

**RESULTS OF THE MARKET STUDY ANALYSIS  
FOR CLOUD COUNTY FOR THE ASSESSMENT YEAR 2018  
PURSUANT TO K.S.A 1996 SUPP. 79-1460a  
JANUARY 1, 2018**

A study of the Residential Real Estate Market for newer homes indicated that there is an overall inflationary trend range of 1% to 2% per year dependent upon neighborhood.

A study of the Residential Real Estate Market for older homes indicated that there is an overall inflationary trend of 1% per year dependent upon neighborhood.

A study of the Commercial/Industrial Real Estate Market indicated that the market is generally stable to slightly inflationary in most areas. Smaller towns in the eastern part of the county will see increases above normal in some cases which vary among property types.

A study of the Vacant Real Estate Market indicated that the market is mostly stable as a whole with no general upward or downward trend.

**Values on specific properties, especially in rural areas, may not follow the general trend because of changes in the property, correction of descriptive information, sales within individual neighborhoods or adjustment of values based on sales of similar properties.**