%
Improvements	\$1,914,176,473	\$2,154,465,236	\$240,288,763	12.553%
Personal Property	\$113,608,980	\$130,156,099	\$16,547,119	14.565%
Total Tangible	\$2,709,398,945	\$3,089,255,085	\$379,856,140	14.020%
 EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$101,511,341	\$108,099,014	\$6,587,673	6.490%
Sub Total (Without Utility Roll)	\$2,607,887,604	\$2,981,156,071	\$373,268,467	14.313%
 EXEMPTIONS - REIMBURSABLE				
Homeowners	\$55,793,963	\$56,024,345	\$230,382	0.413%
Net Total Tangible (Without Utility Roll)	\$2,552,093,641	\$2,925,131,726	\$373,038,085	14.617%



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CITY COUNTY RECAP
CITY OF CORCORAN

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$67,048,911	\$93,050,636	\$26,001,725	38.780%
Improvements	\$215,462,931	\$263,444,867	\$47,981,936	22.269%
Personal Property	\$10,678,455	\$12,163,408	\$1,484,953	13.906%
Total Tangible	\$293,190,297	\$368,658,911	\$75,468,614	25.740%
EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$21,171,550	\$21,724,048	\$552,498	2.610%
Sub Total (Without Utility Roll)	\$272,018,747	\$346,934,863	\$74,916,116	27.541%
EXEMPTIONS - REIMBURSABLE				
Homeowners	\$9,366,629	\$10,356,367	\$989,738	10.567%
Net Total Tangible (Without Utility Roll)	\$262,652,118	\$336,578,496	\$73,926,378	28.146%



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CITY COUNTY RECAP CITY OF AVENAL

	2006-2007	2007-2008	CHANGE	% CHANGE
Land	\$28,700,983	\$47,417,010	\$18,716,027	65.210%
Improvements	\$118,356,096	\$131,706,435	\$13,350,339	11.280%
Personal Property	\$4,178,170	\$4,740,689	\$562,519	13.463%
Total Tangible	<u>\$151,235,249</u>	<u>\$183,864,134</u>	<u>\$32,628,885</u>	<u>21.575%</u>
EXEMPTIONS				
Nonreimbursable: Veteran				
Church-Welfare-Other	\$14,747,373	\$15,232,995	\$485,622	3.293%
Sub Total (Without Utility Roll)	<u>\$136,487,876</u>	<u>\$168,631,139</u>	<u>\$32,143,263</u>	<u>23.550%</u>
EXEMPTIONS - REIMBURSABLE				
Homeowners	\$5,721,778	\$5,633,998	(\$87,780)	-1.534%
Net Total Tangible (Without Utility Roll)	<u><u>\$130,766,098</u></u>	<u><u>\$162,997,141</u></u>	<u><u>\$32,231,043</u></u>	<u><u>24.648%</u></u>