

**The Estimated Taxable Assessable Base at the County Level
For the tax year beginning July 1, 2025**

Base Estimate Date: November 30, 2025

(figures expressed in thousands)

Jurisdiction	Real Property Full Year	Real Property New Construction	Railroad Operating Real Property	Total Assessable Base Subject to the Real Property County Tax Rate	Loss Due to Homestead Tax Credit	County Homestead Tax Credit Percentage	Net Assessable Base Subject to the Real Property County Tax Rate	Railroad Operating Personal Property	Utility Operating Real Property	Utility Operating Personal Property	Business Personal Property	Total Assessable Base Subject to the Personal Property / Utility County Tax Rates	Total Taxable County Assessable Base
Allegany	4,540,601	750	25,705	4,567,056	152,482	4%	4,414,574	24,054	9,721	268,208	126,500	428,483	4,995,539
Anne Arundel	114,049,748	175,000	1,294	114,226,042	12,875,335	2%	101,350,707	2,164	82,409	1,589,867	1,260,000	2,934,440	117,160,482
Baltimore City	51,587,164	104,698	331,558	52,023,419	1,536,484	4%	50,486,935	49,482	232,427	1,349,021	1,055,975	2,686,905	54,710,324
Baltimore	110,231,191	187,235	30,240	110,448,666	3,939,731	4%	106,508,935	15,281	212,532	2,218,662	1,871,410	4,317,884	114,766,551
Calvert	15,002,009	25,000	0	15,027,009	28,099	10%	14,998,911	0	402,301	183,093	116,611	702,005	15,729,015
Caroline	3,602,238	1,750	0	3,603,988	162,272	5%	3,441,716	0	7,670	90,088	1,800	99,558	3,703,545
Carroll	26,502,920	35,000	12,864	26,550,784	824,706	5%	25,726,078	6,669	17,578	438,035	348,065	810,346	27,361,131
Cecil	13,816,334	25,000	10,429	13,851,763	256,776	4%	13,594,987	7,674	26,587	277,591	474,168	786,020	14,637,783
Charles	26,008,174	201,297	1,882	26,211,353	433,849	7%	25,777,504	4,232	37,665	327,097	239,468	608,462	26,819,815
Dorchester	3,851,698	11,000	0	3,862,698	76,388	5%	3,786,311	0	3,119	189,709	7,695	200,523	4,063,221
Frederick	49,394,600	100,000	20,741	49,515,341	1,921,953	5%	47,593,388	0	30,823	454,698	19,250	504,771	50,020,112
Garrett	6,930,661	19,000	1,572	6,951,232	216,846	3%	6,734,387	0	40,260	105,155	127,190	272,605	7,223,837
Harford	36,216,791	54,000	3,781	36,274,572	436,054	5%	35,838,518	3,746	64,013	917,527	696,849	1,682,134	37,956,707
Howard	69,607,330	139,302	42,393	69,789,025	1,958,818	5%	67,830,207	10,384	56,632	934,002	940,577	1,941,594	71,730,620
Kent	3,562,375	2,000	0	3,564,375	54,316	5%	3,510,059	0	2,440	87,294	0	89,734	3,654,109
Montgomery	243,501,110	604,747	17,703	244,123,559	899,272	10%	243,224,287	9,931	142,950	2,365,103	1,932,228	4,450,212	248,573,771
Prince George's	135,958,112	548,399	12,177	136,518,688	13,040,951	3%	123,477,737	13,946	92,539	2,033,959	1,590,417	3,730,861	140,249,549
Queen Anne's	11,530,649	25,000	0	11,555,649	299,411	5%	11,256,238	0	9,207	122,904	20,643	152,753	11,708,402
St. Mary's	16,322,661	29,000	0	16,351,661	616,596	3%	15,735,065	0	15,344	129,293	171,645	316,281	16,667,942
Somerset	1,905,637	2,000	4,279	1,911,916	45,427	10%	1,866,489	339	2,024	68,080	116,548	186,990	2,098,906
Talbot	10,543,797	12,500	0	10,556,297	1,439,202	0%	9,117,096	0	3,924	83,060	0	86,984	10,643,281
Washington	18,341,808	12,500	54,135	18,408,443	798,270	5%	17,610,173	22,204	12,032	193,745	529,279	757,260	19,165,704
Wicomico	9,087,722	19,500	6,458	9,113,680	302,334	5%	8,811,347	446	27,042	222,811	208,576	458,874	9,572,554
Worcester	22,538,636	10,500	478	22,549,614	854,423	3%	21,695,191	327	8,083	235,623	223,355	467,388	23,017,002
TOTAL	1,004,633,967	2,345,178	577,688	1,007,556,832	43,169,993		964,386,839	170,878	1,539,319	14,884,624	12,078,247	28,673,068	1,036,229,900

Full year column includes new construction added for the full year (July 1). The New Construction column is property added for partial year levy (Oct. 1, Jan 1, and Apr. 1).

Cecil County business personal property columns include the value of Rock Springs Non-Utility Generator and Wildcat Point Non-Utility Generator.

Garrett County is not levying a tax against business personal property. The figures in that column are for personal property of non-utility generators used to generate electricity which is a separate class of property.

These figures do not include adjustments necessary to calculate State grants to local governments or any tax credits. The above Business Personal Property figures for July 2025 must be adjusted before being used for state aid purposes by substituting the following figures in (\$000) Worcester County \$204,785.

State Department of Assessments and Taxation

**The Estimated Taxable Assessable Base at the County Level
For the tax year beginning July 1, 2026**

Base Estimate Date: November 30, 2025

(figures expressed in thousands)

Jurisdiction	Real Property Full Year	Real Property New Construction	Railroad Operating Real Property	Total Assessable Base Subject to the Real Property County Tax Rate	Loss Due to Homestead Tax Credit	County Homestead Tax Credit Percentage	Net Assessable Base Subject to the Real Property County Tax Rate	Railroad Operating Personal Property	Utility Operating Real Property	Utility Operating Personal Property	Business Personal Property	Total Assessable Base Subject to the Personal Property / Utility County Tax Rates	Total Taxable County Assessable Base
Allegany	4,805,059	500	26,099	4,831,658	194,978	4%	4,636,680	24,158	9,964	270,561	123,338	428,020	5,259,678
Anne Arundel	120,390,691	175,000	1,313	120,567,005	15,335,768	2%	105,231,237	2,173	83,761	1,625,758	1,222,200	2,933,892	123,500,897
Baltimore City	53,383,897	75,000	335,238	53,794,135	1,754,497	4%	52,039,638	49,034	237,604	1,382,747	1,038,550	2,707,935	56,502,070
Baltimore	116,283,123	112,500	30,252	116,425,876	4,991,200	4%	111,434,675	15,127	217,845	2,268,748	1,824,624	4,326,344	120,752,220
Calvert	15,752,092	12,500	0	15,764,592	28,931	10%	15,735,661	0	395,281	185,203	114,687	695,171	16,459,763
Caroline	3,824,742	2,500	0	3,827,242	190,666	5%	3,636,575	0	7,820	92,340	1,730	101,890	3,929,132
Carroll	28,247,929	35,000	13,061	28,295,989	1,074,321	5%	27,221,668	6,698	18,018	448,898	341,103	814,716	29,110,706
Cecil	14,564,409	15,000	10,355	14,589,765	340,316	4%	14,249,449	7,558	26,743	283,719	459,066	777,086	15,366,851
Charles	27,660,075	158,500	1,911	27,820,486	422,830	7%	27,397,655	4,250	38,238	329,321	235,517	607,326	28,427,812
Dorchester	4,097,361	3,750	0	4,101,111	92,365	5%	4,008,746	0	3,154	194,451	7,333	204,939	4,306,049
Frederick	53,249,817	137,500	21,058	53,408,375	2,477,298	5%	50,931,077	0	30,898	461,678	18,387	510,963	53,919,338
Garrett	7,408,625	16,000	1,596	7,426,221	260,759	3%	7,165,462	0	40,829	107,358	121,216	269,402	7,695,623
Harford	38,123,451	50,000	3,824	38,177,275	557,438	5%	37,619,837	3,752	64,166	935,442	685,351	1,688,711	39,865,986
Howard	73,248,581	141,250	43,041	73,432,872	2,531,953	5%	70,900,919	10,428	57,648	949,016	917,063	1,934,155	75,367,027
Kent	3,738,887	2,500	0	3,741,387	66,922	5%	3,674,465	0	2,501	89,097	0	91,598	3,832,986
Montgomery	252,717,211	462,500	17,973	253,197,684	902,842	10%	252,294,842	9,973	146,524	2,424,171	1,900,347	4,481,015	257,678,699
Prince George's	143,007,907	562,500	12,309	143,582,716	14,176,209	3%	129,406,507	13,972	94,852	2,081,197	1,558,609	3,748,631	147,331,346
Queen Anne's	12,286,738	25,000	0	12,311,738	406,076	5%	11,905,662	0	8,960	125,835	19,717	154,512	12,466,250
St. Mary's	17,072,221	25,500	0	17,097,721	778,591	3%	16,319,130	0	15,294	130,172	167,353	312,819	17,410,540
Somerset	2,069,475	2,000	4,098	2,075,572	50,741	10%	2,024,831	325	2,019	69,782	114,799	186,926	2,262,498
Talbot	11,225,696	7,500	0	11,233,196	1,681,814	0%	9,551,382	0	3,894	84,169	0	88,063	11,321,259
Washington	19,625,506	15,000	53,756	19,694,263	1,121,810	5%	18,572,453	21,849	12,037	193,523	518,693	746,101	20,440,364
Wicomico	9,791,557	19,500	6,752	9,817,809	394,361	5%	9,423,448	428	27,718	228,381	204,821	461,349	10,279,157
Worcester	24,638,987	10,000	626	24,649,613	1,189,660	0%	23,459,953	315	7,842	239,646	218,888	466,691	25,116,304
TOTAL	1,057,214,036	2,067,000	583,263	1,059,864,299	51,022,345		1,008,841,954	170,040	1,553,609	15,201,214	11,813,393	28,738,256	1,088,602,555

Full year column includes new construction added for the full year (July 1). New construction is property added for partial year levy (Oct. 1, Jan 1, and Apr. 1).

Cecil County full year and business personal property columns include the value of the Rock Springs Non-Utility Generator and Wildcat Point Non-Utility Generator.

Garrett County is not levying a tax against business personal property. The figures in that column are for personal property of non-utility generators used to generate electricity which is a separate class of property.

State Department of Assessments and Taxation

The Estimated Taxable Assessable Base at the State Level

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Base Estimate Date: November 30, 2025

(figures expressed in thousands)

County	Real Property Full Year	Real Property Half-Year New Construction	Railroad Operating Real Property	Total Assessable Base Subject to the Real Property State Tax Rate	Loss Due to Homestead Tax Credit	State Homestead Tax Credit Percentage	Net Assessable Base Subject to the Real Property State Tax Rate	Utility Operating Real Property Subject to the Utility Property State Tax Rate
Allegany	4,644,766	750	25,705	4,671,221	23,326	10%	4,647,896	9,721
Anne Arundel	114,325,580	175,000	1,294	114,501,874	444,222	10%	114,057,652	82,409
Baltimore City	52,001,859	69,799	331,558	52,403,216	344,611	10%	52,058,604	232,427
Baltimore	110,449,301	126,686	30,240	110,606,227	392,370	10%	110,213,857	212,532
Calvert	14,999,861	25,000	0	15,024,861	28,099	10%	14,996,762	402,301
Caroline	3,602,492	1,750	0	3,604,242	33,322	10%	3,570,920	7,670
Carroll	26,502,920	35,000	12,864	26,550,784	104,841	10%	26,445,943	17,578
Cecil	13,847,453	25,000	10,429	13,882,881	14,135	10%	13,868,746	26,587
Charles	26,025,015	141,698	1,882	26,168,595	111,377	10%	26,057,218	37,665
Dorchester	3,851,698	11,000	0	3,862,698	15,927	10%	3,846,771	3,119
Frederick	49,401,457	100,000	20,741	49,522,198	288,941	10%	49,233,257	30,823
Garrett	6,930,705	19,000	1,572	6,951,276	81,015	10%	6,870,262	40,260
Harford	36,293,416	54,000	3,781	36,351,198	32,703	10%	36,318,495	64,013
Howard	69,625,685	93,701	42,393	69,761,780	173,366	10%	69,588,414	56,632
Kent	3,562,509	2,000	0	3,564,509	10,405	10%	3,554,104	2,440
Montgomery	243,734,260	369,831	17,703	244,121,794	899,272	10%	243,222,522	142,950
Prince George's	136,074,818	341,433	12,177	136,428,427	495,115	10%	135,933,312	92,539
Queen Anne's	11,533,312	25,000	0	11,558,312	34,472	10%	11,523,840	9,207
St. Mary's	16,323,768	29,000	0	16,352,768	27,562	10%	16,325,206	15,344
Somerset	1,905,341	2,000	4,279	1,911,619	45,427	10%	1,866,192	2,024
Talbot	10,543,797	12,500	0	10,556,297	25,951	10%	10,530,346	3,924
Washington	18,346,079	12,500	54,135	18,412,714	264,996	10%	18,147,718	12,032
Wicomico	9,097,669	19,500	6,458	9,123,627	84,348	10%	9,039,279	27,042
Worcester	22,538,343	10,500	478	22,549,321	220,645	10%	22,328,676	8,083
TOTAL	1,006,162,106	1,702,648	577,688	1,008,442,442	4,196,447		1,004,245,995	1,539,319

Full year column includes new construction added for the full year (July 1).

New construction is property added for partial year levy (January 1).

Utility operating real property is taxed at a different rate than other real property.

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Allegany	4,963,466	500	26,099	4,990,065	23,241	10%	4,966,824	9,964
Anne Arundel	120,719,510	175,000	1,313	120,895,824	641,098	10%	120,254,726	83,761
Baltimore City	53,817,754	50,000	335,238	54,202,992	382,226	10%	53,820,767	237,604
Baltimore	116,515,212	75,000	30,252	116,620,465	463,039	10%	116,157,426	217,845
Calvert	15,749,939	12,500	0	15,762,439	28,931	10%	15,733,508	395,281
Caroline	3,824,999	2,500	0	3,827,499	30,571	10%	3,796,928	7,820
Carroll	28,247,929	35,000	13,061	28,295,989	105,446	10%	28,190,543	18,018
Cecil	14,596,854	15,000	10,355	14,622,209	21,247	10%	14,600,962	26,743
Charles	27,677,075	108,500	1,911	27,787,486	88,796	10%	27,698,689	38,238
Dorchester	4,097,361	3,750	0	4,101,111	16,009	10%	4,085,101	3,154
Frederick	53,257,265	137,500	21,058	53,415,823	253,123	10%	53,162,700	30,898
Garrett	7,408,669	16,000	1,596	7,426,265	68,585	10%	7,357,680	40,829
Harford	38,203,372	50,000	3,824	38,257,196	43,357	10%	38,213,840	64,166
Howard	73,267,896	95,000	43,041	73,405,937	134,399	10%	73,271,538	57,648
Kent	3,739,022	2,500	0	3,741,522	13,070	10%	3,728,452	2,501
Montgomery	252,959,932	275,000	17,973	253,252,905	902,842	10%	252,350,063	146,524
Prince George's	143,131,031	350,000	12,309	143,493,340	361,854	10%	143,131,486	94,852
Queen Anne's	12,289,509	25,000	0	12,314,509	38,250	10%	12,276,258	8,960
St. Mary's	17,073,355	25,500	0	17,098,855	30,201	10%	17,068,653	15,294
Somerset	2,069,136	2,000	4,098	2,075,233	50,741	10%	2,024,492	2,019
Talbot	11,225,696	7,500	0	11,233,196	39,873	10%	11,193,323	3,894
Washington	19,630,237	15,000	53,756	19,698,994	331,475	10%	19,367,519	12,037
Wicomico	9,802,677	19,500	6,752	9,828,928	99,106	10%	9,729,822	27,718
Worcester	24,638,686	10,000	626	24,649,312	243,597	10%	24,405,716	7,842
TOTAL	1,058,906,582	1,508,250	583,263	1,060,998,095	4,411,079		1,056,587,016	1,553,609

Full year column includes new construction added for the full year (July 1).

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State Department of Assessments and Taxation