

Agricultural Studies have been discontinued since 2007.

*In 2019, Commercial appraisal studies changed to a six year basis. Approximately one-third of the counties are appraised in each two year period. Counties with an * were not appraised in the 2021 reassessment cycle.*

County	2021 - 2022 State Tax Commission Ratio Studies					
	Values Reflect the Levels of Assessment as of January 1, 2021					
	Residential			Commercial		
	Assessed at 100% of market value		Variability of Ratios	Assessed at 100% of market value		Variability of Ratios
	Weighted Median	Weighted Mean		Weighted Median	Weighted Mean	
		COD	Median	Mean	COD	
Adair	86.48	87.10	15.60%	*	*	*
Andrew	90.42	91.68	2.20%	*	*	*
Atchison	78.78	72.86	53.60%	*	*	*
Audrain	94.33	87.08	16.98%	*	*	*
Barry	86.50	86.32	13.85%	73.21	73.55	52.36%
Barton	85.29	82.92	29.89%	*	*	*
Bates	86.32	84.02	56.94%	*	*	*
Benton	59.94	57.17	44.26%	*	*	*
Bollinger	79.18	72.63	24.55%	*	*	*
Boone	86.30	85.52	11.64%	91.31	93.68	14.95%
Buchanan	90.43	89.80	13.90%	*	*	*
Butler	92.13	92.63	13.88%	*	*	*
Caldwell	86.16	86.09	12.71%	*	*	*
Callaway	88.26	88.54	10.80%	*	*	*
Camden	91.12	86.47	12.59%	*	*	*
Cape Girardeau	87.48	87.28	14.03%	*	*	*
Carroll	96.61	96.08	16.45%	*	*	*
Carter	80.97	88.39	89.95%	*	*	*
Cass	73.34	73.80	15.03%	84.97	89.38	39.40%
Cedar	86.35	84.54	41.83%	*	*	*
Chariton	101.98	65.99	69.26%	88.72	92.82	19.25%
Christian	86.46	88.39	17.57%	*	*	*
Clark	93.84	91.62	37.74%	*	*	*
Clay	89.88	89.57	9.22%	98.05	95.97	81.05%
Clinton	77.17	80.73	28.59%	85.71	79.16	18.76%
Cole	83.09	82.94	13.39%	*	*	*
Cooper	70.87	69.67	26.34%	104.55	99.69	42.95%
Crawford	89.76	91.02	10.02%	*	*	*
Dade	89.18	75.87	41.41%	*	*	*
Dallas	86.76	82.59	43.43%	*	*	*
Daviess	94.62	72.78	62.50%	*	*	*
DeKalb	83.71	78.33	23.42%	70.56	74.43	33.62%
Dent	91.85	89.64	11.74%	*	*	*
Douglas	82.84	85.39	33.79%	*	*	*
Dunklin	86.24	87.10	20.62%	92.06	86.31	23.81%
Franklin	87.12	88.47	21.53%	86.41	83.58	17.72%
Gasconade	84.16	81.21	24.86%	92.68	76.01	20.71%
Gentry	92.51	85.35	16.80%	84.83	73.51	33.43%
Greene	85.00	84.33	14.16%	*	*	*
Grundy	92.54	84.04	28.31%	*	*	*
Harrison	91.47	93.07	20.41%	*	*	*
Henry	96.97	95.65	23.57%	*	*	*
Hickory	86.87	93.31	25.19%	*	*	*

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Holt	91.31	87.18	24.02%	74.62	81.28	32.59%
Howard	97.01	95.51	9.34%	*	*	*
Howell	88.42	83.86	27.26%	89.95	79.66	52.99%
Iron	74.16	79.33	60.57%	*	*	*
Jackson	90.18	88.44	14.33%	*	*	*
Jasper	87.50	88.21	13.35%	74.55	39.07	39.57%
Jefferson	90.41	85.64	17.30%	*	*	*
Johnson	84.95	87.14	22.81%	90.85	92.69	26.76%
Knox	84.04	87.77	34.16%	*	*	*
Laclede	85.15	86.85	29.29%	*	*	*
Lafayette	71.45	67.50	44.66%	79.48	79.98	17.93%
Lawrence	77.63	74.65	27.22%	84.22	104.17	38.59%
Lewis	96.69	83.57	34.75%	*	*	*
Lincoln	86.00	86.64	8.23%	*	*	*
Linn	85.43	84.81	19.54%	*	*	*
Livingston	98.06	89.84	18.79%	*	*	*
McDonald	86.07	81.31	23.52%	*	*	*
Macon	89.16	86.75	20.77%	*	*	*
Madison	84.06	80.74	28.60%	*	*	*
Maries	88.07	83.32	34.68%	*	*	*
Marion	90.11	90.63	11.33%	*	*	*
Mercer	88.92	82.05	52.48%	69.14	72.48	32.35%
Miller	88.53	84.31	16.18%	*	*	*
Mississippi	88.59	90.08	20.22%	*	*	*
Moniteau	87.38	88.81	13.82%	*	*	*
Monroe	80.92	73.90	35.29%	*	*	*
Montgomery	90.59	93.92	14.07%	*	*	*
Morgan	72.78	72.78	35.80%	99.93	89.39	38.71%
New Madrid	101.30	95.24	18.49%	*	*	*
Newton	92.35	93.73	17.21%	93.03	88.08	42.99%
Nodaway	96.33	100.99	26.55%	*	*	*
Oregon	100.00	95.44	14.26%	*	*	*
Osage	59.45	61.64	50.79%	*	*	*
Ozark	109.64	90.12	43.46%	62.26	68.53	39.57%
Pemiscot	96.54	89.31	41.33%	92.89	86.45	24.84%
Perry	87.09	87.04	13.17%	*	*	*
Pettis	86.84	84.71	19.12%	*	*	*
Phelps	89.79	91.05	19.63%	*	*	*
Pike	68.81	70.74	27.95%	83.74	83.04	18.08%
Platte	91.08	91.06	8.09%	*	*	*
Polk	86.07	84.08	18.02%	81.80	87.69	26.60%
Pulaski	93.47	93.16	9.61%	*	*	*
Putnam	94.55	86.90	24.42%	105.45	116.25	24.54%
Ralls	80.03	81.04	22.74%	101.83	103.77	22.30%
Randolph	92.34	90.66	6.95%	*	*	*
Ray	77.99	79.17	23.16%	*	*	*
Reynolds	68.30	58.37	44.83%	*	*	*

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<i>Ripley</i>	90.48	86.10	26.16%	79.70	75.71	28.39%
<i>St. Charles</i>	90.79	88.98	8.41%	*	*	*
<i>St. Clair</i>	90.98	78.36	50.78%	96.67	106.54	27.61%
<i>St. Francois</i>	87.95	83.31	18.40%	79.34	81.85	37.95%
<i>Ste. Genevieve</i>	92.17	88.20	37.03%	*	*	*
<i>St. Louis</i>	92.08	90.53	9.15%	*	*	*
<i>Saline</i>	93.26	90.78	15.66%	*	*	*
<i>Schuyler</i>	94.34	90.22	40.29%	*	*	*
<i>Scotland</i>	87.81	87.41	16.96%	*	*	*
<i>Scott</i>	72.09	70.32	64.90%	77.33	77.08	22.15%
<i>Shannon</i>	63.11	60.24	80.06%	*	*	*
<i>Shelby</i>	79.93	75.37	47.70%	*	*	*
<i>Stoddard</i>	83.87	84.37	19.75%	85.78	90.23	18.96%
<i>Stone</i>	94.33	92.59	44.66%	*	*	*
<i>Sullivan</i>	95.80	96.51	28.07%	*	*	*
<i>Taney</i>	82.80	80.31	27.26%	66.70	64.00	83.16%
<i>Texas</i>	94.58	83.85	33.17%	*	*	*
<i>Vernon</i>	86.10	79.11	23.41%	96.96	102.62	17.93%
<i>Warren</i>	65.68	59.21	28.10%	*	*	*
<i>Washington</i>	102.65	79.78	22.19%	71.78	76.04	50.83%
<i>Wayne</i>	90.05	86.29	31.07%	106.49	98.80	55.02%
<i>Webster</i>	87.89	82.64	26.91%	95.69	95.65	24.51%
<i>Worth</i>	95.98	96.64	31.59%	*	*	*
<i>Wright</i>	92.52	87.93	14.30%	*	*	*
<i>City of St. Louis</i>	83.09	82.59	20.93%	98.82	84.27	29.41%