UTAH PROPERTY TAX
2004 ANNUAL STATISTICAL REPORT

for

Locally Assessed Real Property
Locally Assessed Personal Property
Centrally Assessed Property
Motor Vehicle Fee-In-Lieu of Tax

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This ***Property Tax Division Annual Statistical Report*** provides assessment and property tax collection data for tax year **2004.**

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OVERVIEW

Property Value

With the exception of some state-assessed properties, county assessors value all taxable real property, personal property and motor vehicles which collectively are referred to as locally assessed property. The Property Tax Division of the State Tax Commission values utilities, mines and railroads, which are referred to collectively as centrally assessed property.

All taxable property in Utah is valued at 100 percent of its fair market value, based upon its location and status as of January 1st of each year.

Fair market value less any exemptions equals taxable value.[1] Taxable value is the value against which the tax rate is applied to compute taxes charged.

Currently, primary residential properties receive a 45% exemption.[2] Primary residential property is any dwelling used as a person's primary residence, including condominiums, apartments and rental property, and includes up to one acre of land. The taxable value of all other properties, except some farmland,[3] is 100% of fair market value.

Utah motor vehicles are charged a fee-in-lieu of property taxes which is identified throughout this report as "fee-in-lieu."

This Report deals with taxable value. The relationship of taxable value to fair market value is illustrated in the table below.

	FMV	Taxable Value
Primary Residential	100%	55%
All Other Locally Assessed Real Property (except FAA)	100%	100%
Personal Property (except Mobil Homes as Prim. Res.)	100%	100%
Personal Property (Mobile Homes as Prim. Res.)	100%	55%
Centrally Assessed Property	100%	100%
Motor Vehicle Age Based and Value Based Fee-in-Lieu[4]	100%	100%
FAA (Farmland Assessment Act	100%	Varies based on production value

[1]Taxable value is always expressed as a percentage of fair market value (e.g. fmv x.55). Fair market value is the most probable sale price of a property in terms of money in a competitive and open market.

[2]See Utah Code Annotated Section 59-2-103.

[3]See Utah Code Annotated Section 59-2-501 through 515.

[4]Age based fees are not based on market value. Numbers in this report are converted to an estimated market value.
This value per Administrative Rule R884-24P-60(m), is calculated by dividing aged based revenues by 1.5%

Property Taxes

Tax rates are expressed as a percentage of taxable value. Rates are set under a statutory process known as "Truth inTaxation,"[5] which requires public notice and hearings in the event a taxing entity plans to increase its property tax revenues above the previous year's revenue, exclusive of revenue from new growth.

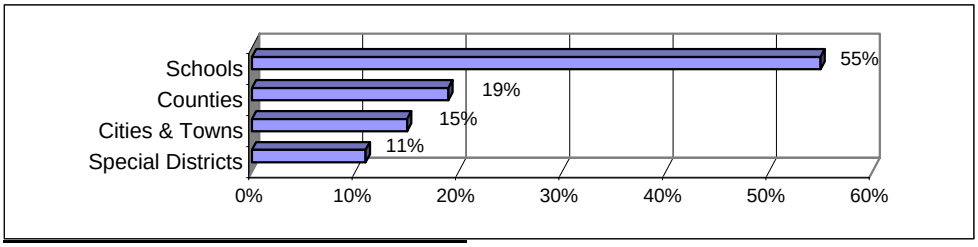
The following table summarizes statewide taxable value and statewide market value by class of property.

	Value			
Class of Property	**Taxable Value**	**%**	**Market Value**	**%**
Primary Residential	60,635,462,669	44.6%	110,246,295,762	59.4%
Commercial	25,204,539,225	18.6%	25,204,539,225	13.6%
Other Real	15,622,104,219	11.5%	15,622,104,219	8.4%
Personal	8,027,014,353	5.9%	8,209,642,321	4.4%
Fee-in-Lieu	12,616,364,086	9.3%	12,616,364,086	6.8%
Natural Resources	4,211,778,705	3.1%	4,211,778,705	2.3%
Utilities	9,509,472,931	7.0%	9,509,472,931	5.1%
Statewide	135,826,736,188	100.0%	185,620,197,249	100.0%

The following table summarizes taxes charged and average tax rates by class of property. Effective tax rates are a percentage of fair market value.

	Taxes Charged		Tax Rates	
Class of Property	**Taxes Charged**	**%**	**Actual %**	**Effective %**
Primary Residential	810,420,683	45.1%	1.34%	0.74%
Commercial	341,765,891	19.0%	1.36%	1.36%
Other Real	181,930,475	10.1%	1.16%	1.16%
Personal	106,037,030	5.9%	1.32%	1.29%
Fee-in-Lieu	189,245,462	10.5%	1.50%	1.50%
Natural Resources	48,881,099	2.7%	1.16%	1.16%
Utilities	118,073,390	6.6%	1.24%	1.24%
Statewide	1,796,354,030	100.0%	1.28%	0.97%

The following figure summarizes the distribution of property tax revenue in 2004.



[5]Utah Code Annotated 59-2-901 through 926.

Tax Relief

Tax relief is administered by county governments. Sixty-three percent of tax relief is state funded through the "Circuit Breaker" Program. County government funds tax relief to the indigent, blind and veterans. Also, a portion of the Circuit Breaker Program is funded by county government.

The following table summarizes the number of recipients and amount of relief in each property tax relief category.

Tax Relief				
Relief Type	**# of Recipients**	**%**	**Amount of Relief**	**%**
Veterans	8,109	18.2%	$ 3,602,007	27%
Blind	1,659	3.7%	247,423	2%
Indigent	7,790	17.5%	1,271,139	9%
Circuit Breaker	26,973	60.6%	8,366,696	62%
Statewide	**44,531**	**100.0%**	**13,487,265**	**100%**

Miscellaneous Statistics

⇨	Number of locally assessed taxable real property parcels	1,111,714
⇨	Taxable value of locally assessed real property parcels	101,462,106,113
⇨	Average home sale price (Metropolitan area)[6]	194,251
⇨	Average home sale price (Non-metropolitan area)[7]	134,716
⇨	Per Capita Income[8]	26,606
⇨	Five year statewide average collection rate[9]	92.43%

[6]Metropolitan counties include Davis, Salt Lake, Utah and Weber.

[7]Non Metropolitan counties all others excluding Davis, Salt Lake, Utah and Weber.

[8]Average per capita personal income for 2004 forecast:
Utah Department of Workforce Services, Workforce Information, June 2005

[9]Percent of taxes charged that are collected.
Fee in lieu revenues are no longer included in calculating the collection rate.

STATEWIDE SUMMARY FIGURES

FIGURE 1

TAXABLE VALUE FOR ALL UTAH PROPERTY BY TYPE FOR 2004

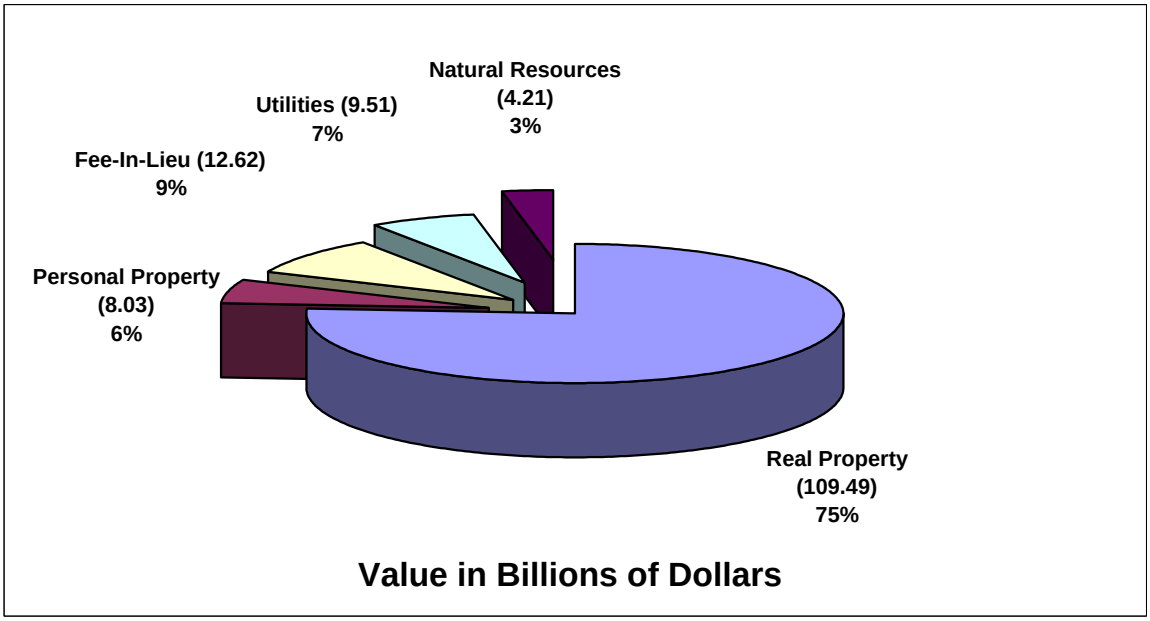


FIGURE 2

TAXES CHARGED FOR ALL UTAH PROPERTY BY TYPE FOR 2004

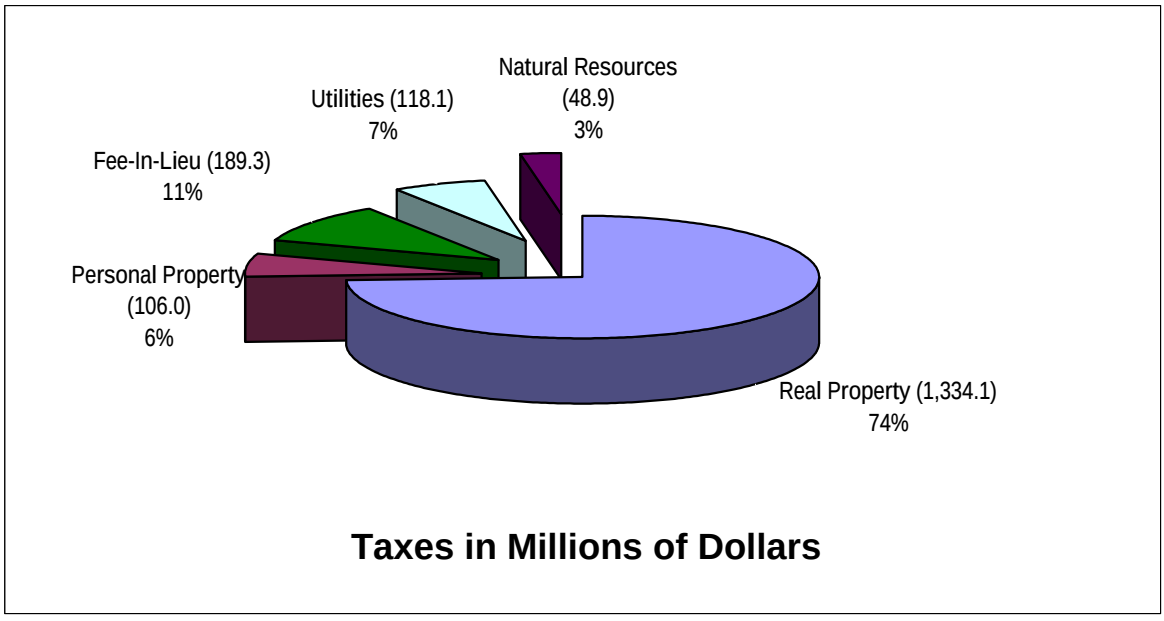


FIGURE 3

TAXABLE VALUE FOR 2004 NATURAL RESOURCES

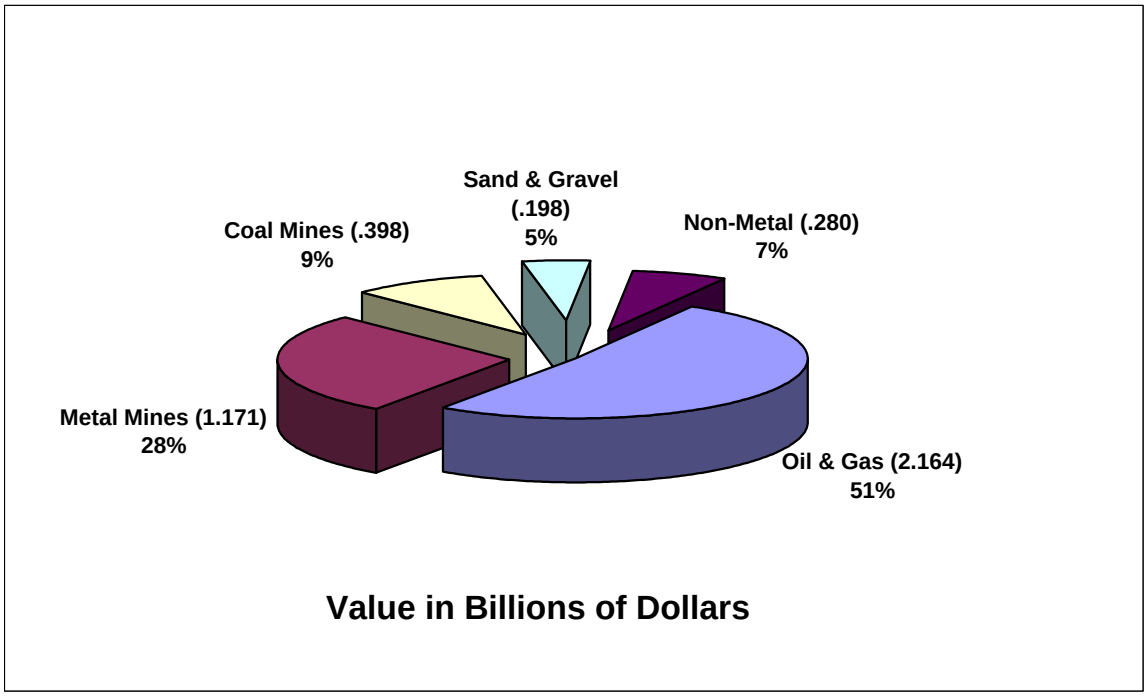


FIGURE 4

TAXES CHARGED FOR 2004 NATURAL RESOURCES

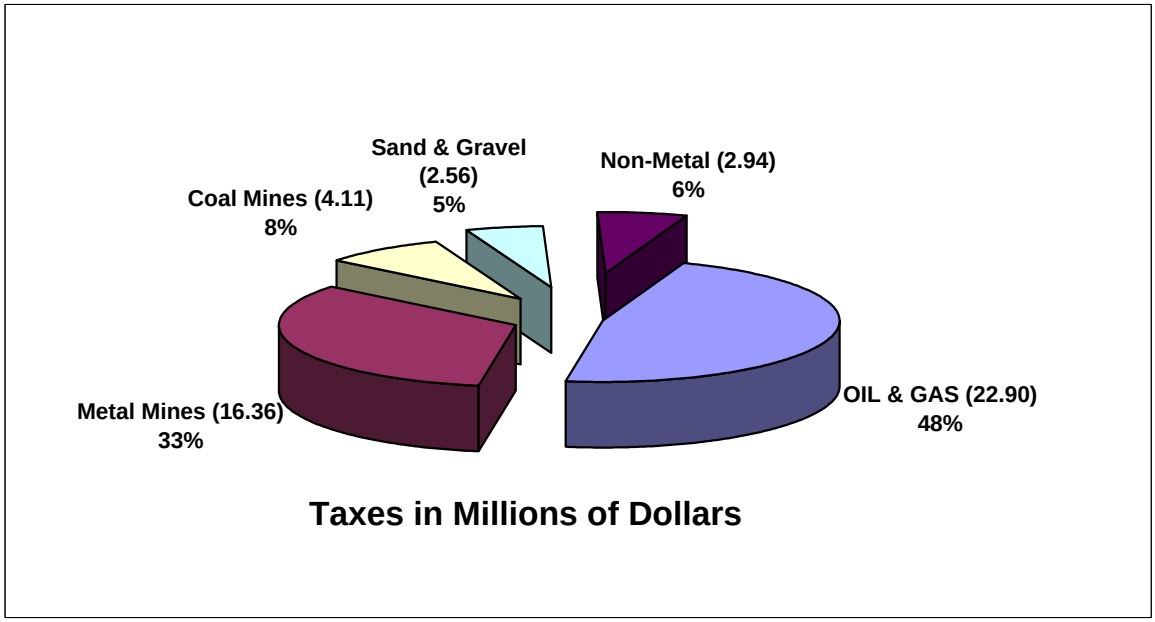


FIGURE 5

STATEWIDE TAXABLE VALUE FOR 2004
CENTRALLY ASSESSED UTILITIES

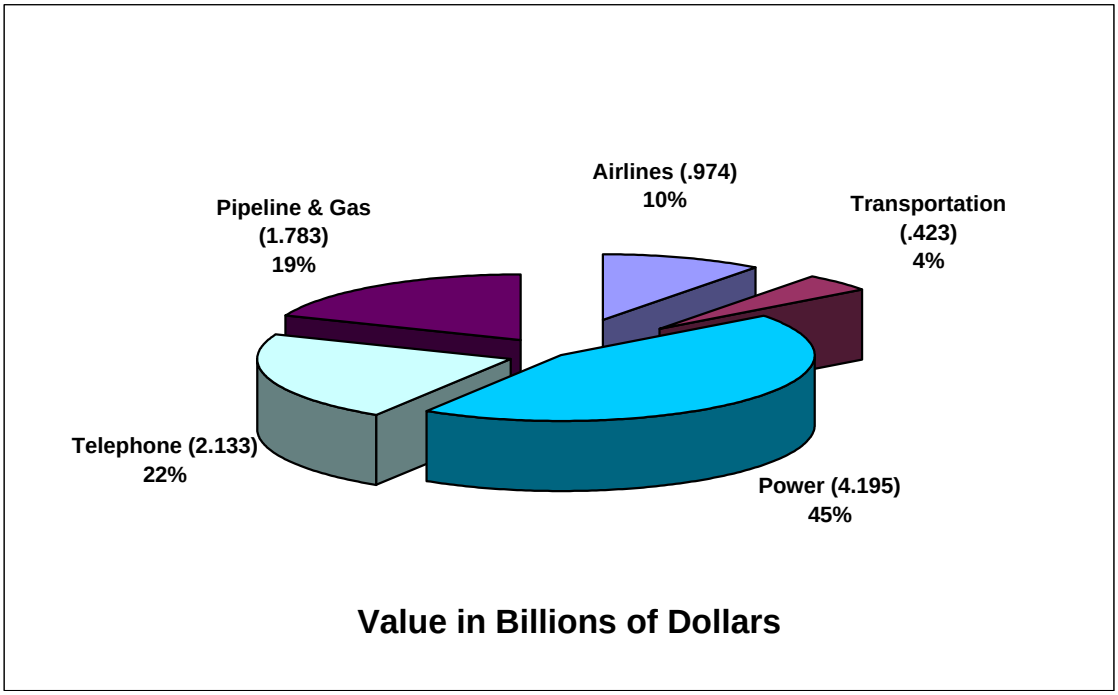


FIGURE 6

TAXES CHARGED FOR 2004 CENTRALLY ASSESSED UTILITIES

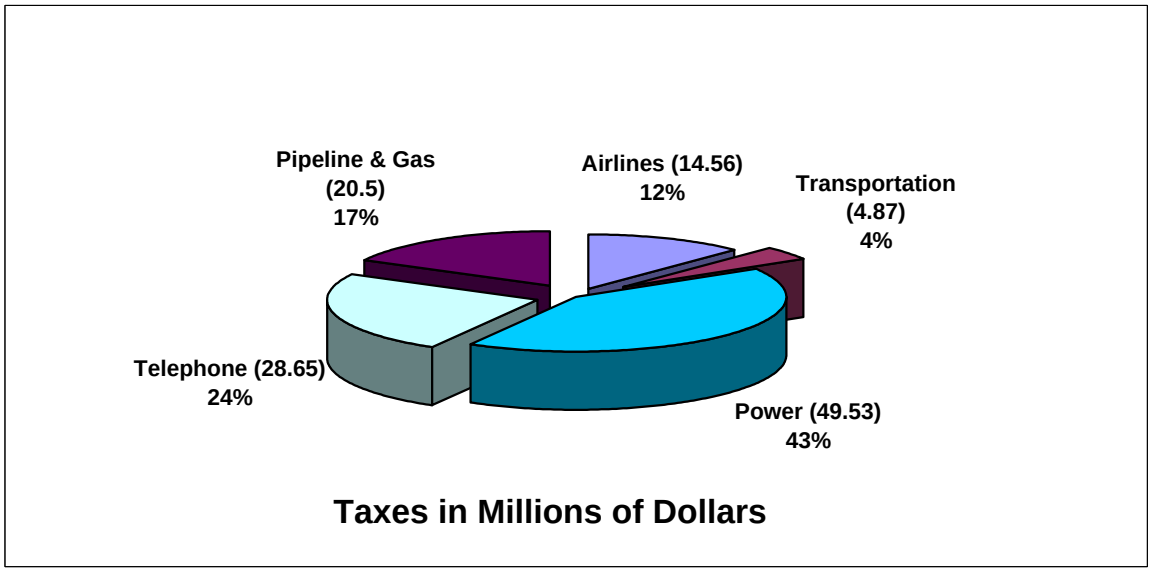


FIGURE 7

TAXABLE VALUE FOR 2004 LOCALLY ASSESSED REAL PROPERTY

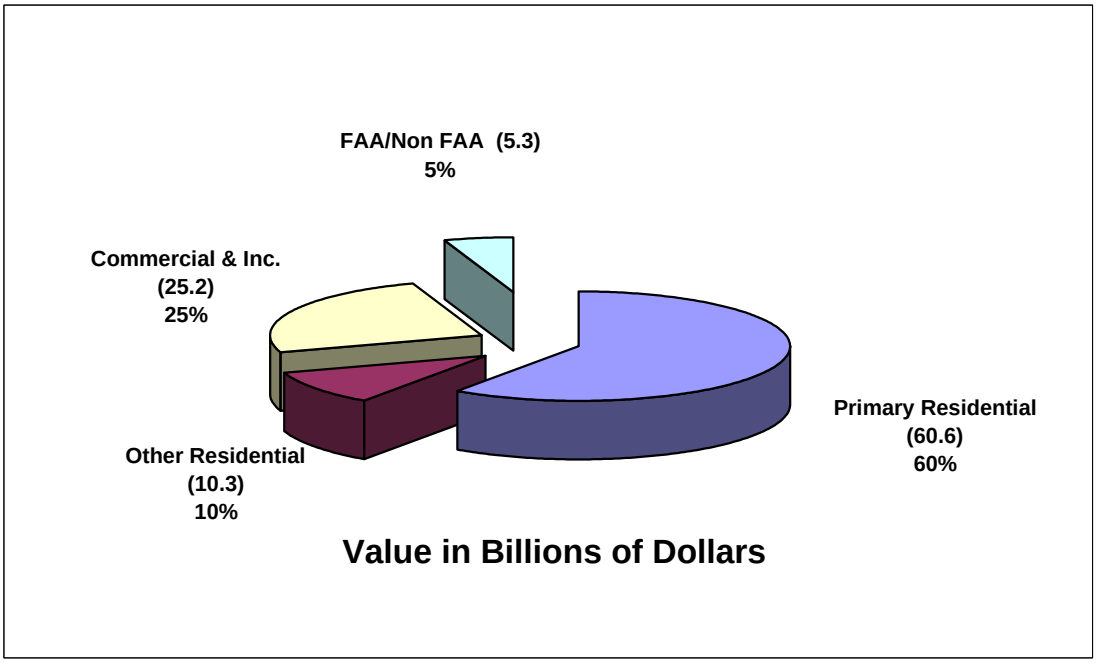


FIGURE 8

TAXES CHARGED FOR 2004 LOCALLY ASSESSED REAL PROPERTY

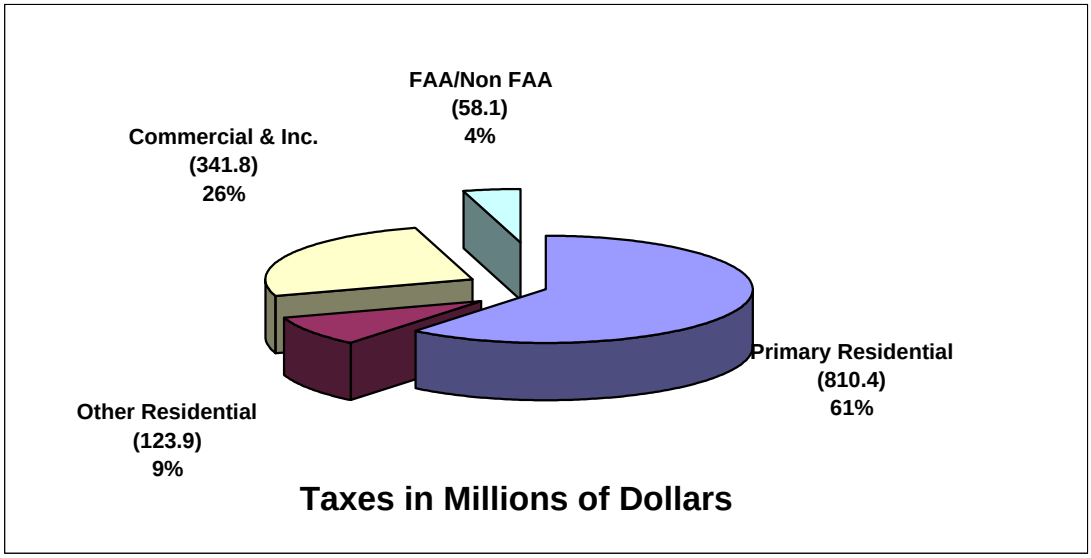


FIGURE 9

TAXABLE VALUE FOR 2004 PERSONAL PROPERTY

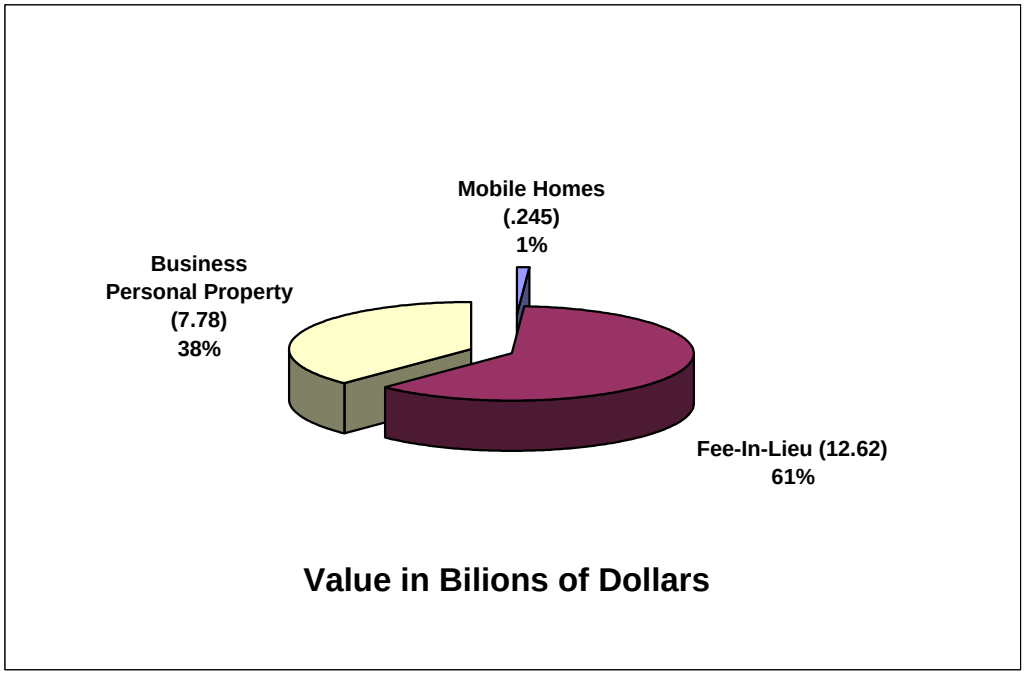
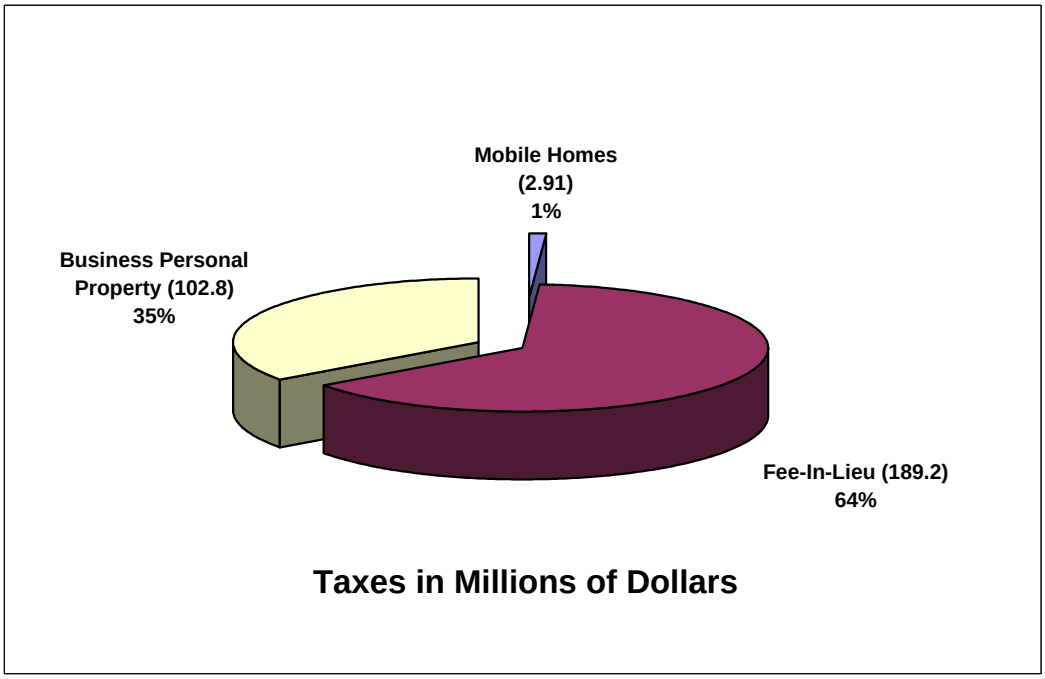


FIGURE 10

TAXES CHARGED FOR 2004 PERSONAL PROPERTY



COUNTY SPECIFIC TAXABLE VALUE

TABLE 1

TOTAL TAXABLE VALUE OF ALL PROPERTY IN UTAH FOR 2004

COUNTY	TOTAL LOCALLY ASSESSED[1]	TOTAL CENTRALLY ASSESSED[2]	TOTAL OF LOCAL & CENTRAL	TOTAL FEE IN LIEU PROPERTY[3]
BEAVER	276,902,751	169,118,234	446,020,985	31,152,458
BOX ELDER	1,846,578,852	259,578,851	2,106,157,703	207,381,978
CACHE	3,244,389,190	120,035,233	3,364,424,423	453,623,998
CARBON	646,465,701	1,042,255,958	1,688,721,659	116,448,183
DAGGETT	82,486,988	103,693,911	186,180,899	10,285,945
DAVIS	9,963,132,474	291,289,244	10,254,421,718	1,194,688,173
DUCHESNE	429,720,962	257,782,793	687,503,755	89,807,805
EMERY	197,178,403	1,175,765,457	1,372,943,860	58,718,143
GARFIELD	315,116,698	41,235,741	356,352,439	24,092,376
GRAND	495,837,601	149,754,544	645,592,145	42,354,109
IRON	1,704,428,774	237,366,095	1,941,794,869	160,687,769
JUAB	297,971,738	158,817,641	456,789,379	47,782,230
KANE	595,350,550	20,442,815	615,793,365	32,824,987
MILLARD	368,859,137	1,518,998,908	1,887,858,045	65,020,813
MORGAN	428,844,939	63,134,374	491,979,313	52,085,414
PIUTE	42,430,571	9,979,378	52,409,949	17,272,637
RICH	284,422,864	38,431,494	322,854,358	27,374,622
SALT LAKE	46,362,354,156	4,237,118,304	50,599,472,460	5,179,684,788
SAN JUAN	190,894,864	251,297,346	442,192,210	62,433,224
SAN PETE	712,637,414	53,988,353	766,625,767	187,387,375
SEVIER	537,932,665	172,859,339	710,792,004	230,533,048
SUMMIT	7,178,462,043	631,092,157	7,809,554,200	481,366,780
TOOELE	1,538,816,023	219,684,530	1,758,500,553	440,478,472
UINTAH	780,169,217	1,081,731,048	1,861,900,265	268,163,013
UTAH	15,814,733,419	657,811,860	16,472,545,279	1,574,383,003
WASATCH	1,774,770,524	60,994,968	1,835,765,492	203,448,566
WASHINGTON	5,692,716,871	352,609,600	6,045,326,471	567,549,301
WAYNE	134,840,151	9,521,290	144,361,441	15,809,026
WEBER	7,550,674,926	334,862,170	7,885,537,096	773,525,847
STATEWIDE	**109,489,120,466**	**13,721,251,636**	**123,210,372,102**	**12,616,364,086**

Numbers based upon year-end data from the TC-233b Reports received from each county.

[1] The sum of "Total Real Property" (Table 1B) and "Total Personal Property" (Table 1C).

[2] The sum of all centrally assessed property (Table 1D).

[3] Legislation was enacted that moved Class 22 vehicle (passenger vehicles, light trucks, vans, etc) to flat fee based upon age. Other personal property previously subject to fee in lieu remained taxed at the 1.5 percent of value (motor homes, boats, etc.). Total value is an estimate due to value subject to the Class 22 vehicle flat fee (Table 1C, column 6).

TABLE 1A

TAXABLE VALUE OF REAL PROPERTY FOR 2004 LAND & BUILDINGS[1]

COUNTY	PRIMARY RESIDENTIAL	OTHER RESIDENTIAL	COMMERCIAL & INDUSTRIAL	TOTAL RESIDENTIAL COMMERCIAL & INDUSTRIAL
BEAVER	96,641,550	25,381,375	49,714,405	171,737,330
BOX ELDER	836,039,280	34,583,767	447,057,704	1,317,680,751
CACHE	1,874,162,600	43,066,585	735,336,575	2,652,565,760
CARBON	314,462,289	33,989,167	193,906,709	542,358,165
DAGGETT	14,041,695	45,197,158	7,801,240	67,040,093
DAVIS	6,371,529,316	2,423,442,032	285,672,751	9,080,644,099
DUCHESNE	177,397,235	61,349,292	38,229,875	276,976,402
EMERY	119,616,190	7,646,929	33,281,795	160,544,914
GARFIELD	70,295,800	102,335,607	49,653,690	222,285,097
GRAND	179,696,060	49,303,855	103,593,210	332,593,125
IRON	654,250,425	217,763,185	359,284,610	1,231,298,220
JUAB	158,043,221	12,230,503	81,352,449	251,626,173
KANE	123,926,342	216,505,086	91,818,663	432,250,091
MILLARD	161,323,570	13,205,935	73,351,625	247,881,130
MORGAN	232,005,210	13,573,260	60,069,735	305,648,205
PIUTE	19,106,505	9,423,080	3,468,205	31,997,790
RICH	31,708,786	173,986,593	20,048,119	225,743,498
SALT LAKE	26,870,601,388	1,565,270,250	14,280,623,800	42,716,495,438
SAN JUAN	91,609,938	5,215,230	43,659,580	140,484,748
SAN PETE	361,417,090	102,874,651	66,010,765	530,302,506
SEVIER	325,808,535	24,725,840	100,097,760	450,632,135
SUMMIT	2,114,382,112	3,155,281,599	652,808,226	5,922,471,937
TOOELE	881,172,631	9,747,787	390,911,007	1,281,831,425
UINTAH	409,591,586	19,102,961	150,649,115	579,343,662
UTAH	10,090,636,746	131,847,624	3,891,112,550	14,113,596,920
WASATCH	633,180,965	790,685,995	132,491,565	1,556,358,525
WASHINGTON	2,811,225,540	638,497,920	1,073,885,960	4,523,609,420
WAYNE	39,627,745	27,350,865	24,257,305	91,235,915
WEBER	4,571,962,319	382,863,155	1,764,390,232	6,719,215,706
STATEWIDE	**60,635,462,669**	**10,336,447,286**	**25,204,539,225**	**96,176,449,180**

[1] Numbers based upon year-end data from the TC-233B Reports received from each county.

TABLE 1B

TAXABLE VALUE OF REAL PROPERTY FOR 2004 LAND AND BUILDINGS[1]

COUNTY	TOTAL RESIDENTIAL COMMERCIAL & INDUSTRIAL[2]	NON-FAA AGRICULTURAL	FAA LAND & BUILDINGS	TOTAL REAL PROPERTY
BEAVER	171,737,330	33,930,945	60,873,050	266,541,325
BOX ELDER	1,317,680,751	32,535,585	117,608,476	1,467,824,812
CACHE	2,652,565,760	191,279,775	82,273,970	2,926,119,505
CARBON	542,358,165	41,067,204	6,177,737	589,603,106
DAGGETT	67,040,093	10,269,780	2,313,040	79,622,913
DAVIS	9,080,644,099	80,838,904	28,099,204	9,189,582,207
DUCHESNE	276,976,402	100,660,930	26,980,818	404,618,150
EMERY	160,544,914	9,710,356	9,381,900	179,637,170
GARFIELD	222,285,097	65,841,485	15,885,887	304,012,469
GRAND	332,593,125	128,706,450	6,327,761	467,627,336
IRON	1,231,298,220	259,822,105	65,977,915	1,557,098,240
JUAB	251,626,173	11,469,483	12,501,348	275,597,004
KANE	432,250,091	140,543,129	6,397,820	579,191,040
MILLARD	247,881,130	21,920,510	71,656,775	341,458,415
MORGAN	305,648,205	31,645,295	14,477,010	351,770,510
PIUTE	31,997,790	3,596,580	5,762,195	41,356,565
RICH	225,743,498	45,740,627	12,675,551	284,159,676
SALT LAKE	42,716,495,438	2,622,520	53,356,650	42,772,474,608
SAN JUAN	140,484,748	27,411,480	9,136,081	177,032,309
SAN PETE	530,302,506	101,522,845	48,864,764	680,690,115
SEVIER	450,632,135	30,746,460	25,516,550	506,895,145
SUMMIT	5,922,471,937	1,079,073,311	38,056,998	7,039,602,246
TOOELE	1,281,831,425	139,331,524	15,529,596	1,436,692,545
UINTAH	579,343,662	50,602,031	28,284,967	658,230,660
UTAH	14,113,596,920	487,721,126	113,715,943	14,715,033,989
WASATCH	1,556,358,525	167,669,190	16,898,198	1,740,925,913
WASHINGTON	4,523,609,420	913,474,340	14,447,850	5,451,531,610
WAYNE	91,235,915	32,451,970	7,098,135	130,786,020
WEBER	6,719,215,706	85,150,774	42,024,030	6,846,390,510
STATEWIDE	**96,176,449,180**	**4,327,356,714**	**958,300,219**	**101,462,106,113**

[1] Numbers based upon year-end data from the TC-233B Reports received from each county.

[2] This column is the same as the column in Table 1A column 5.

FIGURE 11

LOCALLY ASSESSED TAXABLE VALUES RANKED BY COUNTY FOR 2004

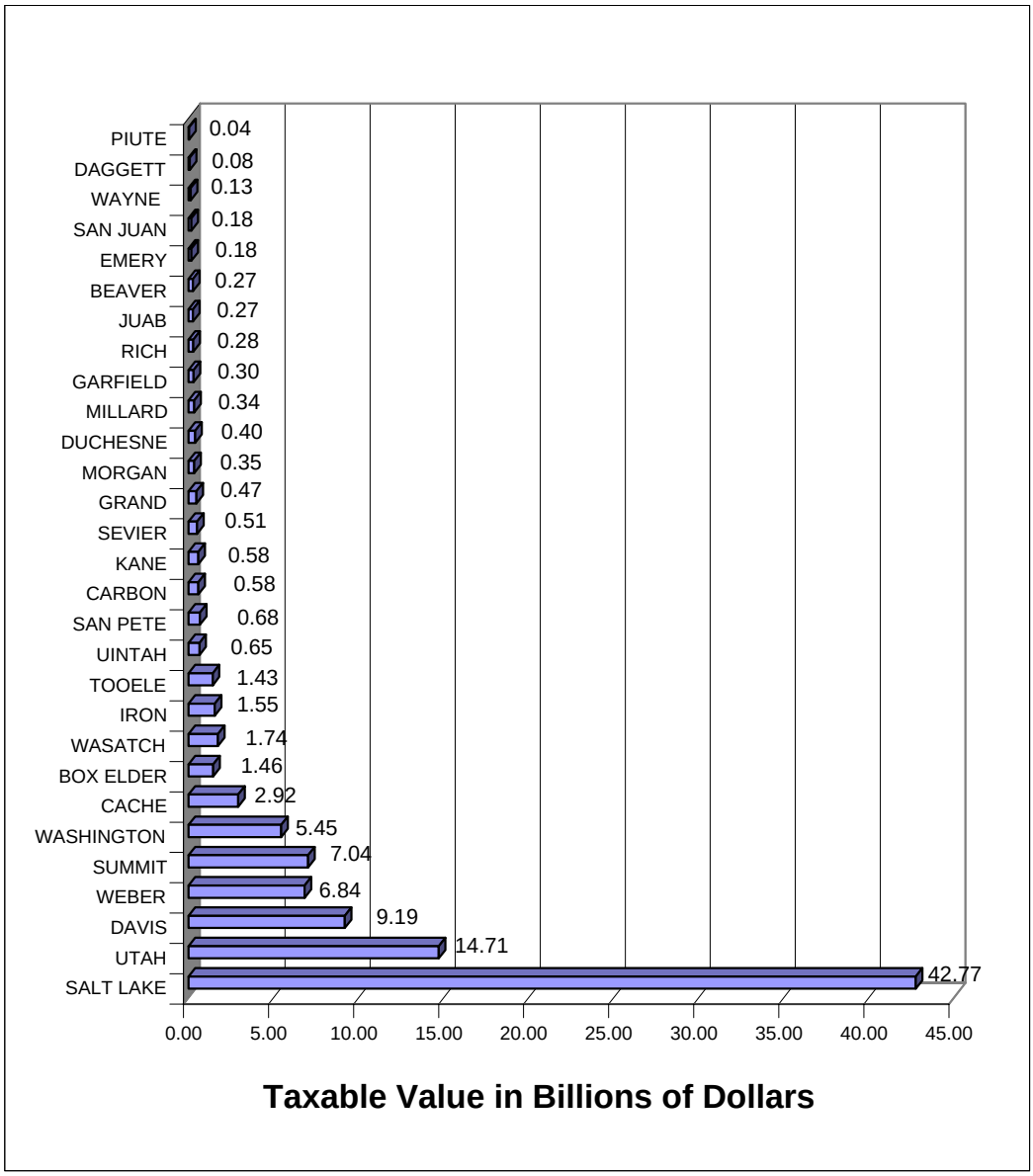


FIGURE 12

TAXABLE VALUE LOCAL AND CENTRALLY ASSESSED
RANKED BY UTAH'S 29 COUNTIES FOR 2004

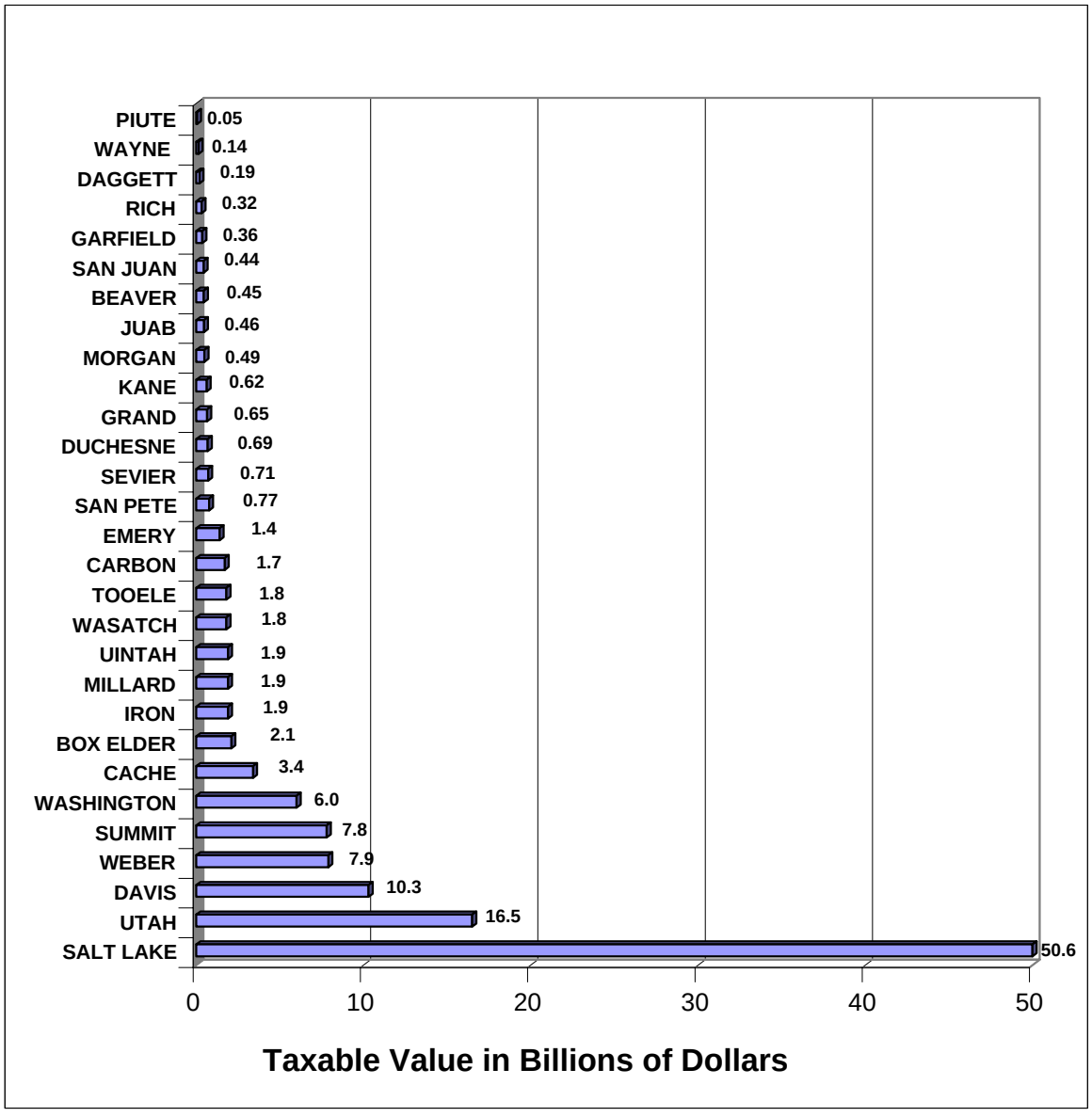


FIGURE 13

TAXABLE VALUE PRIMARY & OTHER RESIDENTIAL
PROPERTY BY COUNTY
FOR 2004

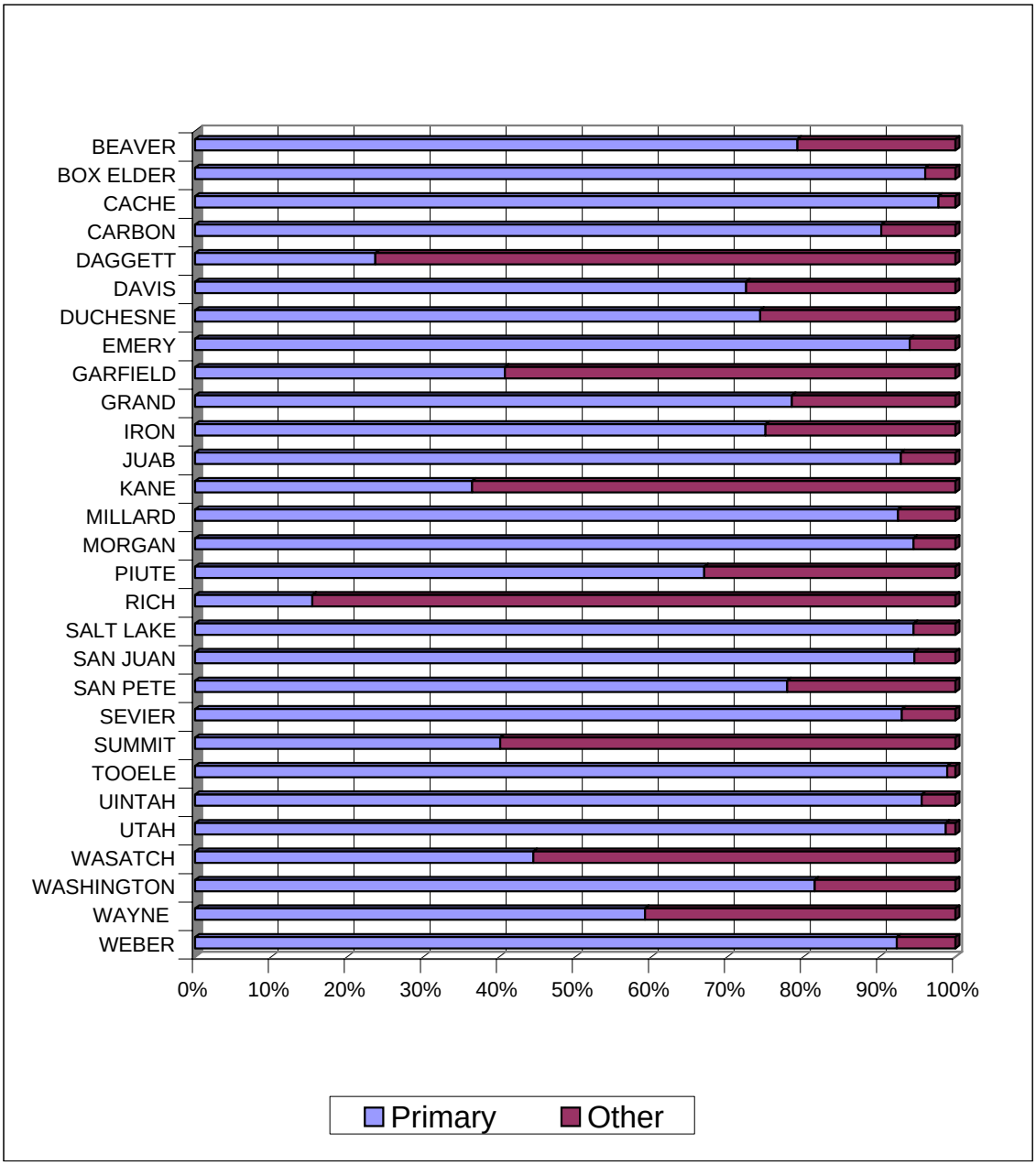


TABLE 1C

SUMMARY OF PERSONAL PROPERTY TAXABLE VALUE FOR 2004*

COUNTY	MOBILE HOMES PRIMARY USE	MOBILE HOMES NON PRIMARY	OTHER PERSONAL[1]	TOTAL PERSONAL PROPERTY[2]	TOTAL MOTOR VEHICLE[3]
BEAVER	364,385	223,655	9,773,386	10,361,426	31,152,458
BOX ELDER	5,069,146	392,589	373,292,305	378,754,040	207,381,978
CACHE	7,974,868	0	310,294,817	318,269,685	453,623,998
CARBON	5,011,171	1,284,698	50,566,726	56,862,595	116,448,183
DAGGETT	247,290	761,880	1,854,905	2,864,075	10,285,945
DAVIS	27,865,980	938,959	744,745,328	773,550,267	1,194,688,173
DUCHESNE	3,092,465	587,936	21,422,411	25,102,812	89,807,805
EMERY	2,793,765	351,932	14,395,536	17,541,233	58,718,143
GARFIELD	223,510	116,830	10,763,889	11,104,229	24,092,376
GRAND	4,043,155	345,396	23,821,714	28,210,265	42,354,109
IRON	3,232,237	53,583	144,044,714	147,330,534	160,687,769
JUAB	601,714	0	21,773,020	22,374,734	47,782,230
KANE	537,904	27,520	15,594,086	16,159,510	32,824,987
MILLARD	986,808	399,033	26,014,881	27,400,722	65,020,813
MORGAN	530,805	15,000	76,528,624	77,074,429	52,085,414
PIUTE	60,219	17,245	996,542	1,074,006	17,272,637
RICH	3,659	0	259,530	263,189	27,374,622
SALT LAKE	74,534,771	5,485,380	3,509,859,397	3,589,879,548	5,179,684,788
SAN JUAN	1,081,435	1,034,030	11,747,090	13,862,555	62,433,224
SAN PETE	1,097,505	213,380	30,636,414	31,947,299	187,387,375
SEVIER	889,959	282,156	29,865,405	31,037,520	230,533,048
SUMMIT	1,888,483	329,011	136,642,303	138,859,797	481,366,780
TOOELE	11,792,715	337,089	89,993,674	102,123,478	440,478,472
UINTAH	4,547,556	235,705	117,155,296	121,938,557	268,163,013
UTAH	29,307,549	0	1,070,391,881	1,099,699,430	1,574,383,003
WASATCH	49,545	2,337,140	31,457,926	33,844,611	203,448,566
WASHINGTON	9,357,493	6,114,996	225,712,772	241,185,261	567,549,301
WAYNE	170,845	122,040	3,761,246	4,054,131	15,809,026
WEBER	25,855,023	11,067	678,418,326	704,284,416	773,525,847
STATEWIDE	**223,211,961**	**22,018,250**	**7,781,784,143**	**8,027,014,353**	**12,616,364,086**

*Personal Property is taxed on prior year's property tax rates.

1The sum of all other personal property.

2 The sum of mobile homes, machinery and fixtures and other personal property.

3 Legislation was enacted that moved Class 22 vehicle (passenger vehicles, light trucks, vans, etc) to flat fee based upon age. Other personal property previously subject to fee in lieu remained taxed at the 1.5 percent of value (motor homes, boats, etc.). Total value is an estimate due to value subject to the Class 22 vehicle flat fee (Table 1C,column 6).

TABLE 1D

SUMMARY OF TAXABLE VALUES FOR CENTRALLY ASSESSED PROPERTY BY THE STATE TAX COMMISSION FOR CALENDAR YEAR 2004

COUNTY	TOTAL UTILITIES[1]	TOTAL NATURAL RESOURCES[2]	TOTAL CENTRALLY ASSESSED[3]
BEAVER	147,332,541	21,785,693	169,118,234
BOX ELDER	212,343,104	47,235,747	259,578,851
CACHE	114,489,411	5,545,822	120,035,233
CARBON	184,344,063	857,911,895	1,042,255,958
DAGGETT	73,816,758	29,877,153	103,693,911
DAVIS	279,053,705	12,235,539	291,289,244
DUCHESNE	71,613,709	186,169,084	257,782,793
EMERY	930,971,682	244,793,775	1,175,765,457
GARFIELD	29,099,398	12,136,343	41,235,741
GRAND	98,569,802	51,184,742	149,754,544
IRON	229,561,202	7,804,893	237,366,095
JUAB	140,239,272	18,578,369	158,817,641
KANE	19,050,948	1,391,867	20,442,815
MILLARD	1,468,223,573	50,775,335	1,518,998,908
MORGAN	53,754,199	9,380,175	63,134,374
PIUTE	9,055,020	924,358	9,979,378
RICH	36,981,320	1,450,174	38,431,494
SALT LAKE	3,053,401,531	1,183,716,773	4,237,118,304
SAN JUAN	92,572,569	158,724,777	251,297,346
SAN PETE	49,328,957	4,659,396	53,988,353
SEVIER	64,117,795	108,741,544	172,859,339
SUMMIT	257,616,337	373,475,820	631,092,157
TOOELE	149,841,528	69,843,002	219,684,530
UINTAH	424,113,124	657,617,924	1,081,731,048
UTAH	626,068,194	31,743,666	657,811,860
WASATCH	50,345,531	10,649,437	60,994,968
WASHINGTON	337,370,601	15,238,999	352,609,600
WAYNE	9,167,116	354,174	9,521,290
WEBER	297,029,941	37,832,229	334,862,170
STATEWIDE	**9,509,472,931**	**4,211,778,705**	**13,721,251,636**

Based upon values from TC-233B Reports from each county

1 These values are detailed in Table 1E.

2 These values are detailed Table 1F.

3 Sum of "Utilities" and "Natural Recourses" columns.

TABLE 1E

UTILITY TAXABLE VALUES FOR PROPERTY ASSESSED BY THE STATE TAX COMMISSION FOR CALENDAR YEAR 2004

COUNTY	AIRLINES	OTHER TRANSPORTATION	POWER	TELEPHONE	PIPELINE & GAS UTILITIES	TOTAL UTILITIES[1]
BEAVER	0	8,942,841	52,227,298	19,008,264	67,154,138	147,332,541
BOX ELDER	4,220	51,824,538	75,400,255	73,044,260	12,069,831	212,343,104
CACHE	35,370	9,893,832	36,557,200	45,807,047	22,195,962	114,489,411
CARBON	22,990	34,068,646	72,178,638	17,559,298	60,514,491	184,344,063
DAGGETT	990	0	1,962,088	2,347,005	69,506,675	73,816,758
DAVIS	25,750	23,754,010	70,827,969	111,176,681	73,269,295	279,053,705
DUCHESNE	1,510	0	35,762,520	23,271,748	12,577,931	71,613,709
EMERY	340	14,079,192	894,890,173	11,124,890	10,877,087	930,971,682
GARFIELD	51,950	0	12,290,946	14,646,729	2,109,773	29,099,398
GRAND	2,066,130	19,666,089	15,698,286	14,986,238	46,153,059	98,569,802
IRON	3,428,498	18,933,316	54,660,920	45,373,860	107,164,608	229,561,202
JUAB	400	13,927,668	46,774,773	14,787,393	64,749,038	140,239,272
KANE	140	0	10,902,049	8,148,759	0	19,050,948
MILLARD	400	16,768,282	1,263,706,398	27,653,949	160,094,544	1,468,223,573
MORGAN	0	7,431,343	6,036,316	10,256,564	30,029,976	53,754,199
PIUTE	0	0	6,035,235	1,552,214	1,467,571	9,055,020
RICH	0	0	13,448,786	5,649,695	17,882,839	36,981,320
SALT LAKE	924,916,350	58,496,747	638,346,061	1,091,895,959	339,746,414	3,053,401,531
SAN JUAN	1,760,630	0	41,392,109	9,551,233	39,868,597	92,572,569
SAN PETE	780	0	20,169,755	19,061,632	10,096,790	49,328,957
SEVIER	260	0	40,812,934	18,115,562	5,189,039	64,117,795
SUMMIT	7,370	12,234,079	61,455,061	68,027,476	115,892,351	257,616,337
TOOELE	7,200	40,549,866	51,388,880	48,751,074	9,144,508	149,841,528
UINTAH	2,418,330	362,301	309,302,048	18,867,704	93,162,741	424,113,124
UTAH	1,618,680	54,184,116	158,843,599	201,463,735	209,958,064	626,068,194
WASATCH	1,080	1,585,012	24,167,818	19,652,599	4,939,022	50,345,531
WASHINGTON	37,782,381	7,791	75,746,759	66,800,039	157,033,631	337,370,601
WAYNE	0	0	4,613,868	4,553,248	0	9,167,116
WEBER	132,931	36,693,260	99,428,642	120,094,423	40,680,685	297,029,941
STATEWIDE	**974,284,680**	**423,402,929**	**4,195,027,384**	**2,133,229,278**	**1,783,528,660**	**9,509,472,931**

Numbers based upon values from the TC-233B Reports from each county.

1 These "Total Utilities" numbers are included in detail Table 1D.

TABLE 1F

NATURAL RESOURCE TAXABLE VALUES FOR PROPERTY ASSESSED
BY THE STATE TAX COMMISSION FOR 2004

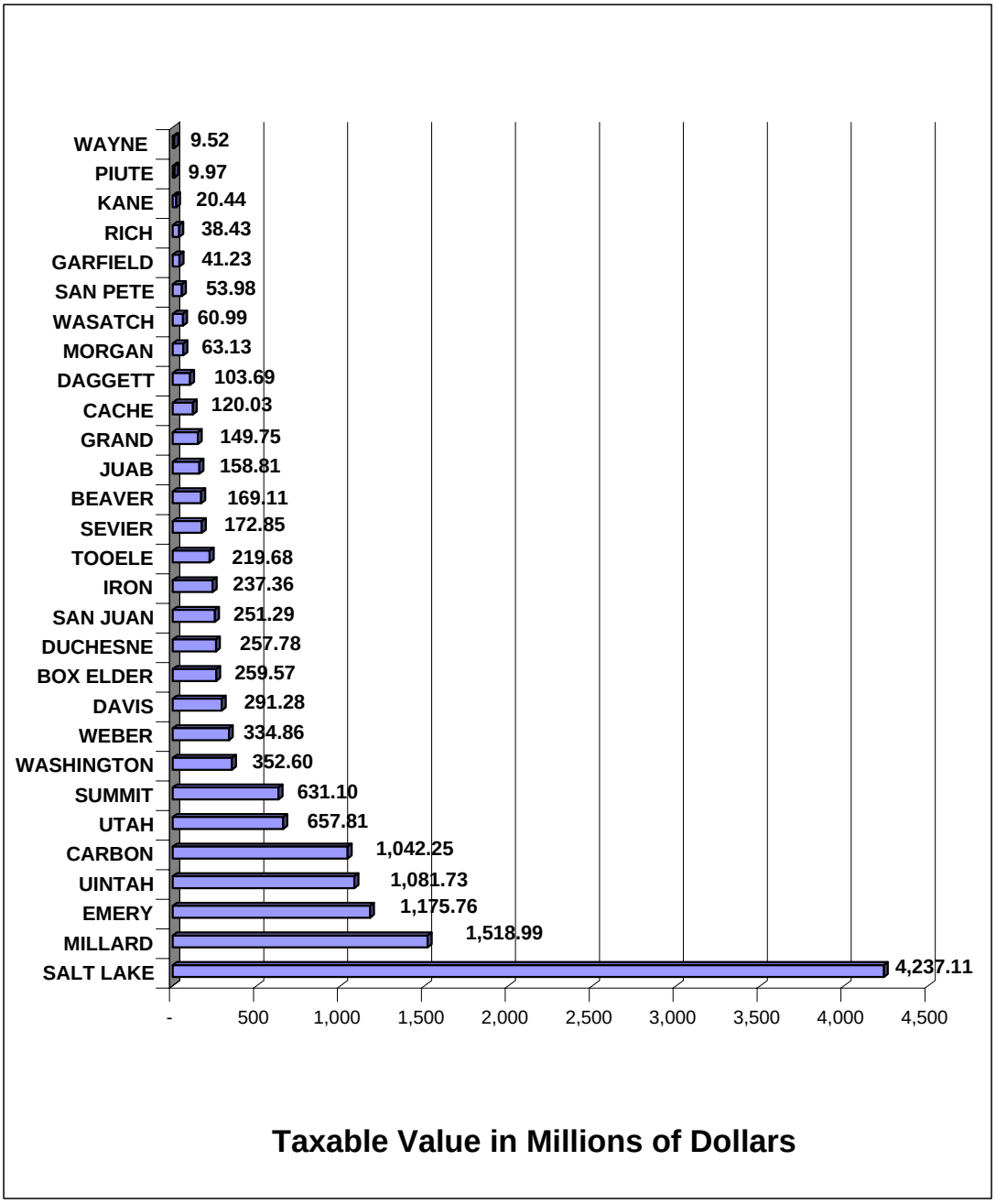
COUNTY	OIL & GAS EXTRACTION	METAL MINES	COAL MINES	SAND & GRAVEL	NON-METAL MINES	TOTAL NATURAL RESOURCE$_1$
BEAVER	0	573,192	0	699,385	20,513,116	21,785,693
BOX ELDER	0	189,564	0	18,662,267	28,383,916	47,235,747
CACHE	0	9,734	0	5,536,088	0	5,545,822
CARBON	658,486,959	0	198,409,537	648,715	366,684	857,911,895
DAGGETT	27,739,150	0	0	6,800	2,131,203	29,877,153
DAVIS	0	0	0	12,235,539	0	12,235,539
DUCHESNE	183,962,678	0	0	2,059,365	147,041	186,169,084
EMERY	137,202,307	13,241	106,178,686	729,980	669,561	244,793,775
GARFIELD	10,012,867	1,462,500	0	660,976	0	12,136,343
GRAND	41,435,577	219,032	0	32,942	9,497,191	51,184,742
IRON	0	1,887,149	92,588	5,767,607	57,549	7,804,893
JUAB	0	3,507,824	1,891,744	2,727,927	10,450,874	18,578,369
KANE	0	0	0	814,080	577,787	1,391,867
MILLARD	0	21,689,252	0	732,613	28,353,470	50,775,335
MORGAN	0	32,158	0	2,382,822	6,965,195	9,380,175
PIUTE	0	810,833	0	0	113,525	924,358
RICH	1,007,895	0	0	309,676	132,603	1,450,174
SALT LAKE	0	1,095,692,164	0	87,176,662	847,947	1,183,716,773
SAN JUAN	155,764,954	262,862	0	1,075,316	1,621,645	158,724,777
SAN PETE	21,539	34,399	0	2,576,513	2,026,945	4,659,396
SEVIER	0	42,288	91,778,083	1,753,355	15,167,818	108,741,544
SUMMIT	347,372,907	14,167,981	0	2,755,699	9,179,233	373,475,820
TOOELE	0	17,690,973	0	3,995,974	48,156,055	69,843,002
UINTAH	600,869,079	49,594	6,000	1,871,690	54,821,561	657,617,924
UTAH	0	6,773,982	0	21,290,536	3,679,148	31,743,666
WASATCH	0	5,201,276	0	5,301,771	146,390	10,649,437
WASHINGTON	0	249,265	0	13,977,786	1,011,948	15,238,999
WAYNE	0	0	0	104,457	249,717	354,174
WEBER	0	1,002	0	2,791,494	35,039,733	37,832,229
STATEWIDE	**2,163,875,912**	**1,170,560,265**	**398,356,638**	**198,678,035**	**280,307,855**	**4,211,778,705**

Numbers based upon values from the TC-233B Reports from each county.

1These "Total Natural Resourse" numbers are included in Table 1D, Column 3.

FIGURE 14

CENTRALLY ASSESSED TAXABLE VALUES RANKED
BY COUNTY FOR 2004



TAXES CHARGED INFORMATION by COUNTY

TABLE 2

SUMMARY TOTALS PROPERTY TAXES CHARGED AGAINST EACH CLASS OF PROPERTY FOR 2004

COUNTY	TOTAL REAL PROPERTY	TOTAL PERSONAL PROPERTY	TOTAL LOCALLY ASSESSED	TOTAL UTILITIES	TOTAL NATURAL RESOURCES	TOTAL CENTRAL ASSESSED	TOTAL LOCAL & CENTRAL ASSESSED	MOTOR VEHICLE FEE IN LIEU	TOTAL LOCAL, CENTRALLY ASSESSED PLUS FEE IN LIEU
BEAVER	3,071,408	116,988	3,188,396	1,646,635	241,754	1,888,389	5,076,785	467,287	5,544,072
BOX ELDER	15,915,171	3,836,319	19,751,490	2,107,719	472,773	2,580,493	22,331,983	3,110,730	25,442,712
CACHE	32,564,211	3,475,594	36,039,806	1,208,661	51,799	1,260,460	37,300,266	6,804,360	44,104,626
CARBON	7,130,182	723,865	7,854,047	1,959,175	8,514,992	10,474,166	18,328,213	1,746,723	20,074,936
DAGGETT	681,685	24,131	705,815	580,626	234,386	815,013	1,520,828	154,289	1,675,117
DAVIS	117,962,680	9,985,008	127,947,689	3,582,286	149,716	3,732,002	131,679,691	17,920,322	149,600,013
DUCHESNE	5,888,713	381,061	6,269,774	1,004,711	2,435,923	3,440,634	9,710,408	1,347,117	11,057,525
EMERY	2,469,377	227,651	2,697,028	12,021,734	2,669,263	14,690,997	17,388,026	880,772	18,268,798
GARFIELD	3,254,284	124,666	3,378,950	310,819	115,770	426,589	3,805,539	361,386	4,166,925
GRAND	4,723,600	284,874	5,008,474	921,219	467,880	1,389,099	6,397,573	635,312	7,032,885
IRON	18,293,236	1,817,879	20,111,115	2,280,698	87,562	2,368,260	22,479,375	2,410,317	24,889,692
JUAB	3,470,768	273,997	3,744,765	1,601,567	213,037	1,814,604	5,559,369	716,733	6,276,102
KANE	4,839,801	145,295	4,985,096	156,978	11,339	168,317	5,153,413	492,375	5,645,788
MILLARD	3,851,289	312,647	4,163,936	15,014,528	514,073	15,528,601	19,692,537	975,312	20,667,849
MORGAN	3,478,263	704,857	4,183,120	509,038	87,954	596,993	4,780,113	781,281	5,561,394
PIUTE	389,917	9,780	399,697	81,655	7,981	89,636	489,332	259,090	748,422
RICH	2,407,406	2,102	2,409,507	325,532	12,699	338,231	2,747,738	410,619	3,158,357
SALT LAKE	633,021,124	52,718,038	685,739,162	45,837,122	16,872,229	62,709,351	748,448,513	77,695,272	826,143,785
SAN JUAN	2,841,105	222,764	3,063,869	1,338,218	2,254,520	3,592,738	6,656,606	936,498	7,593,104
SAN PETE	7,867,558	337,112	8,204,671	551,288	50,964	602,252	8,806,922	2,810,811	11,617,733
SEVIER	6,331,661	406,213	6,737,874	741,330	1,192,565	1,933,895	8,671,768	3,457,996	12,129,764
SUMMIT	76,945,040	1,418,858	78,363,898	2,636,584	3,793,151	6,429,735	84,793,633	7,220,502	92,014,135
TOOELE	18,404,921	1,243,875	19,648,796	1,730,394	757,032	2,487,426	22,136,222	6,607,177	28,743,399
UINTAH	7,419,421	1,400,573	8,819,993	4,281,357	6,557,237	10,838,594	19,658,587	4,022,445	23,681,032
UTAH	174,805,902	12,505,304	187,311,205	7,483,028	379,410	7,862,438	195,173,643	23,615,745	218,789,388
WASATCH	18,575,548	349,003	18,924,551	525,010	107,374	632,384	19,556,935	3,051,729	22,608,664
WASHINGTON	60,198,339	2,714,141	62,912,480	3,400,827	165,827	3,566,653	66,479,133	8,513,240	74,992,373
WAYNE	959,726	30,876	990,601	68,256	2,555	70,811	1,061,413	237,135	1,298,548
WEBER	96,354,716	10,243,560	106,598,275	4,166,395	459,336	4,625,731	111,224,006	11,602,888	122,826,894
STATEWIDE	**1,334,117,049**	**106,037,030**	**1,440,154,079**	**118,073,390**	**48,881,099**	**166,954,489**	**1,607,108,568**	**189,245,462**	**1,796,354,030**

Taxes charged caclulated by multiplying the 233b year-end post BOE values by the 2004 approved tax rates by taxing area.
Includes revenue distributed or charged against value in an RDA

TABLE 2A

PROPERTY TAXES CHARGED AGAINST EACH CLASS
OF PROPERTY FOR 2004[1]

COUNTY	PRIMARY RESIDENTIAL	NON PRIMARY RESIDENTIAL	COMMERCIAL INDUSTRIAL	TOTAL RESIDENTIAL COMMERCIAL & INDUSTRIAL
BEAVER	1,140,422	282,368	596,633	2,019,422
BOX ELDER	9,326,456	349,485	4,748,472	14,424,413
CACHE	20,794,738	435,464	8,443,279	29,673,481
CARBON	3,802,784	346,664	2,470,292	6,619,740
DAGGETT	119,275	389,710	65,951	574,936
DAVIS	81,429,386	31,426,453	3,723,604	116,579,443
DUCHESNE	2,709,256	831,904	623,572	4,164,733
EMERY	1,700,544	94,321	452,340	2,247,205
GARFIELD	815,652	1,061,431	538,697	2,415,781
GRAND	1,820,864	504,210	1,032,541	3,357,615
IRON	7,660,885	2,648,844	4,438,075	14,747,804
JUAB	2,046,790	155,477	974,490	3,176,757
KANE	1,146,978	1,683,782	823,842	3,654,602
MILLARD	1,875,070	142,505	855,094	2,872,669
MORGAN	2,311,124	128,506	587,443	3,027,073
PIUTE	181,653	88,585	32,774	303,012
RICH	282,322	1,458,760	172,581	1,913,663
SALT LAKE	399,237,611	23,492,211	209,440,159	632,169,981
SAN JUAN	1,510,212	75,949	715,363	2,301,525
SAN PETE	4,379,271	1,069,481	822,246	6,270,997
SEVIER	4,093,930	278,318	1,305,247	5,677,495
SUMMIT	23,405,364	34,617,677	7,176,275	65,199,316
TOOELE	11,557,832	117,546	4,801,456	16,476,835
UINTAH	4,630,712	206,921	1,728,267	6,565,901
UTAH	119,954,423	1,698,245	45,790,404	167,443,073
WASATCH	6,905,109	8,241,243	1,473,818	16,620,169
WASHINGTON	31,133,843	6,997,740	11,994,491	50,126,073
WAYNE	293,919	199,602	178,865	672,386
WEBER	64,154,258	4,846,578	25,759,620	94,760,455
STATEWIDE	**810,420,683**	**123,869,978**	**341,765,891**	**1,276,056,552**

[1]Numbers based upon year-end data from the TC233b Reports received from each county.

TABLE 2B

PROPERTY TAXES CHARGED AGAINST EACH CLASS OF PROPERTY FOR 2004[1]

COUNTY	TOTAL RESIDENTIAL COMMERCIAL & INDUSTRIAL	NON FAA & UNIMPROVED	FAA LAND & BUILDINGS	TOTAL REAL PROPERTY
BEAVER	2,019,422	379,256	672,730	3,071,408
BOX ELDER	14,424,413	357,562	1,133,197	15,915,171
CACHE	29,673,481	2,063,962	826,769	32,564,211
CARBON	6,619,740	448,544	61,898	7,130,182
DAGGETT	574,936	87,814	18,935	681,685
DAVIS	116,579,443	1,029,136	354,101	117,962,680
DUCHESNE	4,164,733	1,352,110	371,869	5,888,713
EMERY	2,247,205	117,971	104,201	2,469,377
GARFIELD	2,415,781	673,429	165,074	3,254,284
GRAND	3,357,615	1,304,737	61,247	4,723,600
IRON	14,747,804	2,922,810	622,622	18,293,236
JUAB	3,176,757	148,338	145,673	3,470,768
KANE	3,654,602	1,134,608	50,590	4,839,801
MILLARD	2,872,669	241,256	737,364	3,851,289
MORGAN	3,027,073	315,351	135,839	3,478,263
PIUTE	303,012	34,261	52,644	389,917
RICH	1,913,663	382,818	110,925	2,407,406
SALT LAKE	632,169,981	34,470	816,673	633,021,124
SAN JUAN	2,301,525	407,187	132,393	2,841,105
SAN PETE	6,270,997	1,079,510	517,051	7,867,558
SEVIER	5,677,495	372,391	281,775	6,331,661
SUMMIT	65,199,316	11,374,222	371,502	76,945,040
TOOELE	16,476,835	1,746,637	181,449	18,404,921
UINTAH	6,565,901	549,132	304,388	7,419,421
UTAH	167,443,073	5,922,393	1,440,436	174,805,902
WASATCH	16,620,169	1,783,314	172,065	18,575,548
WASHINGTON	50,126,073	9,923,385	148,881	60,198,339
WAYNE	672,386	235,872	51,468	959,726
WEBER	94,760,455	1,079,265	514,995	96,354,716
STATEWIDE	**1,276,056,552**	**47,501,741**	**10,558,756**	**1,334,117,049**

[1]Numbers based upon year-end data from the TC233b Reports received from each county.

TABLE 2C

PROPERTY TAXES CHARGED AGAINST EACH CLASS
OF PROPERTY FOR 2004[1]

COUNTY	MOBILE HOMES PRIMARY RESIDENTIAL	MOBILE HOMES NON PRIMARY	OTHER PERSONAL PROPERTY	TOTAL PERSONAL PROPERTY	TOTAL FEE IN LIEU PROPERTY
BEAVER	4,296	2,796	109,895	116,988	467,287
BOX ELDER	53,361	3,881	3,779,076	3,836,319	3,110,730
CACHE	88,261	0	3,387,333	3,475,594	6,804,360
CARBON	61,725	13,885	648,255	723,865	1,746,723
DAGGETT	2,210	6,334	15,586	24,131	154,289
DAVIS	366,128	12,079	9,606,801	9,985,008	17,920,322
DUCHESNE	47,578	8,469	325,014	381,061	1,347,117
EMERY	40,662	3,962	183,027	227,651	880,772
GARFIELD	2,406	1,183	121,077	124,666	361,386
GRAND	41,484	3,389	240,001	284,874	635,312
IRON	40,954	610	1,776,315	1,817,879	2,410,317
JUAB	8,162	0	265,834	273,997	716,733
KANE	5,339	250	139,706	145,295	492,375
MILLARD	12,007	4,456	296,184	312,647	975,312
MORGAN	5,451	143	699,263	704,857	781,281
PIUTE	584	159	9,037	9,780	259,090
RICH	35	0	2,066	2,102	410,619
SALT LAKE	1,083,841	80,349	51,553,848	52,718,038	77,695,272
SAN JUAN	18,651	15,126	188,987	222,764	936,498
SAN PETE	11,948	1,931	323,234	337,112	2,810,811
SEVIER	11,455	3,594	391,164	406,213	3,457,996
SUMMIT	20,290	2,985	1,395,583	1,418,858	7,220,502
TOOELE	153,384	3,749	1,086,742	1,243,875	6,607,177
UINTAH	53,120	2,765	1,344,688	1,400,573	4,022,445
UTAH	332,028	0	12,173,276	12,505,304	23,615,745
WASATCH	473	24,376	324,155	349,003	3,051,729
WASHINGTON	104,996	68,725	2,540,420	2,714,141	8,513,240
WAYNE	1,321	925	28,630	30,876	237,135
WEBER	342,380	127	9,901,052	10,243,560	11,602,888
STATEWIDE	**2,914,532**	**266,247**	**102,856,251**	**106,037,030**	**189,245,462**

[1]Numbers based upon year-end data from the TC233b Reports received from each county.

TABLE 2D

PROPERTY TAXES CHARGED AGAINST EACH CLASS OF PROPERTY FOR 2004[1]

COUNTY	AIRLINE COMPANIES	OTHER TRANSPORTATION	POWER	TELEPHONE	PIPELINE & GAS UTILITIES	TOTAL UTILITIES
BEAVER	0	107,246	581,029	213,699	744,660	1,646,635
BOX ELDER	49	499,021	745,977	735,794	126,878	2,107,719
CACHE	418	99,700	368,753	501,858	237,931	1,208,661
CARBON	227	360,481	766,023	219,394	613,050	1,959,175
DAGGETT	8	0	15,828	19,510	545,280	580,626
DAVIS	332	312,405	906,279	1,444,652	918,618	3,582,286
DUCHESNE	26	0	481,347	351,786	171,552	1,004,711
EMERY	4	154,206	11,601,555	141,243	124,726	12,021,734
GARFIELD	518	0	123,200	165,494	21,607	310,819
GRAND	18,887	179,768	151,224	143,180	428,161	921,219
IRON	32,003	180,090	543,521	502,403	1,022,681	2,280,698
JUAB	5	163,381	530,787	181,945	725,448	1,601,567
KANE	1	0	84,972	72,005	0	156,978
MILLARD	5	176,882	12,918,121	303,132	1,616,387	15,014,528
MORGAN	0	70,954	57,127	101,086	279,871	509,038
PIUTE	0	0	53,753	14,372	13,530	81,655
RICH	0	0	116,973	50,745	157,815	325,532
SALT LAKE	14,012,511	845,050	9,564,415	16,316,203	5,098,942	45,837,122
SAN JUAN	25,364	0	597,779	147,828	567,248	1,338,218
SAN PETE	10	0	213,567	227,600	110,111	551,288
SEVIER	3	0	460,381	217,337	63,608	741,330
SUMMIT	84	123,017	634,452	721,223	1,157,808	2,636,584
TOOELE	82	433,691	609,927	572,011	114,684	1,730,394
UINTAH	28,079	3,607	3,099,369	204,648	945,654	4,281,357
UTAH	17,763	648,929	1,917,002	2,377,796	2,521,538	7,483,028
WASATCH	12	17,445	244,913	209,786	52,854	525,010
WASHINGTON	423,654	73	755,301	719,418	1,502,381	3,400,827
WAYNE	0	0	34,715	33,542	0	68,256
WEBER	2166	493,515	1,353,924	1,737,562	579,228	4,166,395
STATEWIDE	**14,562,211**	**4,869,462**	**49,532,215**	**28,647,251**	**20,462,252**	**118,073,390**

[1]Numbers based upon year-end data from the TC233b Reports received from each county.

TABLE 2E

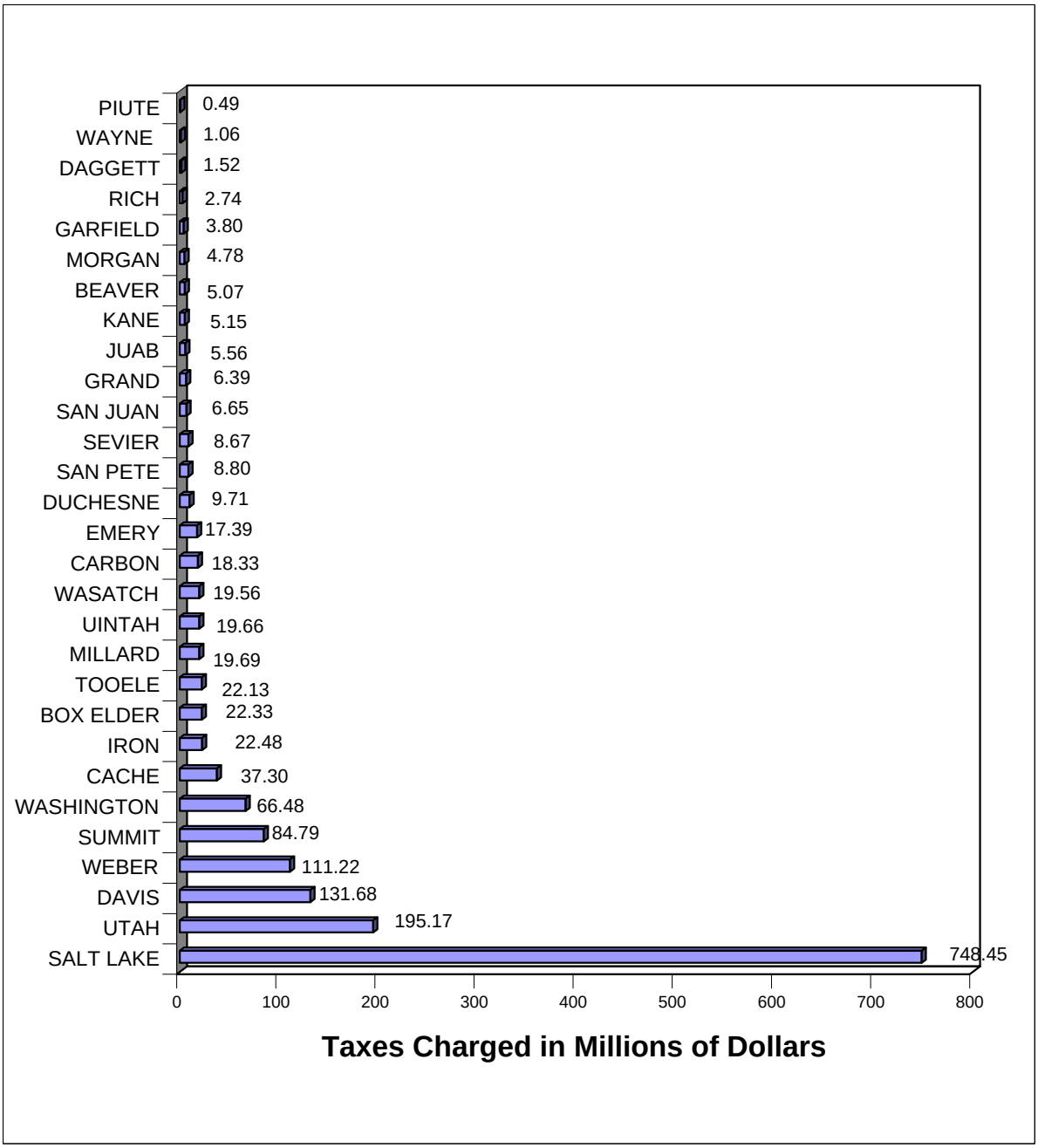
PROPERTY TAXES CHARGED AGAINST EACH CLASS
OF PROPERTY FOR 2004[1]

COUNTY	OIL & GAS EXTRACTION	METAL MINES	COAL MINES	SAND & GRAVEL	NON METAL MINES	TOTAL NATURAL RESOURCES
BEAVER	0	6,340	0	7,541	227,873	241,754
BOX ELDER	0	1,777	0	205,912	265,084	472,773
CACHE	0	92	0	51,707	0	51,799
CARBON	6,576,519	0	1,928,059	6,870	3,544	8,514,992
DAGGETT	217,614	0	0	53	16,719	234,386
DAVIS	0	0	0	149,716	0	149,716
DUCHESNE	2,407,040	0	0	26,978	1,905	2,435,923
EMERY	1,496,054	144	1,157,772	7,992	7,301	2,669,263
GARFIELD	95,172	13,870	0	6,728	0	115,770
GRAND	378,763	2,002	0	301	86,814	467,880
IRON	0	20,808	872	65,343	538	87,562
JUAB	0	42,715	21,195	31,876	117,252	213,037
KANE	0	0	0	6,922	4,417	11,339
MILLARD	0	221,636	0	7,371	285,066	514,073
MORGAN	0	298	0	23,033	64,623	87,954
PIUTE	0	7,001	0	0	980	7,981
RICH	8,842	0	0	2,688	1,169	12,699
SALT LAKE	0	15,557,310	0	1,302,890	12,028	16,872,229
SAN JUAN	2,212,306	3,733	0	15,328	23,152	2,254,520
SAN PETE	208	380	0	27,625	22,750	50,964
SEVIER	0	461	1,002,411	19,127	170,565	1,192,565
SUMMIT	3,524,321	155,176	0	26,952	86,702	3,793,151
TOOELE	0	192,522	0	44,493	520,017	757,032
UINTAH	5,985,003	494	61	19,302	552,377	6,557,237
UTAH	0	80,945	0	256,946	41,519	379,410
WASATCH	0	52,418	0	53,481	1,475	107,374
WASHINGTON	0	2,336	0	153,607	9,884	165,827
WAYNE	0	0	0	754	1,802	2,555
WEBER	0	12	0	35,477	423,847	459,336
STATEWIDE	**22,901,842**	**16,362,469**	**4,110,371**	**2,557,014**	**2,949,403**	**48,881,099**

[1]Numbers based upon year-end data from the TC233b Reports received from each county.

FIGURE 15

TAXES CHARGED LOCAL AND CENTRALLY ASSESSED FOR 2004



Note: Motor Vehicle Fee-in-Lieu Excluded

FIGURE 16

TAXES CHARGED PRIMARY AND
OTHER RESIDENTIAL PROPERTY
BY COUNTY FOR 2004

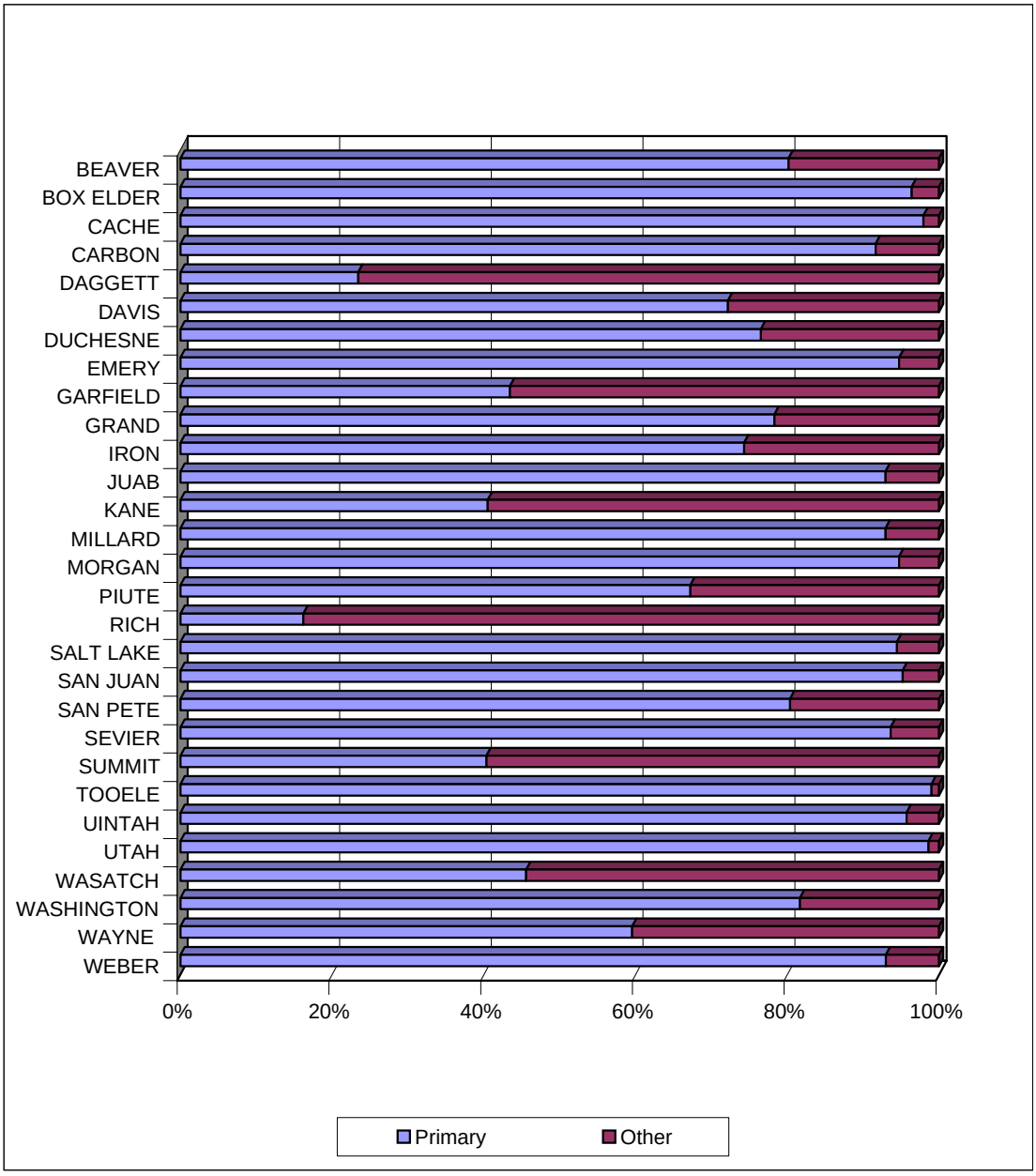


TABLE 2F

PROPERTY TAXES CHARGED BY ENTITY AND COUNTY FOR 2004

COUNTY	GENERAL COUNTY	%	SCHOOLS	%	CITIES & TOWNS	%	SPECIAL DISTRICTS	%	TOTAL TAXES CHARGED[2]
BEAVER	914,250	18%	3,609,702	71%	213,604	4%	339,228	7%	5,076,784
BOX ELDER	4,607,732	21%	13,488,305	60%	2,769,583	12%	1,466,364	7%	22,331,984
CACHE	7,654,747	21%	23,850,473	64%	5,691,641	15%	103,404	0%	37,300,265
CARBON	4,697,086	26%	11,159,580	61%	1,303,683	7%	1,167,864	6%	18,328,213
DAGGETT	639,004	42%	822,352	54%	26,968	2%	32,503	2%	1,520,827
DAVIS	19,980,255	15%	80,130,213	61%	18,023,374	14%	13,545,849	10%	131,679,691
DUCHESNE	2,617,711	27%	5,577,431	57%	601,562	6%	913,705	9%	9,710,409
EMERY	6,089,808	35%	8,336,541	48%	258,458	1%	2,703,219	16%	17,388,026
GARFIELD	481,129	13%	2,874,159	76%	264,506	7%	185,745	5%	3,805,539
GRAND	1,752,620	27%	3,794,531	59%	64,603	1%	785,818	12%	6,397,572
IRON	3,764,324	17%	14,363,781	64%	4,212,137	19%	139,133	1%	22,479,375
JUAB	1,263,774	23%	3,383,394	61%	339,424	6%	572,777	10%	5,559,369
KANE	1,335,216	26%	2,859,445	55%	434,039	8%	524,712	10%	5,153,412
MILLARD	7,124,584	36%	11,431,849	58%	441,692	2%	694,412	4%	19,692,537
MORGAN	1,597,757	33%	2,851,534	60%	171,768	4%	159,054	3%	4,780,113
PIUTE	127,438	26%	304,285	62%	36,742	8%	20,867	4%	489,332
RICH	588,561	21%	1,954,984	71%	72,758	3%	131,435	5%	2,747,738
SALT LAKE	142,674,787	19%	368,005,670	49%	134,839,123	18%	102,928,932	14%	748,448,512
SAN JUAN	1,799,050	27%	3,810,394	57%	321,673	5%	725,490	11%	6,656,607
SAN PETE	1,833,860	21%	5,558,054	63%	886,419	10%	528,589	6%	8,806,922
SEVIER	2,683,584	31%	5,081,899	59%	906,286	10%	0	0%	8,671,769
SUMMIT	12,131,743	14%	46,798,561	55%	9,838,604	12%	16,024,724	19%	84,793,632
TOOELE	2,324,227	10%	15,643,621	71%	3,199,802	14%	968,573	4%	22,136,223
UINTAH	5,384,541	27%	11,301,528	57%	392,030	2%	2,580,487	13%	19,658,586
UTAH	23,457,981	12%	130,471,912	67%	32,746,948	17%	8,496,803	4%	195,173,644
WASATCH	5,227,504	27%	11,372,931	58%	1,000,359	5%	1,956,141	10%	19,556,935
WASHINGTON	10,629,902	16%	40,353,760	61%	9,438,625	14%	6,056,846	9%	66,479,133
WAYNE	336,184	32%	700,030	66%	19,132	2%	6,067	1%	1,061,413
WEBER	28,846,691	26%	52,257,329	47%	19,154,063	17%	10,965,925	10%	111,224,008
STATEWIDE	**302,566,050**	**19%**	**882,148,248**	**55%**	**247,669,606**	**15%**	**174,724,666**	**11%**	**1,607,108,570**

[1] Percentages derived from tax rate certification records.

[2] Total taxes charged, excluding a statewide uniform fee of 1.5 percent for fee-in-lieu and aged-based vehicles are the same as appear in Table 2, column 8 of this Report. Differences may be in rounding.

MISCELLANEOUS PROPERTY TAX INFORMATION

TABLE 3

PROPERTY TAX PER CAPITA AND PROPERTY TAX AS A PERCENT OF PER CAPITA INCOME

COUNTY	2004 INCOME IN MILLIONS OF $[1]	2004 POPULATION ESTIMATE ROUNDED TO 100[2]	2004 PER CAPITA PERSONAL INCOME IN NOMINAL $[6]	2004 LOCALLY ASSESSED PROPERTY TAXES[3]	2004 PROPERTY $ TAXES PER CAPITA[4]	PROPERTY TAX PER CAPITA % OF INCOME PER CAPITA[5]
BEAVER	152	6,308	25,842	3,655,683	580	2.24%
BOX ELDER	1,040	44,654	25,337	22,862,220	512	2.02%
CACHE	2,077	100,182	21,314	42,844,166	428	2.01%
CARBON	460	19,385	23,353	9,600,770	495	2.12%
DAGGETT	17	954	18,359	860,104	902	4.91%
DAVIS	7,162	268,916	27,418	145,868,011	542	1.98%
DUCHESNE	346	14,933	23,081	7,616,891	510	2.21%
EMERY	215	10,493	20,032	3,577,800	341	1.70%
GARFIELD	98	4,625	22,205	3,740,336	809	3.64%
GRAND	182	8,611	20,937	5,643,786	655	3.13%
IRON	721	38,925	19,857	22,521,432	579	2.91%
JUAB	169	8,826	18,737	4,461,498	505	2.70%
KANE	152	6,056	24,636	5,477,471	904	3.67%
MILLARD	263	13,127	21,382	5,139,248	392	1.83%
MORGAN	180	8,249	23,601	4,964,401	602	2.55%
PIUTE	29	1,366	20,890	658,787	482	2.31%
RICH	51	2,069	24,830	2,820,126	1363	5.49%
SALT LAKE	28,481	955,166	30,451	763,434,434	799	2.62%
SAN JUAN	209	14,240	14,913	4,000,367	281	1.88%
SAN PETE	392	25,043	16,555	11,015,482	440	2.66%
SEVIER	383	19,415	19,707	10,195,870	525	2.66%
SUMMIT	1,627	35,090	48,078	85,584,400	2,439	5.07%
TOOELE	1,063	50,075	21,398	26,255,973	524	2.45%
UINTAH	557	26,224	20,877	12,842,438	490	2.35%
UTAH	8,731	410,768	21,646	210,926,950	513	2.37%
WASATCH	402	19,177	22,173	21,976,280	1146	5.17%
WASHINGTON	2,331	117,316	21,204	71,425,720	609	2.87%
WAYNE	51	2,518	20,489	1,227,736	488	2.38%
WEBER	5,335	209,547	25,571	118,201,163	564	2.21%
STATEWIDE	**62,876**	**2,442,258**	**22,927**	**1,629,399,541**	**667**	**2.91%**

[1] Utah Department of Workforce Services, Workforce Information, June 2005

[2] July 2000-2004: Utah Population Estimates Committee; 2005 Economic Report to the Governor

[3] Based upon year-end data from TC-233b Reports from each county and 2004 tax rates for each taxing area. If the majority of a county secondary residential value does not consist of local residents, the entire value of "Other Residential" is subtracted from "Total Locally Assessed" property. "Locally Assessed" includes "Totally Locally Assessed" and "Fee-in-Lieu Motor Vehicles."

[4] Per capita taxes only include locally assessed real and personal property. Since centrally assessed property taxes are generally exported, they are excluded from this calculation. Column 4 divided by Column 2.

[5] Column 5 divided by Column 3.

[6] Per Capita Personal Income for 2004 Forecast : Utah Department of Workforce Services, Workforce Information, June 2005.

TABLE 4

UTAH AVERAGE TAX RATES FOR 2004

COUNTY	NUMBER OF TAX AREAS	RANGE OF RATES MIN	RANGE OF RATES MAX	AVERAGE TAX RATES[1]
BEAVER	7	0.010514	0.013705	0.011382
BOX ELDER	59	0.009336	0.012497	0.010603
CACHE	46	0.009272	0.011877	0.011087
CARBON	18	0.009665	0.015686	0.010853
DAGGETT	7	0.007845	0.010129	0.008169
DAVIS	86	0.010201	0.014235	0.012841
DUCHESNE	22	0.012933	0.018166	0.014124
EMERY	16	0.010504	0.015670	0.012665
GARFIELD	26	0.009401	0.013616	0.010679
GRAND	11	0.009141	0.011443	0.009910
IRON	11	0.009323	0.018310	0.011577
JUAB	11	0.010851	0.015964	0.012171
KANE	11	0.007644	0.011407	0.008369
MILLARD	15	0.010054	0.013999	0.010431
MORGAN	5	0.009278	0.010881	0.009716
PIUTE	5	0.008634	0.011137	0.009337
RICH	16	0.007879	0.010362	0.008511
SALT LAKE	243	0.011852	0.018532	0.014792
SAN JUAN	9	0.014200	0.017915	0.015054
SAN PETE	19	0.009666	0.013454	0.011488
SEVIER	15	0.010909	0.013360	0.012200
SUMMIT	66	0.008223	0.013041	0.010858
TOOELE	29	0.010218	0.014053	0.012588
UINTAH	27	0.009578	0.013544	0.010558
UTAH	86	0.010757	0.015673	0.011848
WASATCH	26	0.010075	0.013510	0.010653
WASHINGTON	42	0.009370	0.013775	0.010997
WAYNE	7	0.007215	0.008272	0.007352
WEBER	200	0.011076	0.016708	0.014105
STATEWIDE	**1141**	**0.009434**	**0.013825**	**0.010777**

[1]" Average Tax Rates" are computed by dividing total locally and centrally-assessed taxes charged from Table 2 by total taxable value, excluding motor vehicle fee-in-lieu value from Table 1.

TABLE 5

HISTORICAL AVERAGE TAX RATES BY COUNTY[1]

COUNTY	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
BEAVER	0.010573	0.009927	0.010096	0.009746	0.009406	0.011319	0.010938	0.011297	0.011174	0.011382
BOX ELDER	0.010267	0.010023	0.009801	0.009170	0.009793	0.009921	0.010155	0.010549	0.010302	0.010603
CACHE	0.011270	0.010348	0.010626	0.009941	0.009956	0.010129	0.009846	0.010008	0.010576	0.011087
CARBON	0.013150	0.012360	0.011964	0.011320	0.011057	0.010443	0.010658	0.010034	0.011447	0.010853
DAGGETT	0.008159	0.007412	0.007376	0.006725	0.007389	0.007181	0.006984	0.006782	0.008432	0.008169
DAVIS	0.014408	0.013168	0.013151	0.012063	0.012134	0.012280	0.012248	0.011713	0.012728	0.012841
DUCHESNE	0.014761	0.013547	0.013556	0.012591	0.012089	0.014535	0.014303	0.014589	0.014290	0.014124
EMERY	0.013393	0.013293	0.014086	0.012427	0.012962	0.013558	0.014613	0.014115	0.013046	0.012665
GARFIELD	0.011508	0.010890	0.011556	0.009585	0.011570	0.010354	0.010219	0.010082	0.011167	0.010679
GRAND	0.013171	0.012275	0.011408	0.010811	0.010299	0.010465	0.010513	0.010439	0.010223	0.009910
IRON	0.012847	0.012066	0.011446	0.012116	0.011711	0.011513	0.011863	0.011580	0.011731	0.011577
JUAB	0.010840	0.012501	0.012022	0.011213	0.011393	0.011966	0.012687	0.012201	0.012218	0.012171
KANE	0.009177	0.008722	0.008225	0.007660	0.008061	0.008701	0.009292	0.008976	0.009055	0.008369
MILLARD	0.009455	0.008742	0.009066	0.009229	0.009213	0.009413	0.009297	0.010302	0.010229	0.010431
MORGAN	0.010813	0.010486	0.010159	0.009229	0.009132	0.008576	0.008303	0.008825	0.009344	0.009716
PIUTE	0.013048	0.010585	0.011204	0.011658	0.010528	0.010309	0.009929	0.009612	0.009429	0.009337
RICH	0.010571	0.009987	0.009845	0.009373	0.008904	0.008683	0.008763	0.008596	0.007691	0.008511
SALT LAKE	0.015034	0.014053	0.001350	0.012896	0.014282	0.014126	0.014468	0.014403	0.014642	0.014792
SAN JUAN	0.016194	0.015900	0.014996	0.014388	0.015417	0.015131	0.014652	0.015414	0.015464	0.015054
SAN PETE	0.013959	0.012510	0.012757	0.011135	0.010973	0.010276	0.010336	0.010038	0.010559	0.011488
SEVIER	0.012412	0.010942	0.010785	0.009895	0.009754	0.011637	0.012763	0.012378	0.012554	0.012200
SUMMIT	0.001150	0.010495	0.011082	0.009374	0.010555	0.010301	0.009993	0.010144	0.010144	0.010858
TOOELE	0.012250	0.011496	0.011293	0.011700	0.012094	0.011286	0.012796	0.012424	0.012608	0.012588
UINTAH	0.010986	0.010796	0.011867	0.011891	0.011140	0.010974	0.010584	0.010913	0.010893	0.010558
UTAH	0.011345	0.010437	0.010954	0.010602	0.010994	0.010876	0.010706	0.010754	0.011364	0.011848
WASATCH	0.009997	0.010551	0.009368	0.009612	0.009906	0.009546	0.009436	0.009836	0.010017	0.010653
WASHINGTON	0.011697	0.011018	0.011738	0.011265	0.010902	0.011276	0.010864	0.014029	0.011009	0.010997
WAYNE	0.008623	0.007398	0.006088	0.005775	0.006613	0.006527	0.006168	0.006270	0.007491	0.007352
WEBER	0.016123	0.015037	0.014613	0.014193	0.014808	0.014388	0.013637	0.013706	0.013793	0.014105

1Average tax rates are computed by dividing total locally and centrally assessed taxes charged by total taxable value, excluding motor vehicle fee-in-lieu value.

FIGURE 17

AVERAGE TAX RATES
EXCLUDING MOTOR VEHICLE FEE-IN-LIEU
RANKED BY COUNTY FOR 2004

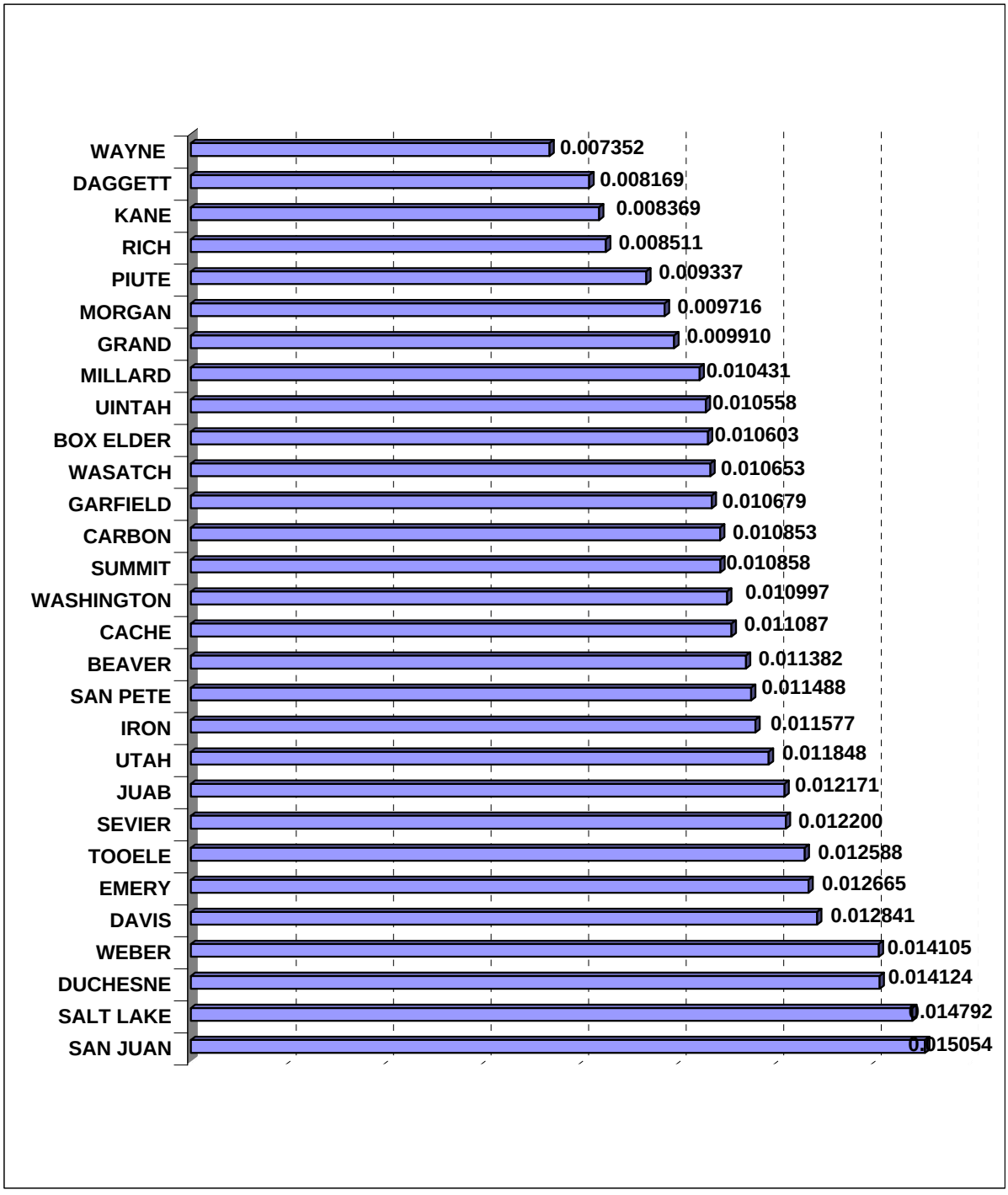


TABLE 6

2004 ESTIMATED AVERAGE HOUSE VALUES, PROPERTY TAXES AND TAX DOLLAR DISTRIBUTIONS BY COUNTY

COUNTY	2004 AVERAGE ESTIMATED RESIDENTIAL SALES PRICE[1]	2004 PRIMARY RESIDENTIAL EFFECTIVE TAX RATE[2]	PROPERTY TAX	DOLLAR DISTRIBUTION OF PROPERTY TAX			
				COUNTIES	SCHOOL DISTRICTS	CITIES & TOWNS	SPECIAL DISTRICTS
BEAVER	89,023	0.006490	578	104	411	24	0
BOX ELDER	128,989	0.006136	791	163	478	98	53
CACHE	142,210	0.006103	868	178	555	132	2
CARBON	90,554	0.006651	602	154	367	43	38
DAGGETT	135,150	0.004672	631	265	341	11	13
DAVIS	197,187	0.007029	1386	210	843	190	143
DUCHESNE	104,974	0.008400	882	238	506	55	83
EMERY	74,876	0.007819	585	205	281	9	91
GARFIELD	106,361	0.006382	679	86	513	47	33
GRAND	144,331	0.005573	804	220	477	8	99
IRON	143,486	0.006440	924	155	590	173	6
JUAB	125,137	0.007123	891	203	542	54	92
KANE	132,076	0.005090	672	174	373	57	68
MILLARD	91,036	0.006393	582	211	338	13	21
MORGAN	192,078	0.005479	1052	352	628	38	35
PIUTE	88,250	0.005229	461	120	287	35	20
RICH	105,000	0.004897	514	110	366	14	25
SALT LAKE	199,259	0.008172	1628	310	801	293	224
SAN JUAN	88,557	0.009067	803	217	460	39	88
SAN PETE	121,548	0.006664	810	169	511	82	49
SEVIER	95,000	0.006911	657	203	385	69	0
SUMMIT	408,073	0.006088	2484	355	1371	288	470
TOOELE	138,995	0.007214	1003	105	709	145	44
UINTAH	137,737	0.006218	856	235	492	17	112
UTAH	209,084	0.006538	1367	164	914	229	60
WASATCH	241,593	0.005998	1449	387	843	74	145
WASHINGTON	154,126	0.006091	939	150	570	133	86
WAYNE	88,750	0.004079	362	115	239	7	2
WEBER	171,473	0.007715	1323	343	622	228	130
STATEWIDE[3]	**142,928**	**0.006437**	**917**	**173**	**503**	**141**	**100**

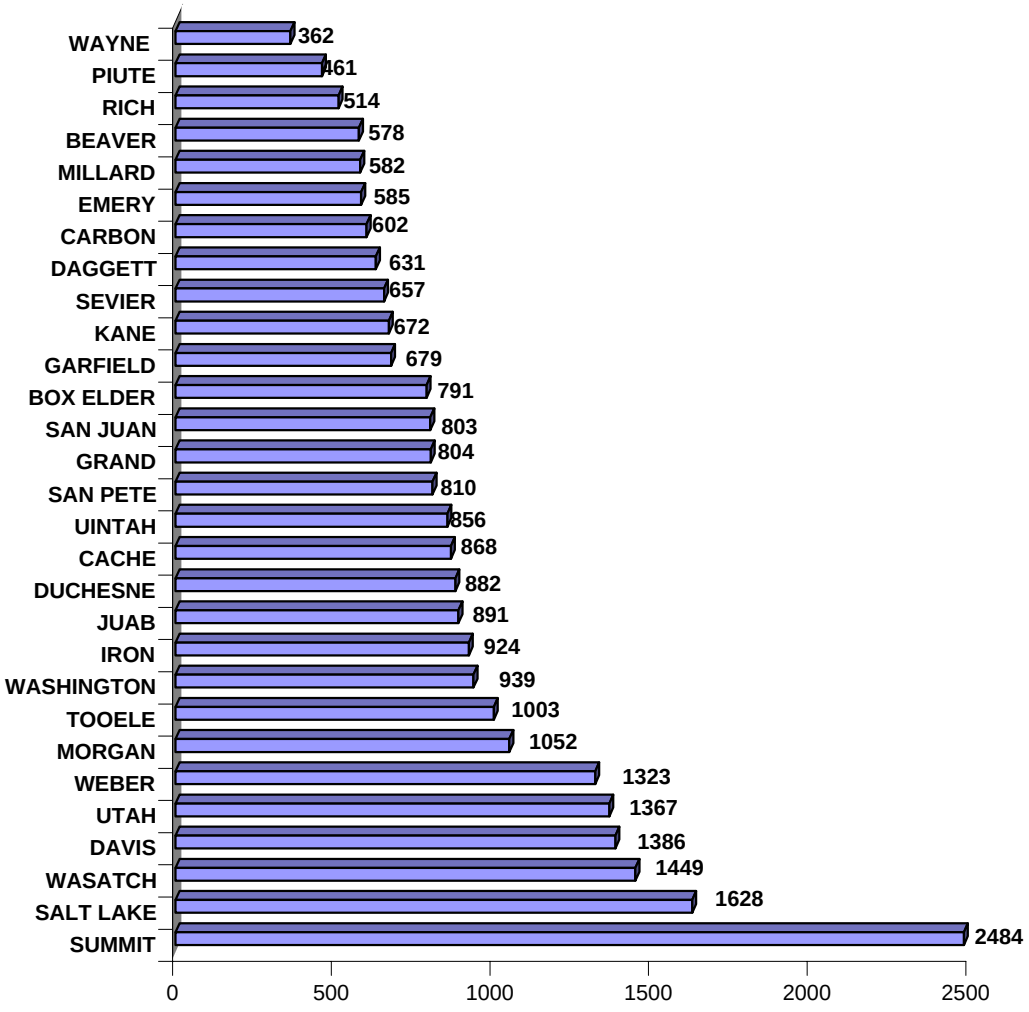
[1] Property Tax "Sales Ratio Link" access 2004 / Wasatch Front Salt Lake Tribune / Board of Realtors

[2]Effective tax rate equals the total residential taxes charged divided by the total residential market values.

[3]Each county receives equal weight (unweighted average).

FIGURE 18

ESTIMATED AVERAGE RESIDENTIAL PROPERTY TAX
RANKED BY COUNTY FOR 2004



Tax Based on the Average Residential Sales Price

TABLE 7

UTAH'S 25 LARGEST CENTRALLY ASSESSED COMPANIES FOR 2004 RANKED FROM LARGEST TO SMALLEST[1]

COMPANY NAME	SIC CODE[2]	ECONOMIC ACTIVITY
PACIFICORP	4911	ELECTRIC SERVICE
INTERMOUNTAIN POWER AGENCY	4811	ELECTRIC SERVICE
KENNECOTT CORPORATION	4911	COPPER MINING
QWEST COMMUNICATIONS	3331	COMMUNICATIONS
KERN RIVER PIPELINE CO	4011	NATURAL GAS
CONOCOPHILLIPS PETROLEUM COMPANY	4011	OIL & GAS
QUESTAR CORPORATION	2911	PETROLEUM PRODUCTION
DESERET GENERATION & TRANSMISSION	4911	ELECTRIC SERVICE
DELTA AIR LINES INC	4512	AIRLINES
SKYWEST AIRLINES	4512	AIRLINES
UNION PACIFIC CORPORATION	4922	RAILROADS
MERIT ENERGY COMPANY	4011	OIL & GAS
QUESTAR PIPELINES	4011	NATURAL GAS
VERIZON WIRELESS FKA AIR TOUCH	3669	COMMUNICATIONS
ANAKARKO PETROLEUM CORP	4011	OIL & GAS
WESTPORT OIL & GAS COMPANY	4011	OIL & GAS
AT & T WIRELESS	3669	COMMUNICATIONS
AT & T COMM fka AMERICAN T&T	3669	COMMUNICATIONS
QEP UINTA BASIN INC	4011	OIL & GAS
T-MOBILE USA fka VOICE STREAM	3669	COMMUNICATIONS
CANYON FUEL COMPANY LLC SUFCO	1211	COAL MINING
EOG RESOURCES INC	4011	OIL & GAS
SOUTHWEST AIRLINES	4512	AIRLINES
INLAND PRODUCTION CO	4011	OIL & GAS
CANYON FUEL COMPANY LLC DUGO	1211	COAL MINING
SPRINT SPECTRUM PCS	3669	COMMUNICATIONS

[1]Source: Utah State Tax Commission, Property Tax Division.
[2]SIC Code: Four Digit Standard Industrial Classification.

FIGURE 19

TAXABLE VALUE FOR UTAH'S 25 LARGEST
CENTRALLY ASSESSED COMPANIES FOR 2004

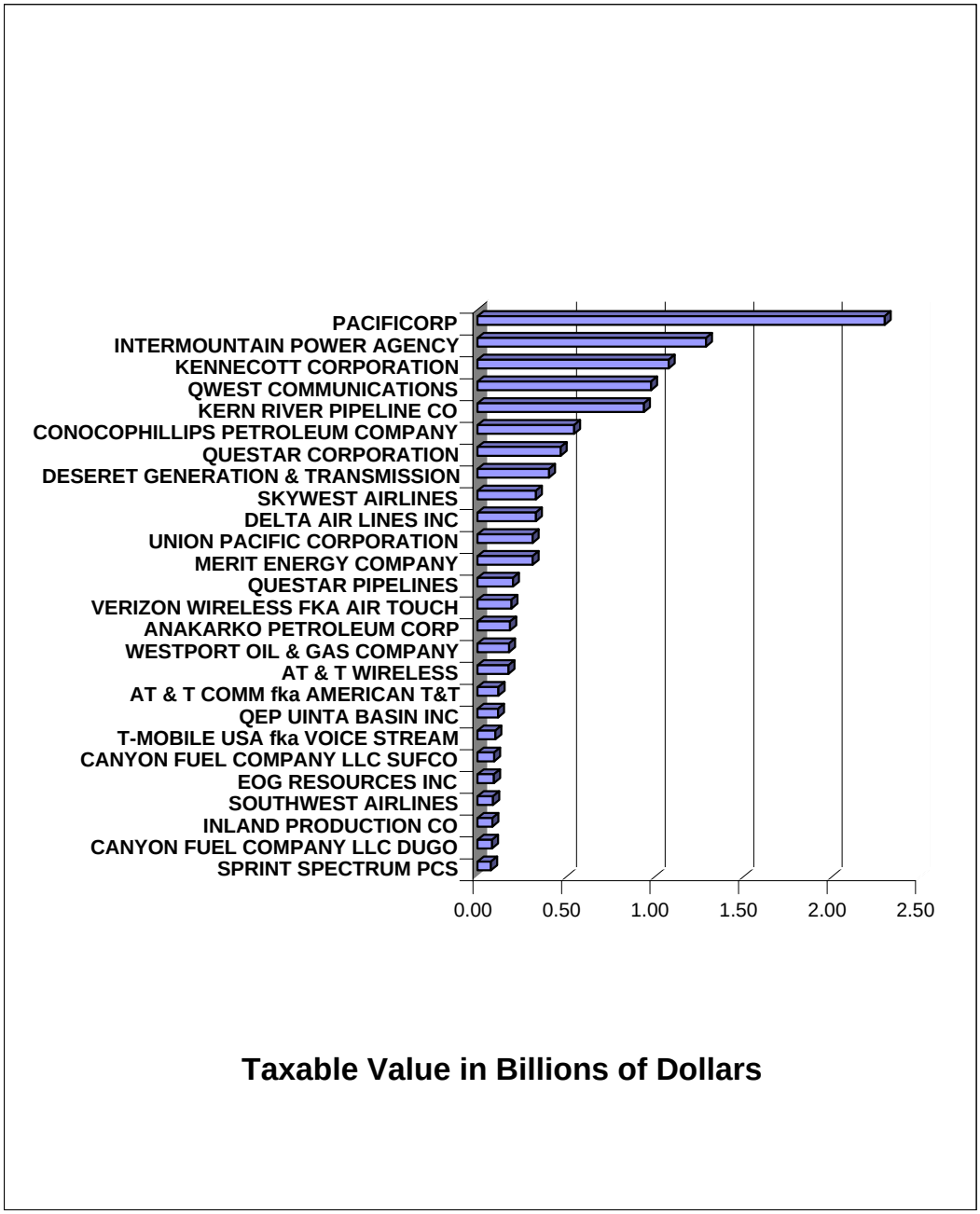


TABLE 8

THE LARGEST CENTRALLY ASSESSED COMPANIES FOR EACH OF UTAH'S COUNTIES FOR THE 2004 ASSESSMENT YEAR

COUNTY NAME	COMPANY NAME
BEAVER	KERNRIVER TRANSMISSION CO
BOX ELDER	PACIFICORP (Utah Power & Light)
CACHE	PACIFICORP (Utah Power & Light)
CARBON	CONOCOPHILIPS COMPANY
DAGGETT	QUESTAR PIPELINES
DAVIS	QUEST CORP fka US WEST COMM
DUCHESNE	INLAND PRODUCITON CO
EMERY	PACIFICORP (Utah Power & Light)
GARFIELD	SOUTH CENTRAL UTAH TELEPHONE CO
GRAND	MID AMERICA PIPELINE CO
IRON	KERN RIVER TRANSMISSIN CO
JUAB	PACIFICORP
KANE	GARKANE ENERGY COOP INC
MILLARD	INTERMOUNTAIN POWER AGENCY
MORGAN	KERN RIVER TRANSMISSIN CO
PIUTE	PACIFICORP (Utah Power & Light)
RICH	PACIFICORP (Utah Power & Light)
SALT LAKE	KENNECOTT UTAH COPPER CORP
SAN JUAN	MOBILE EXPLORATION & PROD
SAN PETE	PACIFICORP (Utah Power & Light)
SEVIER	CANYON FUEL COMPANY
SUMMIT	MERIT ENERGY COMPANY
TOOELE	PACIFICORP
UINTAH	DESERET GENERATION & TRANS
UTAH	QWEST COMMUNICATIONS
WASATCH	PACIFICORP (Utah Power & Light)
WASHINGTON	KERN RIVER TRANSMISSION CO
WAYNE	GARKANE POWER ASSOC INC
WEBER	PACIFICORP (Utah Power & Light)

TABLE 9

HISTORY OF TAX INCREMENT FUNDS TAKEN BY REDEVELOPMENT AGENCIES

REDEVELOPMENT AGENCY	2000 & PRIOR	2001	2002	2003	2004	TOTAL
Brigham City RDA	3,234,844	353,719	401,896	334,390	339,968	4,664,817
Garland City RDA	68,374	9,063	10,650	12,674	14,092	114,853
Tremonton City RDA	1,325,267	451,945	483,800	481,904	950,933	3,693,849
Elwood City RDA					13,413	13,413
Box Elder County RDA	238,109	302,000	301,000	330,000	406,130	1,577,239
Price City RDA	2,105,512	149,485	157,919	117,736	103,716	2,634,368
Helper City RDA	211,214	8,007	8,074	8,947	9,320	245,562
Wellington City RDA	0	0	3,524	4,035	4,124	11,683
Carbon County	0	0	56,973	125,505	123,106	305,584
Logan City RDA	4,356,146	780,507	855,604	1,158,627	1,319,642	8,470,526
Smithfield City RDA	606,219	116,826	161,000	171,935	190,000	1,245,980
Bountiful City RDA	6,960,484	695,706	560,602	532,921	102,298	8,852,011
Centerville City RDA	1,562,241	615,527	506,783	513,803	570,680	3,769,034
Clearfield City RDA	1,998,904	893,847	982,561	954,007	1,320,875	6,150,194
Clinton City RDA	59,954	23,933	31,629	25,740	25,425	166,681
Farmington City RDA	889,914	198,543	199,251	216,719	282,794	1,787,221
North Salt City Lake	597,964	181,905	35,944	37,556	37,219	890,588
Sunset City RDA	422,907	46,969	64,983	65,734	50,639	651,232
West Bountiful City RDA	2,102,236	231,893	102,475	337,007	220,657	2,994,268
Woods Cross City RDA	2,561,137	492,898	414,105	540,926	574,246	4,583,312
Roosevelt City RDA	581,496	20,000	20,000	20,000	20,000	661,496
Cedar City RDA	4,484,632	624,307	616,455	695,214	673,343	7,093,951
Fillmore City RDA	0	0	283,166	291,653	282,096	856,915
Morgan County RDA	89,913	30,718	40,000	40,000	46,636	247,267
Garden City RDA	301,043	91,718	96,605	88,035	97,233	674,634
Salt Lake City RDA	217,094,097	19,531,865	23,608,688	22,917,592	36,949,118	320,101,360
Murray City RDA	11,234,310	539,847	577,151	801,000	770,734	13,923,042
Sandy City RDA	19,017,708	4,122,597	3,974,909	4,056,818	4,613,353	35,785,385
Draper City RDA	6,537,681	1,513,363	1,781,847	1,959,381	1,638,988	13,431,260
Midvale City RDA	783,503	240,000	240,000	0	0	1,263,503
South Jordan City RDA	2,480,588	1,584,879	1,980,237	2,121,946	2,446,643	10,614,293
West Jordan City RDA	3,046,276	1,849,081	1,927,527	1,864,268	1,001,561	9,688,713
Riverton City RDA	187,290	615,491	659,228	819,410	835,998	3,117,417
South Salt Lake City RDA	8,214,844	922,754	795,067	820,383	760,606	11,513,654
West Valley City RDA	15,669,531	2,727,315	4,451,724	4,958,170	4,772,138	32,578,878
Salt Lake County RDA(Ft Union)	170,000	448,063	436545	424,600	426,416	1,905,624
Salt Lake County RDA (Magna)	73,178	79,000	79,000	10,000	43,672	284,850
Salt Lake County RDA (Cottowood Co	3,336,054	983,936	1,772,161	0	1,619,051	7,711,202
Salt Lake County RDA (Arbor Park)	745,446	205,426	218,434	49,000	60,000	1,278,306
Ephriam City RDA	776,847	30,412	18,817	23,644	25,000	874,720
Mt Pleasant City RDA	635,175	18,557	19,000	23,910	28,000	724,642
Richfield City RDA	1,544,620	170,000	159,428	191,866	178,308	2,244,222
Park City RDA	30,489,311	2,937,500	3,116,675	3,409,202	3,473,064	43,425,752
Summit County RDA	2,251,282	80,000	75,000	60,000	0	2,466,282
Tooele City RDA	4,151,353	944,230	810,520	1,023,265	1,016,310	7,945,678
Naples City RDA	255,187	21,407	42,400	43,923	38,418	401,335
American Fork City RDA	2,893,102	575,056	644,467	664,957	818,730	5,596,313
Lehi City RDA	13,088,725	3,847,300	861,791	2,428,202	2,282,146	22,508,164
Lindon City RDA	3,384,908	708,981	749,318	724,892	783,089	6,351,188
Orem City RDA	16,080,820	1,483,942	1,657,362	2,049,568	2,067,560	23,339,253
Pleasant Grove City RDA	319,723	199,787	199,416	213,290	178,416	1,110,633
Payson City RDA	637,427	341,728	354,317	372,690	336,894	2,043,056
Spanish Fork City RDA	5,414,814	766,036	576,442	381,721	368,859	7,507,873
Provo City RDA	6,233,722	1,353,460	1,378,968	1,155,375	1,148,050	11,269,575
Hurricane City RDA	3,983,600	655,366	200,000	375,000	675,000	5,888,966
St. George City RDA	6,315,557	600,000	725,000	695,000	1,042,700	9,378,257
Ogden City RDA	37,023,839	3,345,034	4,315,188	4,839,755	5,796,788	55,320,604
Roy City RDA	8,638,647	643,425	490,421	156,335	699,115	10,627,943
South Ogden City RDA	783,611	124,043	102,074	104,343	112,167	1,226,238
North Ogden City RDA	345,301	213,979	209,167	359,472	242,885	1,370,804
Washington Terrace City RDA	1,635,219	292,284	324,151	353,022	394,923	2,999,599
Riverdale City RDA	4,491,420	631,864	702,885	413,023	904,111	7,143,303
Weber County RDA	4,746,010	799,242	800,000	800,000	694,577	7,839,829
Total State Wide	479,469,236	62,466,766	67,430,326	68,770,091	87,021,973	765,158,392

Based on information from the Utah State Board of Education

TABLE 10

UTAH ASSESSMENT/SALES RATIO PERFORMANCE MEASURES FOR SELECTED PROPERTY TYPES FOR 2004[3]

	Measure of Central Tendency			Measure of Dispersion(COD/C0V)		
COUNTY	**RES**	**VAC**	**COM**	**RES**	**VAC**	**COM**
BEAVER	95.50 [2]	98.63 [1]	N/A	19.14 [2]	28.18 [1]	N/A
BOX ELDER	96.77 [2]	91.30 [1]	100.36 [1]	11.55 [2]	21.88 [1]	19.11 [1]
CACHE	97.00 [2]	1.01 [2]	96.2 [1]	8.35 [2]	10.90 [2]	22.33 [1]
CARBON	95.44 [2]	96.53 [1]	N/A	14.29 [2]	23.61 [1]	N/A
DAGGETT	94.72 [1]	1.02 [1]	N/A	15.95 [1]	14.18 [1]	N/A
DAVIS	94.63 [2]	96.43 [2]	92.78 [1]	10.06 [2]	19.81 [2]	100.44 [1]
DUCHESNE	92.12 [1]	93.41 [2]	N/A	19.08 [1]	26.27 [2]	N/A
EMERY	97.68 [1]	N/A	N/A	17.73 [1]	N/A	N/A
GARFIELD	93.89 [1]	99.41 [1]	N/A	21.82 [1]	43.00 [1]	N/A
GRAND	94.03 [1]	96.33 [1]	88.28 [1]	12.55 [1]	10.39 [1]	31.66 [1]
IRON	99.57 [2]	100.00 [2]	92.99 [1]	10.93 [2]	22.52 [2]	28.82 [1]
JUAB	99.11 [1]	93.74 [1]	N/A	16.51 [1]	9.21 [1]	N/A
KANE	90.94 [1]	96.60 [2]	N/A	21.45 [1]	27.83 [2]	N/A
MILLARD	90.00 [2]	91.35 [1]	N/A	18.70 [2]	29.43 [1]	N/A
MORGAN	99.75 [1]	101.62 [2]	N/A	14.17 [1]	10.80 [2]	N/A
PIUTE	93.88 [1]	93.37 [2]	N/A	10.41 [1]	17.49 [2]	N/A
RICH	90.79 [1]	95.70 [1]	N/A	20.50 [1]	27.03 [1]	N/A
SALT LAKE	97.24 [2]	98.83 [2]	100 [2]	4.36 [2]	11.25 [2]	6.24 [2]
SAN JUAN	101.00 [1]	91.64 [1]	N/A	13.41 [1]	7.53 [1]	N/A
SAN PETE	95.00 [1]	94.00 [1]	N/A	19.32 [1]	35.07 [1]	N/A
SEVIER	97.54 [1]	96.18 [1]	97.85 [2]	17.51 [1]	41.88 [1]	10.04 [1]
SUMMIT	93.07 [2]	93.40 [2]	81.09 [1]	12.58 [2]	17.74 [2]	26.08 [1]
TOOELE	93.05 [2]	99.85 [1]	99.33 [1]	10.19 [2]	12.16 [1]	18.73 [1]
UINTAH	97.38 [2]	98.89 [1]	N/A	8.57 [2]	39.25 [1]	N/A
UTAH	96.22 [2]	95.16 [2]	91.24 [2]	8.38 [2]	11.35 [2]	17.48 [2]
WASATCH	95.76 [2]	97.42 [1]	97.47 [1]	11.63 [2]	24.00 [1]	15.13 [1]
WASHINGTON	97.90 [2]	95.39 [2]	95.15 [1]	6.56 [2]	17.72 [2]	6.82 [1]
WAYNE	92.55 [1]	88.84 [1]	N/A	15.90 [1]	27.32 [1]	N/A
WEBER	96.22 [2]	98.25 [2]	97.21 [1]	9.71 [2]	11.27 [2]	15.42 [1]

NA=Less than 10 sales, statistical data is not displayed because they are not deemed reliable

[1] Normal distribution:

Mean represents central tendency.

COV (coefficient of variation) represents dispersion.

[2] Non-Normal distribution:

Median represents central tendency.

COD (coefficient of dispersion) represents dispersion.

[3] Res - Residential Property; Vac = Vacant Land; Com = Locally Assessed commercial property.

TABLE 11

REPORT OF TAX RELIEF GRANTED FOR 2004

	VETERANS TAX RELIEF		BLIND TAX RELIEF		INDIGENT TAX RELIEF		[1] REIMBURSEABLE CIRCUIT BREAKER		[2] NON-REIMBURSEABLE CIRCUIT BREAKER		TOTAL TAX RELIEF	
	NUMBER	AMOUNT	NUMBER	AMOUNT	NUMBER	AMOUNT	NUMBER	AMOUNT	NUMBER	AMOUNT	NUMBER	AMOUNT
BEAVER	15	6,651.39	2	269.16	32	3,213.73	107	35,999.50	46	7,297.03	202	53,430.81
BOX ELDER	146	52,579.85	26	2,592.12	169	33,880.17	352	131,864.10	261	56,966.43	954	277,882.67
CACHE	157	65,722.59	27	3,088.83	321	33,912.12	564	216,677.96	467	104,656.90	1,536	424,058.40
CARBON	92	34,717.94	26	3,409.30	145	16,664.56	287	81,983.67	151	22,231.84	701	159,007.31
DAGGETT	7	942.18	4	312.57	2	348.68	4	1,180.10	4	295.27	21	3,078.80
DAVIS	1,986	761,377.68	160	23,509.43	836	187,201.87	931	278,042.99	799	141,405.93	4,712	1,391,537.90
DUCHESNE	83	20,884.65	12	1,079.67	186	11,984.51	298	83,492.86	128	23,430.09	707	140,871.78
EMERY	32	13,191.80	5	597.91	6	1,329.37	102	28,135.56	51	7,735.00	196	50,989.64
GARFIELD	19	7,659.40	0	0.00	4	396.35	118	32,663.40	55	8,500.66	196	49,219.81
GRAND	18	5,307.01	1	234.20	79	10,380.29	160	50,348.12	108	19,131.56	366	85,401.18
IRON	102	43,299.27	12	1,512.57	169	16,017.11	285	90,322.49	194	39,112.16	762	190,263.60
JUAB	29	14,696.38	4	599.24	12	3,650.16	111	24,942.66	146	54,447.54	302	98,335.98
KANE	30	7,450.81	3	345.00	32	2,838.39	57	9,456.04	116	33,972.38	238	54,062.62
MILLARD	32	9,512.12	10	1,004.92	19	3,137.37	183	55,980.60	79	12,537.04	323	82,172.05
MORGAN	35	12,043.89	8	932.60	24	2,618.26	35	13,265.78	33	7,587.75	135	36,448.28
PIUTE	5	2,031.90	0	0.00	5	625.00	61	13,322.94	18	1,714.47	89	17,694.31
RICH	14	3,594.03	0	0.00	0	0.00	25	6,054.37	2	79.58	41	9,727.98
SALT LAKE	2,535	1,369,092.00	769	129,408.00	1,548	338,979.00	4,449	1,527,838.00	3,856	1,462,434.00	13,157	4,827,751.00
SAN JUAN	36	14,320.61	3	613.89	46	3,872.93	118	43,014.65	82	17,023.19	285	78,845.27
SANPETE	79	32,192.24	15	1,907.55	166	21,832.82	370	135,315.91	219	40,253.85	849	231,502.37
SEVIER	48	17,870.51	11	1,110.12	197	23,496.21	401	133,286.69	233	42,864.95	890	218,628.48
SUMMIT	97	32,437.75	7	928.86	152	61,562.11	341	68,868.91	89	23,735.42	686	187,533.05
TOOELE	212	98,958.25	27	3,634.73	217	27,384.76	333	103,595.14	293	63,395.63	1,082	296,968.51
UINTAH	120	33,126.72	11	1,356.18	6	1,051.91	304	92,301.69	172	30,673.60	613	158,510.10
UTAH	582	258,126.47	216	26,072.99	2,114	263,410.88	2,268	779,499.53	2,073	625,338.32	7,253	1,952,448.19
WASATCH	33	10,806.61	9	897.17	64	7,411.91	120	52,631.78	113	29,453.47	339	101,200.94
WASHINGTON	439	180,440.48	79	9,615.56	601	81,815.91	997	318,486.01	791	179,046.18	2,907	769,404.14
WAYNE	11	1,995.44	1	82.97	0	0.00	34	8,514.40	4	309.40	50	10,902.21
WEBER	1115	490,977.00	211	32,307.00	638	112,123.00	1624	520,338.00	1351	373,643.00	4939	1,529,388.00
TOTAL	**8,109**	**3,602,006.97**	**1,659**	**247,422.54**	**7,790**	**1,271,139.38**	**15,039**	**4,937,423.85**	**11,934**	**3,429,272.64**	**44,531**	**13,487,265.38**

[1] Circuit Breaker funded from the State General Fund.

[2] Circuit Breaker funded by the counties.

FIGURE 20

STATEWIDE TAX RELIEF BY CATEGORY FOR 2004

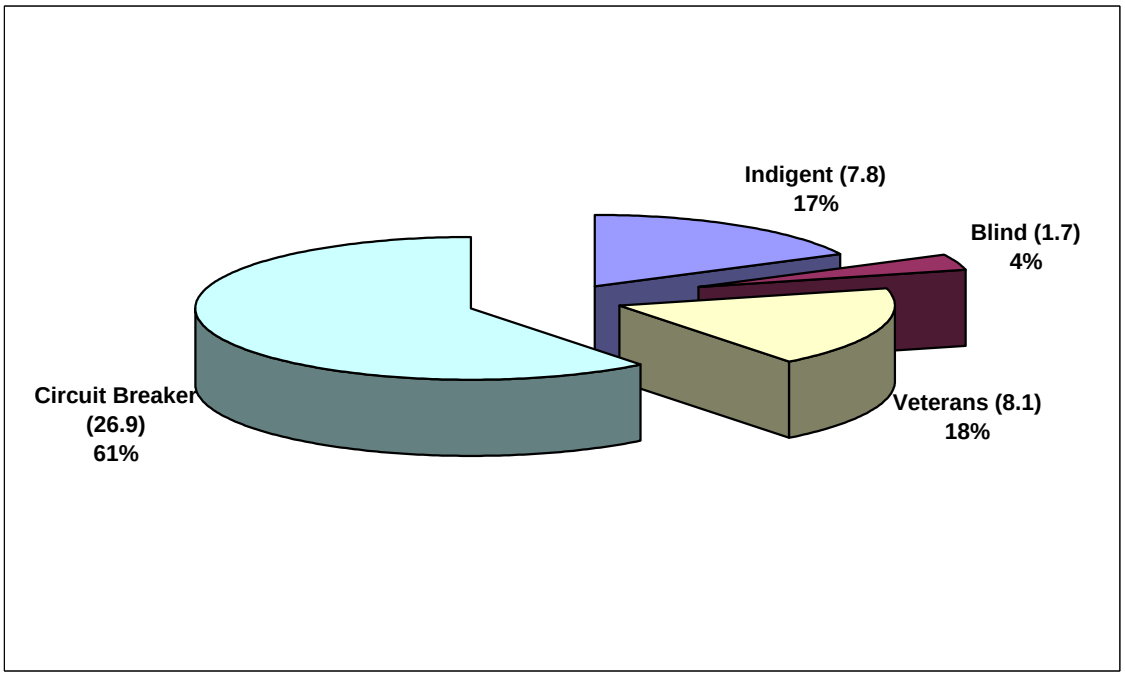


FIGURE 21

STATEWIDE TAX RELIEF BY CATEGORY FOR 2004

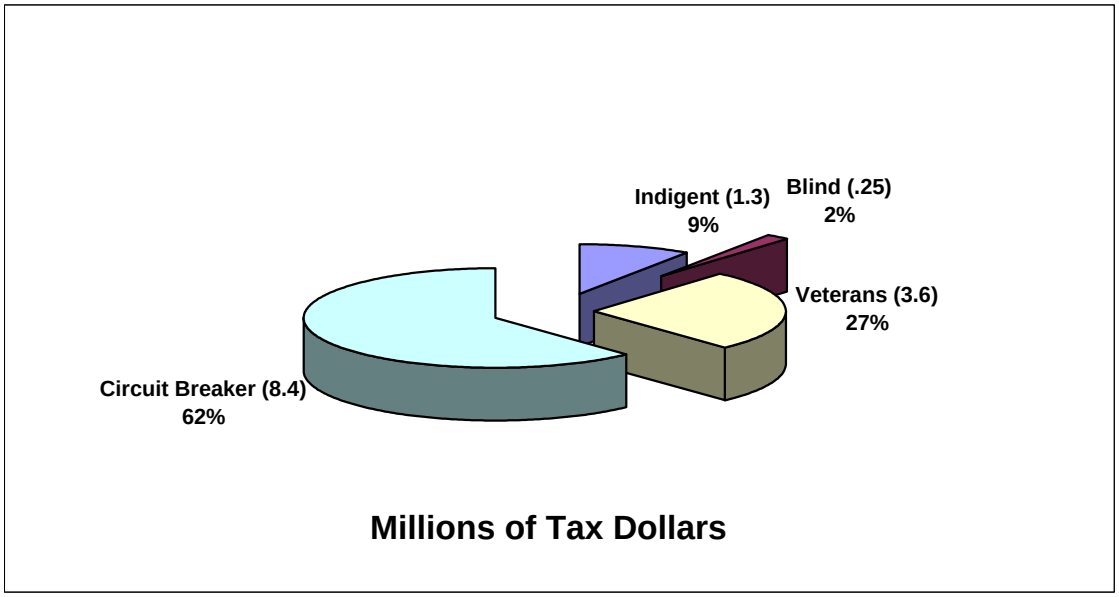


Table 12

2004 REAL PROPERTY PARCEL COUNT

COUNTY	RESIDENTIAL PRIMARY USE	RESIDENTIAL NON PRIMARY USE	TOTAL RESIDENTIAL	COMMERCIAL	TOTAL RESIDENTIAL & COMMERCIAL	FAA	OTHER	TOTAL PARCEL COUNT
BEAVER	2,108	458	2,566	222	2,788	1,926	2,779	7,493
BOX ELDER	13,034	164	13,198	990	14,188	9,377	7,928	31,493
CACHE	22,994	503	23,497	1,507	25,004	7,714	6,702	39,420
CARBON	7,177	729	7,906	596	8,502	1,654	4,008	14,164
DAGGETT	256	713	969	72	1,041	303	1,472	2,816
DAVIS	68,836	236	69,072	2,959	72,031	1,925	11,867	85,823
DUCHESNE	4,859	2,343	7,202	444	7,646	4,858	1,094	13,598
EMERY	3,322	250	3,572	251	3,823	2,211	3,189	9,223
GARFIELD	1,589	1,212	2,801	229	3,030	1,780	4,250	9,060
GRAND	2,756	376	3,132	449	3,581	323	2,305	6,209
IRON	10,075	2,625	12,700	858	13,558	3,933	20,765	38,256
JUAB	2,762	31	2,793	201	2,994	3,265	2,779	9,038
KANE	2,265	2,660	4,925	292	5,217	1,757	8,750	15,724
MILLARD	3,892	390	4,282	397	4,679	5,437	5,069	15,185
MORGAN	2,333	127	2,460	123	2,583	2,142	1,323	6,048
PIUTE	549	236	785	64	849	976	867	2,692
RICH	696	1,374	2,070	133	2,203	2,316	4,072	8,591
SALT LAKE	255,018	3,209	258,227	21,613	279,840	3,366	25,391	308,597
SAN JUAN	2,268	155	2,423	338	2,761	2,473	2,013	7,247
SAN PETE	6,496	2,974	9,470	571	10,041	9,321	8,282	27,644
SEVIER	6,531	706	7,237	624	7,861	4,319	4,393	16,573
SUMMIT	11,612	9,435	21,047	923	21,970	3,537	10,011	35,518
TOOELE	13,209	518	13,727	526	14,253	2,768	5,210	22,231
UINTAH	7,847	655	8,502	1,112	9,614	4,370	9,105	23,089
UTAH	105,933	516	106,449	6,174	112,623	10,654	13,257	136,534
WASATCH	5,270	2,839	8,109	383	8,492	2,266	6,136	16,894
WASHINGTON	33,332	5,138	38,470	2,017	40,487	2,585	68,253	111,325
WAYNE	892	370	1,262	149	1,411	1,026	1,372	3,809
WEBER	62,216	1,264	63,480	4,985	68,465	4,028	14,927	87,420
STATEWIDE	**660,127**	**42,206**	**702,333**	**49,202**	**751,535**	**102,610**	**257,569**	**1,111,714**