



EQUALIZATION AND RATIO STUDIES

EQUALIZATION

- Equalization - The process by which an appropriate governmental body attempts to ensure that all property under its jurisdiction is assessed at the same assessment ratio or at the ratio or ratios required by law. Equalization may be undertaken at many different levels.



EQUALIZATION CALENDAR

EQUALIZATION CALENDAR / 2026 TAX YEAR

ITEM	DATE: ON OR BEFORE	GROUP DUTIES	ACTION / DEADLINE	COMMENTS
1	8/09/2024	ALL COUNTIES	MARKET AREA/SUB AREA UPDATES -Email to the CIS TEAM a list of all market area and subarea changes including names for tax year 2026. Also send a new market detail file to CIS that includes the market changes.	The new market detail file will need to be loaded into the ADOR system in order to capture the updated markets and subareas for TAFS.
2	8/12/2024 thru 8/14/2024	ADOR	ADOR SYSTEM UPDATE/ROLLOVER-Tax Year Rollover - Tax Year 2026 becomes Future Year. Tax Year 2025 becomes the Current Tax Year.	Assessment files can not be loaded until the rollover process is complete.
3	9/05/2024	ALL COUNTIES	TY2024 FINAL FULL CASH VALUES-Forward copies of Parcel, Cost, MAS and Market detail assessment files to ADOR with the TY2024 FINAL full cash values for the TY2024 Tax Bills.	Applies to All Counties. Notify CIS that the files are in the SFTP and provide the RECORD COUNTS for each file.
4	9/16/2024	ADOR	TY2026 VACANT LAND TAFS-Complete TY2026 Vacant Land Time Trend analysis for All Counties. Provided we have received sufficient number of sales through June.	Any counties producing time trends please submit your vacant land TAFS to ADOR for comparison.
5	9/18/2024	ADOR	PRELIMINARY TY2026 SALE RATIO REPORT-Forward results of preliminary TY2026 sales ratio studies to All County assessors who have sufficient sales for time trends and ratio reports.	The ratio results are calculated using the current year 2025 values divided by the new time adjusted sales for Vacant land and the unadjusted sales for all other property types. However, if you have already submitted TY2026 values then the ratio report will reflect the ratio results for the TY2026 values divided by the Vacant Land time adjusted sales and the unadjusted sales.
6	9/30/2024	ALL COUNTIES	TY2025 SUPPLEMENTAL NOV-Forward copies of Parcel, Cost, MAS and Market detail assessment files to ADOR with TY2025 Supplemental full cash values.	Applies to All Counties. Notify CIS that the files are in the SFTP and provide the RECORD COUNTS for each file.
7	10/18/2024	ADOR	TY2026 RESIDENTIAL TAFS-Complete the TY2026 Residential properties Time Trend Analysis for All Counties.	Any county producing time trends please submit your residential TAFS to ADOR for comparison.
8	10/21/2024	ADOR	PRELIMINARY TY2026 SALE RATIO REPORT-Forward results of the preliminary TY2026 sales ratio studies to county assessors.	The ratio results are calculated using the current year 2025 values divided by the new time adjusted sales for VL and Residential properties and the unadjusted sales for all other property types. However, if you have already submitted TY2026 values then the ratio report will reflect the ratio results for the TY2026 values divided by the VL and Residential time adjusted sales and the unadjusted sales.
9	11/07/2024	ADOR	TY2026 COMMERCIAL TAFS-Complete the TY2026 Commercial time adjustment analysis for All Counties.	Any county producing time trends please submit your commercial TAFS to ADOR for comparison.
10	11/07/2024	ADOR	PRELIMINARY TY2026 SALE RATIO REPORT-Forward results of preliminary TY2026 sales ratio studies to county assessors upon request.	The ratio results are calculated using the current year 2025 values divided by the time adjusted sales for all property types. However, if you have already submitted TY2026 values then the ratio report will reflect the ratio results for the TY2026 values divided by the time adjusted sales.

All items that are highlighted indicate a task to be completed by the County as well as the due dates

EQUALIZATION CALENDAR

EQUALIZATION CALENDAR / 2026 TAX YEAR

ITEM	DATE: ON OR BEFORE	GROUP DUTIES	ACTION / DEADLINE	COMMENTS
11	11/25/2024	ALL COUNTIES	TEST FILES- To ensure all technical issues with the TY2026 files are resolved before the 12/15/2024 deadline. If you have not submitted TY2026 files, please forward test copies of your Parcel, Cost and Market detail files with TY2026 preliminary full cash values to CIS for testing.	PLEASE NOTE: If you have already submitted TY2026 assessment files you do not need to send test files. If you are submitting test files, Please be sure to let us know that the files are test files
12	12/15/2024	ALL COUNTIES	TY2026 FILES DUE-Forward copies of completed Parcel, Cost, MAS and Market detail assessment files to DOR with TY2026 full cash values. Notify CIS that the files are in the SFTP and provide the RECORD COUNTS for each file. A.R.S. 42-13251 subsection C	Deadline is mandatory and applies to All Counties. <i>NOTE: Files can be sent numerous times before the 12/15 deadline to see where your ratios fall so that further adjustments can be made prior to the deadline .</i>
13	12/20/2024	DOR	TY2026 FINAL SALE RATIO REPORT- Forward results of TY2026 sales ratio studies from the 12/15 data files to county assessors.	For counties that have completed their 2026 values and are in compliance, this will be your Final Sales Ratio results for "Equalization" purposes.
14	12/20/2024	ALL COUNTIES	EXPECTED NOV MAILING DATE-Send the expected mailing date for NOV's to the CIS TEAM	This will give DOR some expectations on when counties need the "Good to Go" letter
15	1/6/2025	ALL COUNTIES	FINAL TY2026 FILES DUE-Additional work must be completed and submitted to DOR to avoid an Equalization Order.	In order to meet the January 15 deadline for issuing Equalization Orders, any additional valuation work must be completed as of this date.
16	1/7/2025	DOR	FINAL TY2026 SALE RATIO REPORT-Forward results of TY2026 sales ratio studies from adjustments submitted on 1/6 data files to county assessors.	For the counties that submitted further adjustments on 1/6 to achieve compliance, this will be your Final Sales Ratio results for "Equalization" purposes.
17	1/15/2025	DOR	Deadline for DOR to issue Equalization Orders for the 2026 Tax Year.	All counties that have not finished TY2026 Valuation will be subject to Equalization Orders. A.R.S. 42-13254
18	1/15/2025	ALL COUNTIES	TY2025 CERTIFIED FULL CASH VALUES-Forward copies of Parcel, Cost, MAS and Market detail files to DOR with TY2025 Certified full cash values	Applies to All Counties and reflects the values on the Certified Roll.
19	2/21/2025	APPROVED COUNTIES	TY2026 RE-APPRAISAL PLANS DEADLINE-Deadline to submit to DOR a re-appraisal plan for TY2026 for the counties that are not in compliance and have been approved by DOR to do so.	Re-appraisal plans must be in writing to DOR by this date.
20	3/1/2025	ALL COUNTIES	TY2026 NOV PRINTER FILES-Forward copies of Parcel, Cost, MAS and Market detail files to DOR with the TY2026 NOV's.	Applies to All Counties even if you sent TY2026 files prior to print and the files will only be accepted by DOR after the county NOV's have been mailed.



- ▶ A.R.S. § 42-11054(E) For the purposes of determining full cash value the department and county assessors shall use and apply the ratio standard guidelines issued by the department for tax year 1993 in the same manner as they were applied in tax year 1993. This subsection does not apply to property that is valued according to prescribed statutory methods or to property for which values are determined in the year after an appeal pursuant to section 42-16002.

RATIO STUDY

- Ratio study - A study of the relationship between appraised or assessed values and market values. Indicators of market values may be either sales (sales ratio study) or independent “expert” appraisals (appraisal ratio study). Of common interest in ratio studies are the level and uniformity of the appraisals or assessments.




- ▶ Level refers to the percentage of nominal selling price at which properties are appraised.
- ▶ The 1993 Guideline establishes required levels at 82 percent for vacant land and residential properties and 81 percent for commercial property.

	Vacant Land	Residential	Commercial
Financing	3%	1%	2%
Personal Property	0%	2%	2%
Time on Mkt	<u>5%</u>	<u>5%</u>	<u>5%</u>
Subtotal	8%	8%	9%
Mass Appr Error	<u>10%</u>	<u>10%</u>	<u>10%</u>
Total Adj	18%	18%	19%

- ▶ Allowable windows for ratio and equalization purposes are:

Vacant Land and Residential	74% to 90%
Commercial	73% to 89%

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- ▶ Uniformity refers to the degree of valuation equity among properties. Uniformity is critical in the fair distribution of the property tax among taxpayers and taxpayer classes.
 - ▶ Coefficients of Dispersion about the median ratios should meet the following criteria:

VACANT LAND – Less than 25%.

RESIDENTIAL PROPERTY – 15% or less in Maricopa and Pima counties and 20% or less in all other counties. In general, COD's should be less than 15% in newer, homogeneous areas and below 20% in other areas.

COMMERCIAL AND INDUSTRIAL PROPERTY – Less than 25%.



SALES USED

- ▶ The 1993 Guideline specifies sales from the following time periods will be used to evaluate compliance with the 1993 standards:

Residential and Vacant Land - the 18 month period from July 1990 through December 1992.

Commercial, Industrial, and Apartment property - the 30 month period from July 1989 through December 1992.

- ▶ ADOR has used sales within the following time periods as far back as 1989.

Example – the time periods for the 2026 valuation year are as follows:

Residential and Vacant Land - the 18 month period from January 1, 2023 through June 30, 2024.

Commercial, Industrial, and Apartment property - the 30 month period from January 1, 2022 through June 30, 2024.



Comparison of time periods from the 1993 guidelines to the time periods used today.

1993 time periods using 2026 dates

Vacant Land and Residential

- 6 month period - July to December 2022
- 12 month period - January to December 2023
- 12 month period - January to December 2024

Commercial, Industrial, and Apartments

- 6 month period - July to December 2021
- 12 month period - January to December 2022
- 12 month period - January to December 2023
- 12 month period - January to December 2024

ADOR Time periods for 2026

Vacant Land and Residential

- 12 month period - January to December 2023
- 6 month period - January to June 2024

Commercial, Industrial, and Apartments

- 12 month period - January to December 2022
- 12 month period - January to December 2023
- 6 month period - January to June 2024



SAP! What is it?

Sales Analysis Program

The SAP compiles data from the sales file with data from the assessment files (market, parcel, and cost) using the specified tax year data and sale date parameters to create the sales analysis file.

Sales that meet the following criteria are excluded from the SAP file:

- ▶ Vacant land multi-parcel sales
- ▶ IPR's
- ▶ Statutorily valued golf courses and shopping centers
- ▶ Agricultural and mobile home use codes
- ▶ Invalid market/subarea, use code, deed type or parcel number



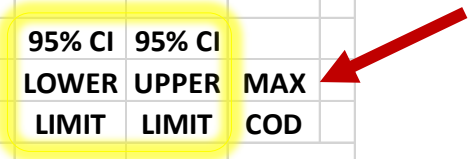
Additional SAP exclusions

Sales that meet the following conditions are included in the SAP file but removed during the analysis and creation of the ratio report.

- ▶ Vacant land and residential sales outside the 18 month window
- ▶ Sales where the affidavit property type does not match the use code type at the time of sale
- ▶ Improved sales are excluded if year built is one year or less than sale year
- ▶ Improvement is not complete
- ▶ Non-Assessor overrides and value freezes are removed
- ▶ Excluded if property type is vacant land and improvement value is more than 25% of the FCV
- ▶ Excluded if property is improved and the improvement value is less than 50% of the FCV

RATIO REPORT

TYxxxx Sales Ratio Report - XXXX County									
TYxxxx Values - ALL TRENDS INCLUDED									
County	Type	Market Area	Market Name	MEDIAN	COD	Sales	95% CI LOWER LIMIT	95% CI UPPER LIMIT	MAX COD
XXXX	VAC	Countywide		0.704	0.366	387	0.658	0.754	0.267
XXXX	VAC	1	MARKET ONE	0.742	0.304	27	0.557	0.854	0.306
XXXX	VAC	2	MARKET TWO	0.807	0.197	78	0.724	0.857	0.283
XXXX	VAC	3	MARKET THREE	0.530	0.405	8	0.142	0.878	0.354
XXXX	VAC	4	MARKET FOUR	0.774	0.352	177	0.720	0.849	0.272
XXXX	VAC	5	MARKET FIVE	0.525	0.239	52	0.490	0.604	0.290
XXXX	VAC	6	MARKET SIX	0.608	0.408	45	0.502	0.782	0.293
XXXX	RES	Countywide		0.822	0.185	3,317	0.810	0.832	0.207
XXXX	RES	1	MARKET ONE	0.726	0.122	804	0.716	0.735	0.208
XXXX	RES	2	MARKET TWO	0.730	0.124	1,818	0.723	0.737	0.205
XXXX	RES	3	MARKET THREE	0.720	0.316	27	0.625	0.936	0.306
XXXX	RES	4	MARKET FOUR	0.722	0.196	335	0.699	0.748	0.213
XXXX	RES	5	MARKET FIVE	0.810	0.209	45	0.707	0.846	0.234
XXXX	RES	6	MARKET SIX	0.811	0.288	288	0.782	0.845	0.214
XXXX	COM	Countywide		1.050	0.429	94	0.977	1.188	0.280



Black Box and Gray Box Criteria

A Black Box indicates the median and/or COD are out of range/compliance.

A Gray Box indicates both the COD and the median are out of range but the median does fall within the Lower and Upper 95% confidence interval.

TYxxxx Sales Ratio Report - XXXX County									
TYxxxx Values - ALL TRENDS INCLUDED									
County	Type	Market Area	Market Name	MEDIAN	COD	Sales	95% CI	95% CI	MAX
							LOWER	UPPER	
							LIMIT	LIMIT	
XXXX	VAC	Countywide		0.704	0.366	387	0.658	0.754	0.267
XXXX	VAC	1	MARKET ONE	0.742	0.304	27	0.557	0.854	0.306
XXXX	VAC	2	MARKET TWO	0.807	0.197	78	0.724	0.857	0.283
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XXXX	COM	Countywide		1.050	0.429	94	0.977	1.188	0.280

OUTLIERS

RECORD COUNT	COUNTY	PARCEL	USECODE	MARKET	SUBAREA	SALEYR	SALEMO	PRICE	RATIO1	ADJPRICE	ARATIO1	FEENBR	WHENSOLD	reptind	OUT	majtype	Reptind_Desc
1	XXXX	30436065	0130	5	01	2022	05	490000	0.508	490000	0.508	2007046	SINGLE FAMILY	1.00	0	RES	Passed all edits
2	XXXX	30436154	0130	5	01	2022	05	495000	0.521	495000	0.521	2006813	SINGLE FAMILY	1.00	0	RES	Passed all edits
3	XXXX	20114001M	0134	5	01	2022	09	415000	0.541	415000	0.541	2011350	SINGLE FAMILY	1.00	0	RES	Passed all edits
4	XXXX	30510007	0133	5	02	2022	05	435000	0.550	435000	0.550	2007096	SINGLE FAMILY	1.00	0	RES	Passed all edits
5	XXXX	30436049	0130	5	01	2022	05	395000	0.590	395000	0.590	2006272	SINGLE FAMILY	1.00	0	RES	Passed all edits
6	XXXX	30436017	0133	5	01	2023	03	359000	0.608	359000	0.608	3002657	SINGLE FAMILY	1.00	0	RES	Passed all edits
7	XXXX	30436035	0130	5	01	2022	01	405000	0.608	405000	0.608	2000741	SINGLE FAMILY	1.00	0	RES	Passed all edits
8	XXXX	30510013A	0134	5	02	2022	01	385000	0.623	385000	0.623	2000553	SINGLE FAMILY	1.00	0	RES	Passed all edits
9	XXXX	20110048B	0133	5	01	2022	10	275000	0.634	275000	0.634	2012616	SINGLE FAMILY	1.00	0	RES	Passed all edits
10	XXXX	30524012	0124	5	02	2023	05	125000	0.641	125000	0.641	3003779	SINGLE FAMILY	1.00	0	RES	Passed all edits
11	XXXX	30540006	0134	5	02	2023	06	250000	0.652	250000	0.652	3005883	SINGLE FAMILY	1.00	0	RES	Passed all edits
12	XXXX	30432008C	0133	5	01	2022	01	585000	0.657	585000	0.657	2001177	SINGLE FAMILY	1.00	0	RES	Passed all edits
13	XXXX	30502011J	0134	5	02	2022	08	400000	0.659	400000	0.659	2010912	SINGLE FAMILY	1.00	0	RES	Passed all edits
35	XXXX	20110001B	0133	5	01	2022	11	190000	0.998	190000	0.998	2013673	SINGLE FAMILY	1.00	0	RES	Passed all edits
36	XXXX	20108100B	0130	5	01	2023	05	300000	1.004	300000	1.004	3004257	SINGLE FAMILY	1.00	0	RES	Passed all edits
37	XXXX	20121045	0133	5	01	2023	03	270000	1.025	270000	1.025	3002832	SINGLE FAMILY	1.00	0	RES	Passed all edits
38	XXXX	30507001K	0134	5	02	2022	08	200000	1.039	200000	1.039	2009798	SINGLE FAMILY	1.00	0	RES	Passed all edits
39	XXXX	30521005L	0134	5	02	2022	06	160000	1.065	160000	1.065	2007631	SINGLE FAMILY	1.00	0	RES	Passed all edits
40	XXXX	30518046A	0133	5	02	2023	06	270000	1.074	270000	1.074	3007307	SINGLE FAMILY	1.00	0	RES	Passed all edits
41	XXXX	30514042D	0133	5	02	2022	11	142500	1.121	142500	1.121	2013561	SINGLE FAMILY	1.00	0	RES	Passed all edits
42	XXXX	20115085	0131	5	01	2023	06	175000	1.156	175000	1.156	3005402	SINGLE FAMILY	1.00	0	RES	Passed all edits
43	XXXX	30433097	0133	5	01	2022	01	106900	1.320	106900	1.320	2000547	SINGLE FAMILY	1.00	0	RES	Passed all edits
44	XXXX	30514007E	0134	5	02	2022	01	270000	1.325	270000	1.325	2001251	SINGLE FAMILY	1.00	0	RES	Passed all edits
45	XXXX	20106171B	0140	5	01	2022	08	350000	1.452	350000	1.452	2010452	SINGLE FAMILY	1.00	0	RES	Passed all edits
46	XXXX	20106052B	0130	5	01	2022	02	275000	1.592	275000	1.592	2001954	SINGLE FAMILY	1.00	2	RES	Passed all edits
47	XXXX	30432012A	8714	5	01	2022	01	200000	2.218	200000	2.218	2000181	SINGLE FAMILY	7.00	2	RES	Passed all edits

SUM(0.25*47)+0.25 = 12.00 1st quartile is the 12th ratio 0.657
 SUM(0.75*47)+0.75 = 36.00 4th quartile is the 36th ratio 1.004

Calculate the IQR by subtracting .657 from 1.004 0.347
 Calculate the IQR by multiplying .347 times 1.5 0.521
 Subtract .521 from .657 to get the low trim point 0.137
 Add .521 to 1.004 to get the high trim point 1.525

CALCULATING THE COD

1. Subtract the median from each sales ratio to find the absolute deviation. (ignore the plus or minus sign)
2. Sum the absolute deviations and divide by the sample size to get the average absolute deviation.
3. Divide the average absolute deviation by the median to get the COD.

	A	B	C	D	E	M	N	O	P	Q	R	S
1	COUNTY	PARCEL	USECODE	MARKET	SUBAREA	SALEYR	SALEMO	PRICE	RATIO1	ADJPRICE	ARATIO1	Absolute Deviation
2	XXXX	20106153C	0134	5	01	2022	02	349000	0.830	349000	0.830	0.020
3	XXXX	20106163	0130	5	01	2022	08	325000	0.800	325000	0.800	0.010
4	XXXX	20106171B	0140	5	01	2022	08	350000	1.452	350000	1.452	0.642
45	XXXX	30532018	0134	5	02	2022	06	168000	0.816	168000	0.816	0.006
46	XXXX	30540006	0134	5	02	2023	06	250000	0.652	250000	0.652	0.158
47										MEDIAN	0.810	
48												
49												SUM OF ABSOLUTE DEVIATIONS = 7.609
50												TOTAL SALES = 45
51												AVERAGE ABSOLUTE DEVIATION (7.609/45) = 0.169
52												COD (.169/.810) = 0.209

	COUNTY	PARCEL	USECODE	MARKET	SUBAREA	SALEYR	SALEMO	PRICE	RATIO1	ADJPRICE	ARATIO1	Absolute Deviation	FEENBR	WHENSOLD	reptind	OUT	majtype	Reptind_Desc
1	XXXX	30436065	0130	5	01	2022	05	490000	0.508	490000	0.508	0.302	2007046	SINGLE FAMILY	1.00	0	RES	Passed all edits
2	XXXX	30436154	0130	5	01	2022	05	495000	0.521	495000	0.521	0.289	2006813	SINGLE FAMILY	1.00	0	RES	Passed all edits
3	XXXX	20114001M	0134	5	01	2022	09	415000	0.541	415000	0.541	0.269	2011350	SINGLE FAMILY	1.00	0	RES	Passed all edits
4	XXXX	30507001K	0134	5	02	2022	08	200000	1.039	200000	1.039	0.229	2009798	SINGLE FAMILY	1.00	0	RES	Passed all edits
39	XXXX	30521005L	0134	5	02	2022	06	160000	1.065	160000	1.065	0.255	2007631	SINGLE FAMILY	1.00	0	RES	Passed all edits
40	XXXX	30518046A	0133	5	02	2023	06	270000	1.074	270000	1.074	0.264	3007307	SINGLE FAMILY	1.00	0	RES	Passed all edits
41	XXXX	30514042D	0133	5	02	2022	11	142500	1.121	142500	1.121	0.311	2013561	SINGLE FAMILY	1.00	0	RES	Passed all edits
42	XXXX	20115085	0131	5	01	2023	06	175000	1.156	175000	1.156	0.346	3005402	SINGLE FAMILY	1.00	0	RES	Passed all edits
43	XXXX	30433097	0133	5	01	2022	01	106900	1.320	106900	1.320	0.510	2000547	SINGLE FAMILY	1.00	0	RES	Passed all edits
44	XXXX	30514007E	0134	5	02	2022	01	270000	1.325	270000	1.325	0.515	2001251	SINGLE FAMILY	1.00	0	RES	Passed all edits
45	XXXX	20106171B	0140	5	01	2022	08	350000	1.452	350000	1.452	0.642	2010452	SINGLE FAMILY	1.00	0	RES	Passed all edits
46																		
47																		
48																		
49																		
50																		
51																		
52																		
53																		
54																		
55																		
56																		

MEDIAN 0.810

SUM OF ABSOLUTE DEVIATIONS = 7.609

TOTAL SALES = 45

AVERAGE ABSOLUTE DEVIATION (7.609/45) = 0.169

COD (.169/.810) = 0.209

OUTLIERS

55	XXXX	20106052B	0130	5	01	2022	02	275000	1.592	275000	1.592		2001954	SINGLE FAMILY	1.00	2	RES	Passed all edits
56	XXXX	30432012A	8714	5	01	2022	01	200000	2.218	200000	2.218		2000181	SINGLE FAMILY	7.00	2	RES	Passed all edits

TYxxxx Sales Ratio Report - XXXX County

TYxxxx Values - ALL TRENDS INCLUDED

County	Type	Market Area	Market Name	MEDIAN	COD	Sales	95% CI LOWER LIMIT	95% CI UPPER LIMIT	MAX COD
XXXX	RES	Countywide		0.822	0.185	3,317	0.810	0.832	0.207
XXXX	RES	1	MARKET ONE	0.726	0.122	804	0.716	0.735	0.208
XXXX	RES	2	MARKET TWO	0.730	0.124	1,818	0.723	0.737	0.205
XXXX	RES	3	MARKET THREE	0.720	0.316	27	0.625	0.936	0.306
XXXX	RES	4	MARKET FOUR	0.722	0.196	335	0.699	0.748	0.213
XXXX	RES	5	MARKET FIVE	0.810	0.209	45	0.707	0.846	0.234
XXXX	RES	6	MARKET SIX	0.811	0.288	288	0.782	0.845	0.214

RATIO REPORT

TY2025 Preliminary Sales Ratio Report - Yavapai County									
TY2025 Values - Includes ALL TAFS									
							95% CI	95% CI	
		Market	Market				LOWER	UPPER	MAX
County	Type	Area	Name	MEDIAN	COD	Sales	LIMIT	LIMIT	COD
13	VAC	Countywide		0.797	0.222	2120	0.786	0.802	0.256
13	VAC		1 Prescott	0.784	0.232	413	0.756	0.811	0.264
13	VAC		2 Prescott Valley	0.800	0.191	315	0.787	0.826	0.266
13	VAC		4 Chino Valley	0.800	0.211	202	0.760	0.830	0.270
13	VAC		5 West Yavapai	0.800	0.247	727	0.773	0.815	0.261
13	VAC		20 Verde Valley	0.787	0.224	305	0.760	0.801	0.267
13	VAC		92 Sedona VOC	0.799	0.166	158	0.764	0.828	0.273
13	RES	Countywide		0.801	0.116	5743	0.799	0.804	0.203
13	RES		1 Prescott	0.800	0.138	1851	0.793	0.807	0.205
13	RES		2 Prescott Valley	0.800	0.079	1628	0.796	0.804	0.206
13	RES		4 Chino Valley	0.806	0.104	340	0.789	0.820	0.213
13	RES		5 West Yavapai	0.798	0.135	363	0.780	0.812	0.212
13	RES		20 Verde Valley	0.805	0.115	959	0.798	0.814	0.207
13	RES		92 Sedona VOC	0.803	0.144	602	0.786	0.815	0.209
13	COM	Countywide		0.790	0.256	403	0.774	0.840	0.264