

**TABLE 1: 2005 TAXES ON HOMES IN 112 METROPOLITAN COMMUNITIES<sup>1</sup>**

Community (School District)	\$222,189 HOME** (uniform value)		AVERAGE VALUE HOME (ranked by highest effective tax rate)***					
	2005 Property Tax	2005 Tax Rank	2005 Average MV	2005 Property tax	2004 Effective Tax Rate	2004 ETR Rank	2005 Effective Tax Rate	2005 ETR Rank
<b>ANOKA COUNTY</b>								
Andover (11)	\$2,149	85	\$232,176	\$2,262	0.967%	88	0.974%	81
Anoka (11)	\$2,337	59	\$172,329	\$1,729	1.026%	75	1.004%	70
Blaine (11)	\$2,242	73	\$191,523	\$1,882	0.991%	82	0.982%	77
Burns Twp (15)	\$1,565	111	\$248,895	\$1,797	0.730%	111	0.722%	110
Centerville (12)	\$2,795	13	\$207,273	\$2,583	1.246%	21	1.246%	14
Circle Pines (12)	\$2,724	17	\$173,496	\$2,045	1.159%	37	1.179%	21
Columbia Heights (13)	\$2,379	51	\$149,103	\$1,474	1.004%	80	0.989%	76
Columbus Twp (831)	\$2,124	88	\$229,690	\$2,208	1.023%	76	0.961%	84
Coon Rapids (11)	\$2,187	80	\$173,826	\$1,630	0.941%	92	0.938%	90
East Bethel (15)	\$1,903	98	\$195,463	\$1,629	0.861%	104	0.833%	106
Fridley (14)	\$2,386	49	\$172,961	\$1,775	0.983%	85	1.026%	60
Ham Lake (11)	\$2,018	90	\$246,389	\$2,278	0.897%	99	0.925%	94
Lino Lakes (12)	\$2,530	32	\$244,602	\$2,823	1.147%	40	1.154%	29
Linwood Twp (831)	\$2,277	67	\$201,219	\$2,027	0.871%	103	1.007%	67
Oak Grove (15)	\$2,008	91	\$221,512	\$2,000	0.931%	94	0.903%	96
Ramsey (11)	\$2,320	62	\$209,187	\$2,163	1.039%	69	1.034%	57
Spring Lake Park (16)	\$2,594	25	\$164,472	\$1,823	1.122%	48	1.109%	41
St. Francis (15)	\$2,151	84	\$178,477	\$1,655	0.883%	102	0.927%	92
<b>CARVER COUNTY</b>								
Chanhassen (112)	\$2,754	15	\$303,258	\$3,895	1.427%	4	1.284%	9
Chaska (112)	\$2,442	40	\$235,136	\$2,606	1.189%	33	1.108%	42
Laketown Twp (110)	\$1,959	94	\$292,939	\$2,702	-----	----	0.922%	(95)
Norwood Young America (108)	\$2,400	48	\$152,503	\$1,530	1.133%	44	1.004%	69
Victoria (112)	\$2,891	8	\$339,203	\$4,609	1.446%	1	1.359%	2
Waconia (110)	\$2,432	42	\$216,243	\$2,357	1.090%	60	1.090%	48
Watertown (111)	\$2,324	60	\$176,176	\$1,766	1.106%	52	1.002%	71
<b>DAKOTA COUNTY</b>								
Apple Valley (196)	\$2,270	69	\$226,712	\$2,324	1.078%	62	1.025%	61
Burnsville (191)	\$2,194	79	\$214,029	\$2,099	1.016%	78	0.981%	78
Eagan (196)	\$2,072	89	\$236,330	\$2,228	0.981%	86	0.943%	88
Farmington (192)	\$2,428	43	\$202,160	\$2,176	1.036%	71	1.076%	51
Hastings (200)	\$2,409	47	\$190,853	\$2,017	1.147%	41	1.057%	53
Inver Grove Hts (199)	\$1,923	96	\$225,875	\$1,961	0.936%	93	0.868%	102
Lakeville (194)	\$2,214	78	\$256,776	\$2,616	1.059%	66	1.019%	63
Mendota Hts (197)	\$1,881	99	\$320,065	\$2,874	0.834%	109	0.898%	98
Ravenna Twp (200)	\$1,633	110	\$261,041	\$1,984	0.852%	108	0.760%	109
Rosemount (196)	\$2,456	39	\$232,847	\$2,591	1.209%	28	1.113%	38
S. St. Paul (996)	\$2,274	68	\$161,368	\$1,549	1.096%	58	0.960%	85
W. St. Paul (197)	\$2,223	77	\$184,594	\$1,784	0.883%	101	0.966%	83

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	2005 Property Tax	2005 Tax Rank	2005 Average MV	2005 Property tax	2004 Effective Tax Rate	2004 ETR Rank	2005 Effective Tax Rate	2005 ETR Rank
<b>HENNEPIN COUNTY</b>								
Bloomington (271)	\$2,428	44	\$223,351	\$2,442	1.132%	45	1.094%	47
Brooklyn Center (279)	\$3,112	2	\$147,720	\$1,944	1.339%	9	1.316%	8
Brooklyn Pk (279)	\$2,787	14	\$187,135	\$2,288	1.275%	15	1.223%	16
Champlin (11)	\$2,531	31	\$211,273	\$2,388	1.163%	36	1.130%	34
Corcoran (877)	\$2,513	33	\$289,450	\$3,386	1.271%	16	1.170%	26
Crystal (281)	\$2,887	9	\$162,397	\$2,010	1.297%	14	1.238%	15
Dayton (11)	\$2,642	21	\$249,207	\$3,009	1.241%	23	1.207%	18
Deephaven (276)	\$2,354	58	\$539,149	\$6,243	1.208%	29	1.158%	28
Eden Prairie (272)	\$2,483	37	\$313,790	\$3,661	1.165%	35	1.167%	27
Edina (273)	\$2,359	54	\$358,866	\$4,039	1.203%	30	1.126%	36
Excelsior (276)	\$2,685	19	\$290,128	\$3,620	1.297%	13	1.248%	13
Golden Valley (281)	\$2,988	5	\$240,198	\$3,260	1.436%	3	1.357%	4
Greenfield (883)	\$2,363	53	\$311,319	\$3,461	1.265%	17	1.112%	39
Hassan Twp (728)	\$2,491	35	\$272,863	\$3,144	1.112%	51	1.152%	30
Hopkins (270)	\$2,831	12	\$195,859	\$2,452	1.378%	7	1.252%	12
Independence (879)	\$2,848	10	\$407,677	\$5,536	1.375%	8	1.358%	3
Maple Grove (279)	\$2,574	27	\$243,991	\$2,864	1.215%	27	1.174%	22
Medina (278)	\$1,771	106	\$533,328	\$4,771	0.963%	89	0.895%	99
Minneapolis (991)	\$3,122	1	\$180,586	\$2,467	1.439%	2	1.366%	1
Minnnetonka (270)	\$2,417	45	\$288,650	\$3,252	1.187%	34	1.127%	35
Minnetrista (277)	\$2,252	72	\$454,872	\$5,001	1.102%	54	1.099%	45
Mound (277)	\$2,476	38	\$237,802	\$2,676	1.119%	50	1.125%	37
New Hope (281)	\$3,002	3	\$186,831	\$2,465	1.412%	5	1.319%	7
Orono (278)	\$1,833	102	\$595,344	\$5,536	0.985%	84	0.930%	91
Osseo (279)****	\$2,603	24	\$161,641	\$1,792	1.150%	39	1.109%	40
Plymouth (284)	\$2,257	71	\$278,075	\$2,918	1.100%	56	1.049%	55
Richfield (280)	\$2,542	30	\$178,249	\$1,966	1.137%	43	1.103%	44
Robbinsdale (281)	\$2,840	11	\$154,293	\$1,858	1.303%	12	1.204%	19
Rogers (728)	\$2,930	6	\$229,357	\$3,037	1.327%	10	1.324%	6
Shorewood (276)	\$2,610	23	\$420,610	\$5,273	1.316%	11	1.254%	11
St. Anthony (282)	\$2,991	4	\$197,164	\$2,612	1.408%	6	1.325%	5
St. Louis Pk (283)	\$2,743	16	\$200,457	\$2,438	1.260%	18	1.216%	17
Wayzata (284)	\$2,316	63	\$548,217	\$6,261	1.193%	31	1.142%	33
<b>RAMSEY COUNTY</b>								
Arden Hills (621)	\$2,285	65	\$260,131	\$2,739	1.125%	47	1.053%	54
Falcon Hts (623)	\$2,230	76	\$228,806	\$2,308	1.077%	65	1.009%	66
Lauderdale (623)	\$2,382	50	\$151,028	\$1,500	1.033%	72	0.993%	73
Little Canada (623)	\$2,322	61	\$193,837	\$1,978	1.077%	64	1.021%	62
Maplewood (622)	\$2,691	18	\$198,464	\$2,364	1.233%	25	1.191%	20
Mounds View (621)	\$2,892	7	\$174,019	\$2,184	1.253%	20	1.255%	10
N. St. Paul (622)	\$2,484	36	\$174,677	\$1,873	1.099%	57	1.072%	52
New Brighton (621)	\$2,563	29	\$216,992	\$2,494	1.218%	26	1.150%	31
North Oaks (621)	\$1,967	93	\$592,314	\$5,865	1.050%	68	0.990%	75
Roseville (623)	\$2,356	57	\$204,748	\$2,142	1.078%	63	1.046%	56
Shoreview (621)	\$2,377	52	\$233,717	\$2,520	1.144%	42	1.078%	50
St. Paul (625)	\$2,433	41	\$162,179	\$1,675	1.131%	46	1.033%	58

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<b>RAMSEY COUNTY (CONT.)</b>								
Vadnais Hts (624)	\$2,240	74	\$219,421	\$2,208	1.087%	61	1.006%	68
White Bear Lk (624)	\$2,301	64	\$195,539	\$1,981	1.095%	59	1.013%	65
White Bear Twp (624)	\$2,259	70	\$236,457	\$2,428	1.105%	53	1.027%	59
<b>SCOTT COUNTY</b>								
Belle Plaine (716)	\$2,282	66	\$169,417	\$1,652	1.020%	77	0.975%	80
Cedar Lake Twp (721)	\$1,926	95	\$314,133	\$2,877	0.857%	105	0.916%	95
Credit River Twp (719)	\$1,870	100	\$337,241	\$3,031	0.941%	91	0.899%	97
Jordan (717)	\$2,636	22	\$176,640	\$2,019	1.120%	49	1.143%	32
New Market Twp (194)	\$1,719	108	\$339,822	\$2,826	0.956%	90	0.832%	107
Prior Lake (719)	\$2,570	28	\$244,752	\$2,869	1.256%	19	1.172%	23
Savage (191)	\$2,577	26	\$237,840	\$2,785	1.240%	24	1.171%	24
Shakopee (720)	\$2,236	75	\$206,618	\$2,054	0.978%	87	0.994%	72
Spring Lake Twp (719)	\$2,004	92	\$305,688	\$2,898	0.990%	83	0.948%	87
<b>WASHINGTON COUNTY</b>								
Afton (834)	\$1,922	97	\$350,350	\$3,246	0.902%	96	0.926%	93
Bayport (834)	\$2,183	81	\$218,235	\$2,137	1.039%	70	0.979%	79
Cottage Grove (833)	\$2,501	34	\$196,659	\$2,171	1.191%	32	1.104%	43
Forest Lake (831)	\$1,857	101	\$230,261	\$1,938	0.901%	97	0.842%	104
Grant (832)	\$1,815	103	\$412,799	\$3,691	0.855%	106	0.894%	100
Hugo (624)	\$2,131	86	\$243,012	\$2,366	1.031%	74	0.974%	82
Lake Elmo (834)	\$1,794	104	\$353,160	\$3,071	0.890%	100	0.870%	101
Mahtomedi (832)	\$2,167	83	\$290,861	\$2,952	1.032%	73	1.015%	64
May Twp (834)	\$1,663	109	\$370,317	\$3,020	0.853%	107	0.816%	108
New Scandia Twp (831)	\$1,787	105	\$284,002	\$2,387	1.013%	79	0.841%	105
Newport (833)	\$2,683	20	\$181,869	\$2,129	1.245%	22	1.171%	25
Oak Park Hts (834)	\$2,127	87	\$200,217	\$1,880	0.926%	95	0.939%	89
Oakdale (622)	\$2,181	82	\$189,959	\$1,810	0.996%	81	0.953%	86
St. Paul Park (833)	\$2,358	55	\$157,302	\$1,561	1.054%	67	0.992%	74
Stillwater (834)	\$2,413	46	\$233,333	\$2,553	1.102%	55	1.094%	46
Stillwater Twp (834)	\$1,765	107	\$372,701	\$3,213	0.900%	98	0.862%	103
W. Lakeland Twp (834)	\$1,407	112	\$389,706	\$2,748	0.733%	110	0.705%	111
Woodbury (833)	\$2,356	56	\$259,100	\$2,810	1.150%	38	1.084%	49

\* = Cities and towns in the metropolitan area with 2,300 or more in population in 2004.

\*\* = \$222,189 is the average market value of residential homesteads in the 112 cities.

\*\*\* = The effective tax rate is the percent of market value paid in property taxes.

\*\*\*\* = Osseo's city tax rate includes a sewer tax rate that is typically paid through special assessment in other cities. The inclusion of this rate increases Osseo's effective tax rate.