

**2025 CERTIFIED TOTALS**

Property Count: 2,426

CWB - City of Whitesboro  
ARB Approved Totals

10/7/2025 11:03:24AM

<b>Land</b>		<b>Value</b>			
Homesite:		80,379,756			
Non Homesite:		53,626,587			
Ag Market:		13,543,134			
Timber Market:		0	<b>Total Land</b>	(+)	147,549,477
<b>Improvement</b>		<b>Value</b>			
Homesite:		249,527,580			
Non Homesite:		127,892,954	<b>Total Improvements</b>	(+)	377,420,534
<b>Non Real</b>		<b>Count</b>	<b>Value</b>		
Personal Property:	301		38,334,731		
Mineral Property:	0		0		
Autos:	0		0	<b>Total Non Real</b>	(+) 38,334,731
			<b>Market Value</b>	=	563,304,742
<b>Ag</b>	<b>Non Exempt</b>	<b>Exempt</b>			
Total Productivity Market:	13,543,134	0			
Ag Use:	22,280	0	<b>Productivity Loss</b>	(-)	13,520,854
Timber Use:	0	0	<b>Appraised Value</b>	=	549,783,888
Productivity Loss:	13,520,854	0	<b>Homestead Cap</b>	(-)	11,958,842
			<b>23.231 Cap</b>	(-)	3,479,605
			<b>Assessed Value</b>	=	534,345,441
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-)	67,001,392
			<b>Net Taxable</b>	=	467,344,049

<b>Freeze</b>	<b>Assessed</b>	<b>Taxable</b>	<b>Actual Tax</b>	<b>Ceiling</b>	<b>Count</b>		
DP	2,540,080	2,235,011	4,768.91	4,768.91	17		
DPS	135,891	135,891	158.56	158.56	1		
OV65	86,532,606	80,168,699	180,580.85	184,638.45	404		
<b>Total</b>	<b>89,208,577</b>	<b>82,539,601</b>	<b>185,508.32</b>	<b>189,565.92</b>	<b>422</b>	<b>Freeze Taxable</b>	(-) 82,539,601
<b>Tax Rate</b>	<b>0.5858000</b>						
						<b>Freeze Adjusted Taxable</b>	= 384,804,448

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE \* (TAX RATE / 100)) + ACTUAL TAX  
2,439,692.78 = 384,804,448 \* (0.5858000 / 100) + 185,508.32

Certified Estimate of Market Value: 563,304,742  
Certified Estimate of Taxable Value: 467,344,049

Tax Increment Finance Value: 0  
Tax Increment Finance Levy: 0.00

**2025 CERTIFIED TOTALS**

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ARB Approved Totals

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DP	18	0	0	0
DPS	1	0	0	0
DV1	3	0	15,000	15,000
DV3	6	0	40,954	40,954
DV4	30	0	252,000	252,000
DV4S	3	0	12,000	12,000
DVHS	24	0	6,779,626	6,779,626
DVHSS	5	0	1,054,725	1,054,725
EX-XG	1	0	198,651	198,651
EX-XN	10	0	300,872	300,872
EX-XR	1	0	445,300	445,300
EX-XV	98	0	54,783,471	54,783,471
EX-XV (Prorated)	1	0	103,518	103,518
EX366	79	0	84,594	84,594
FR	1	895,598	0	895,598
OV65	438	2,024,108	0	2,024,108
OV65S	2	10,000	0	10,000
SO	1	975	0	975
<b>Totals</b>		<b>2,930,681</b>	<b>64,070,711</b>	<b>67,001,392</b>

**2025 CERTIFIED TOTALS**

Property Count: 44

CWB - City of Whitesboro  
Under ARB Review Totals

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Land		Value			
Homesite:		2,103,551			
Non Homesite:		140,839			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	2,244,390
Improvement		Value			
Homesite:		7,725,428			
Non Homesite:		247,879	Total Improvements	(+)	7,973,307
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,217,697
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	10,217,697
Productivity Loss:	0	0			
			Homestead Cap	(-)	18,659
			23.231 Cap	(-)	6,590
			Assessed Value	=	10,192,448
			Total Exemptions Amount (Breakdown on Next Page)	(-)	49,000
			Net Taxable	=	10,143,448
Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count
OV65	1,036,893	1,004,893	2,395.00	2,395.00	4
Total	1,036,893	1,004,893	2,395.00	2,395.00	4
Tax Rate	0.5858000				
			Freeze Taxable	(-)	1,004,893
			Freeze Adjusted Taxable	=	9,138,555

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE \* (TAX RATE / 100)) + ACTUAL TAX  
55,928.66 = 9,138,555 \* (0.5858000 / 100) + 2,395.00

Certified Estimate of Market Value: 10,090,941  
Certified Estimate of Taxable Value: 9,911,851  
Tax Increment Finance Value: 0  
Tax Increment Finance Levy: 0.00

**2025 CERTIFIED TOTALS**

Property Count: 44

CWB - City of Whitesboro  
Under ARB Review Totals

10/7/2025

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DV4	2	0	24,000	24,000
OV65	5	25,000	0	25,000
Totals		25,000	24,000	49,000

**2025 CERTIFIED TOTALS**

Property Count: 2,470

CWB - City of Whitesboro  
Grand Totals

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<b>Land</b>		<b>Value</b>			
Homesite:		82,483,307			
Non Homesite:		53,767,426			
Ag Market:		13,543,134			
Timber Market:		0	<b>Total Land</b>	(+)	149,793,867
<b>Improvement</b>		<b>Value</b>			
Homesite:		257,253,008			
Non Homesite:		128,140,833	<b>Total Improvements</b>	(+)	385,393,841
<b>Non Real</b>		<b>Count</b>	<b>Value</b>		
Personal Property:	301		38,334,731		
Mineral Property:	0		0		
Autos:	0		0	<b>Total Non Real</b>	(+) 38,334,731
			<b>Market Value</b>	=	573,522,439
<b>Ag</b>	<b>Non Exempt</b>	<b>Exempt</b>			
Total Productivity Market:	13,543,134	0			
Ag Use:	22,280	0	<b>Productivity Loss</b>	(-)	13,520,854
Timber Use:	0	0	<b>Appraised Value</b>	=	560,001,585
Productivity Loss:	13,520,854	0	<b>Homestead Cap</b>	(-)	11,977,501
			<b>23.231 Cap</b>	(-)	3,486,195
			<b>Assessed Value</b>	=	544,537,889
			<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-)	67,050,392
			<b>Net Taxable</b>	=	477,487,497

<b>Freeze</b>	<b>Assessed</b>	<b>Taxable</b>	<b>Actual Tax</b>	<b>Ceiling</b>	<b>Count</b>		
DP	2,540,080	2,235,011	4,768.91	4,768.91	17		
DPS	135,891	135,891	158.56	158.56	1		
OV65	87,569,499	81,173,592	182,975.85	187,033.45	408		
<b>Total</b>	<b>90,245,470</b>	<b>83,544,494</b>	<b>187,903.32</b>	<b>191,960.92</b>	<b>426</b>	<b>Freeze Taxable</b>	(-) 83,544,494
<b>Tax Rate</b>	<b>0.5858000</b>						
						<b>Freeze Adjusted Taxable</b>	= 393,943,003

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE \* (TAX RATE / 100)) + ACTUAL TAX  
2,495,621.43 = 393,943,003 \* (0.5858000 / 100) + 187,903.32

Certified Estimate of Market Value: 573,395,683  
Certified Estimate of Taxable Value: 477,255,900

Tax Increment Finance Value: 0  
Tax Increment Finance Levy: 0.00

**2025 CERTIFIED TOTALS**

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CWB - City of Whitesboro  
Grand Totals

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**Exemption Breakdown**

Exemption	Count	Local	State	Total
DP	18	0	0	0
DPS	1	0	0	0
DV1	3	0	15,000	15,000
DV3	6	0	40,954	40,954
DV4	32	0	276,000	276,000
DV4S	3	0	12,000	12,000
DVHS	24	0	6,779,626	6,779,626
DVHSS	5	0	1,054,725	1,054,725
EX-XG	1	0	198,651	198,651
EX-XN	10	0	300,872	300,872
EX-XR	1	0	445,300	445,300
EX-XV	98	0	54,783,471	54,783,471
EX-XV (Prorated)	1	0	103,518	103,518
EX366	79	0	84,594	84,594
FR	1	895,598	0	895,598
OV65	443	2,049,108	0	2,049,108
OV65S	2	10,000	0	10,000
SO	1	975	0	975
Totals		2,955,681	64,094,711	67,050,392

**2025 CERTIFIED TOTALS**

Property Count: 2,426

CWB - City of Whitesboro  
ARB Approved Totals

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**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,597	588.7644	\$4,666,538	\$325,644,683	\$303,869,833
B	MULTIFAMILY RESIDENCE	22	13.8708	\$252,751	\$17,058,572	\$17,058,572
C1	VACANT LOTS AND LAND TRACTS	118	121.7312	\$0	\$10,383,642	\$9,979,902
D1	QUALIFIED OPEN-SPACE LAND	54	501.6080	\$0	\$13,543,134	\$22,117
D2	IMPROVEMENTS ON QUALIFIED OP	19		\$119,937	\$968,785	\$958,475
E	RURAL LAND, NON QUALIFIED OPE	33	63.5490	\$55,967	\$6,438,925	\$5,821,138
F1	COMMERCIAL REAL PROPERTY	164	120.8202	\$8,335,103	\$90,727,180	\$88,446,493
F2	INDUSTRIAL AND MANUFACTURIN	4	8.0304	\$0	\$1,165,374	\$1,068,796
J2	GAS DISTRIBUTION SYSTEM	2	0.0212	\$0	\$7,038	\$7,038
J3	ELECTRIC COMPANY (INCLUDING C	1	0.2984	\$0	\$64,273	\$58,118
J4	TELEPHONE COMPANY (INCLUDI	1	0.2594	\$0	\$131,891	\$131,891
J5	RAILROAD	1	9.0100	\$0	\$245,298	\$245,298
L1	COMMERCIAL PERSONAL PROPE	206		\$0	\$20,748,200	\$19,852,602
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$34,517	\$34,517
M1	TANGIBLE OTHER PERSONAL, MOB	5		\$0	\$342,067	\$334,160
O	RESIDENTIAL INVENTORY	43	9.3493	\$1,110,354	\$2,288,552	\$2,288,552
S	SPECIAL INVENTORY TAX	6		\$0	\$17,166,548	\$17,166,548
X	TOTALLY EXEMPT PROPERTY	190	261.8395	\$9,282	\$56,346,063	\$0
<b>Totals</b>			1,699.1518	\$14,549,932	\$563,304,742	\$467,344,050

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Under ARB Review Totals

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**State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	41	15.1985	\$0	\$9,828,979	\$9,754,730
B	MULTIFAMILY RESIDENCE	1	0.2580	\$0	\$293,957	\$293,957
C1	VACANT LOTS AND LAND TRACTS	2	0.5966	\$0	\$94,761	\$94,761
<b>Totals</b>			16.0531	\$0	\$10,217,697	\$10,143,448



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Grand Totals

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**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,638	603.9629	\$4,666,538	\$335,473,662	\$313,624,563
B	MULTIFAMILY RESIDENCE	23	14.1288	\$252,751	\$17,352,529	\$17,352,529
C1	VACANT LOTS AND LAND TRACTS	120	122.3278	\$0	\$10,478,403	\$10,074,663
D1	QUALIFIED OPEN-SPACE LAND	54	501.6080	\$0	\$13,543,134	\$22,117
D2	IMPROVEMENTS ON QUALIFIED OP	19		\$119,937	\$968,785	\$958,475
E	RURAL LAND, NON QUALIFIED OPE	33	63.5490	\$55,967	\$6,438,925	\$5,821,138
F1	COMMERCIAL REAL PROPERTY	164	120.8202	\$8,335,103	\$90,727,180	\$88,446,493
F2	INDUSTRIAL AND MANUFACTURIN	4	8.0304	\$0	\$1,165,374	\$1,068,796
J2	GAS DISTRIBUTION SYSTEM	2	0.0212	\$0	\$7,038	\$7,038
J3	ELECTRIC COMPANY (INCLUDING C	1	0.2984	\$0	\$64,273	\$58,118
J4	TELEPHONE COMPANY (INCLUDI	1	0.2594	\$0	\$131,891	\$131,891
J5	RAILROAD	1	9.0100	\$0	\$245,298	\$245,298
L1	COMMERCIAL PERSONAL PROPE	206		\$0	\$20,748,200	\$19,852,602
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$34,517	\$34,517
M1	TANGIBLE OTHER PERSONAL, MOB	5		\$0	\$342,067	\$334,160
O	RESIDENTIAL INVENTORY	43	9.3493	\$1,110,354	\$2,288,552	\$2,288,552
S	SPECIAL INVENTORY TAX	6		\$0	\$17,166,548	\$17,166,548
X	TOTALLY EXEMPT PROPERTY	190	261.8395	\$9,282	\$56,346,063	\$0
<b>Totals</b>			1,715.2049	\$14,549,932	\$573,522,439	\$477,487,498

**2025 CERTIFIED TOTALS**

Property Count: 2,426

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.0866	\$0	\$74,709	\$74,709
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,495	512.0347	\$4,611,962	\$315,670,304	\$295,119,699
A2	REAL-RESIDENTIAL MOBILE HOMES	95	73.9924	\$54,576	\$9,446,852	\$8,222,748
A4	REAL-OTHER IMPROVEMENTS WITH	10	2.6507	\$0	\$452,818	\$452,677
B1	REAL-RESIDENTIAL DUPLEXES	14	3.9438	\$252,751	\$5,312,127	\$5,312,127
B2	REAL-RESIDENTIAL APARTMENTS	8	9.9270	\$0	\$11,746,445	\$11,746,445
C1	REAL-VAC PLATTED LOTS-RESIDENT	69	32.9485	\$0	\$2,936,653	\$2,933,698
C1C	REAL-VAC PLATTED LOTS - COMMER	49	88.7827	\$0	\$7,446,989	\$7,046,204
D1	REAL-ACREAGE WITH AG	54	501.6080	\$0	\$13,543,134	\$22,117
D2	FARM & RANCH IMPS ON AG QUALI	19		\$119,937	\$968,785	\$958,475
E	REAL-NON QUAL OPEN SPACE LAND	33	63.5490	\$55,967	\$6,438,925	\$5,821,138
F1	COMMERCIAL REAL PROPERTY	164	120.8202	\$8,335,103	\$90,727,180	\$88,446,493
F2	INDUSTRIAL REAL PROPERTY	4	8.0304	\$0	\$1,165,374	\$1,068,796
J2	GAS DISTRIBUTION SYSTEM	2	0.0212	\$0	\$7,038	\$7,038
J3	ELECTRIC COMPANY (INCLUDING CC	1	0.2984	\$0	\$64,273	\$58,118
J4	TELEPHONE COMPANY (INCLUDING I	1	0.2594	\$0	\$131,891	\$131,891
J5	RAILROAD	1	9.0100	\$0	\$245,298	\$245,298
L1	COMMERCIAL PERSONAL PROPER	159		\$0	\$19,523,752	\$18,628,154
L2	INDUSTRIAL PERSONAL PROPERTY	1		\$0	\$34,517	\$34,517
L4	LEASE ACCOUNTS	60		\$0	\$1,224,448	\$1,224,448
M1	TANGIBLE OTHER PERSONAL, MOBI	5		\$0	\$342,067	\$334,160
O1	RESIDENTIAL INVENTORY	43	9.3493	\$1,110,354	\$2,288,552	\$2,288,552
S		6		\$0	\$17,166,548	\$17,166,548
X	DO NOT USE	190	261.8395	\$9,282	\$56,346,063	\$0
<b>Totals</b>			1,699.1518	\$14,549,932	\$563,304,742	\$467,344,050

**2025 CERTIFIED TOTALS**

Property Count: 44

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Under ARB Review Totals

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**CAD State Category Breakdown**

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	41	15.1985	\$0	\$9,828,979	\$9,754,730
B1	REAL-RESIDENTIAL DUPLEXES	1	0.2580	\$0	\$293,957	\$293,957
C1	REAL-VAC PLATTED LOTS-RESIDENT	2	0.5966	\$0	\$94,761	\$94,761
<b>Totals</b>			16.0531	\$0	\$10,217,697	\$10,143,448

**2025 CERTIFIED TOTALS**

Property Count: 2,470

CWB - City of Whitesboro  
Grand Totals

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**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.0866	\$0	\$74,709	\$74,709
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,536	527.2332	\$4,611,962	\$325,499,283	\$304,874,429
A2	REAL-RESIDENTIAL MOBILE HOMES	95	73.9924	\$54,576	\$9,446,852	\$8,222,748
A4	REAL-OTHER IMPROVEMENTS WITH	10	2.6507	\$0	\$452,818	\$452,677
B1	REAL-RESIDENTIAL DUPLEXES	15	4.2018	\$252,751	\$5,606,084	\$5,606,084
B2	REAL-RESIDENTIAL APARTMENTS	8	9.9270	\$0	\$11,746,445	\$11,746,445
C1	REAL-VAC PLATTED LOTS-RESIDENT	71	33.5451	\$0	\$3,031,414	\$3,028,459
C1C	REAL-VAC PLATTED LOTS - COMMER	49	88.7827	\$0	\$7,446,989	\$7,046,204
D1	REAL-ACREAGE WITH AG	54	501.6080	\$0	\$13,543,134	\$22,117
D2	FARM & RANCH IMPS ON AG QUALI	19		\$119,937	\$968,785	\$958,475
E	REAL-NON QUAL OPEN SPACE LAND	33	63.5490	\$55,967	\$6,438,925	\$5,821,138
F1	COMMERCIAL REAL PROPERTY	164	120.8202	\$8,335,103	\$90,727,180	\$88,446,493
F2	INDUSTRIAL REAL PROPERTY	4	8.0304	\$0	\$1,165,374	\$1,068,796
J2	GAS DISTRIBUTION SYSTEM	2	0.0212	\$0	\$7,038	\$7,038
J3	ELECTRIC COMPANY (INCLUDING CC	1	0.2984	\$0	\$64,273	\$58,118
J4	TELEPHONE COMPANY (INCLUDING I	1	0.2594	\$0	\$131,891	\$131,891
J5	RAILROAD	1	9.0100	\$0	\$245,298	\$245,298
L1	COMMERCIAL PERSONAL PROPER	159		\$0	\$19,523,752	\$18,628,154
L2	INDUSTRIAL PERSONAL PROPERTY	1		\$0	\$34,517	\$34,517
L4	LEASE ACCOUNTS	60		\$0	\$1,224,448	\$1,224,448
M1	TANGIBLE OTHER PERSONAL, MOBI	5		\$0	\$342,067	\$334,160
O1	RESIDENTIAL INVENTORY	43	9.3493	\$1,110,354	\$2,288,552	\$2,288,552
S		6		\$0	\$17,166,548	\$17,166,548
X	DO NOT USE	190	261.8395	\$9,282	\$56,346,063	\$0
<b>Totals</b>			1,715.2049	\$14,549,932	\$573,522,439	\$477,487,498

**2025 CERTIFIED TOTALS**

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CWB - City of Whitesboro  
Effective Rate Assumption

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**New Value**

<b>TOTAL NEW VALUE MARKET:</b>	<b>\$14,549,932</b>
<b>TOTAL NEW VALUE TAXABLE:</b>	<b>\$14,514,039</b>

**New Exemptions**

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$187,195
EX366	HOUSE BILL 366	3	2024 Market Value	\$0

<b>ABSOLUTE EXEMPTIONS VALUE LOSS</b>	<b>\$187,195</b>
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$0
DV3	Disabled Veterans 50% - 69%	2	\$8,954
DV4	Disabled Veterans 70% - 100%	1	\$12,000
DVHS	Disabled Veteran Homestead	1	\$49,609
OV65	OVER 65	21	\$95,160
<b>PARTIAL EXEMPTIONS VALUE LOSS</b>		<b>26</b>	<b>\$165,723</b>
<b>NEW EXEMPTIONS VALUE LOSS</b>			<b>\$352,918</b>

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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<b>INCREASED EXEMPTIONS VALUE LOSS</b>	
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<b>TOTAL EXEMPTIONS VALUE LOSS</b>	<b>\$352,918</b>
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**New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
967	\$235,780	\$12,386	\$223,394

**Category A Only**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
956	\$235,957	\$12,186	\$223,771

**Median Homestead Value****Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
967	\$223,405	\$0	\$223,405

**Category A Only**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
956	\$223,511	\$0	\$223,511

**Lower Value Used**

Count of Protested Properties	Total Market Value	Total Value Used
44	\$10,217,697	\$9,911,851

**2025 CERTIFIED TOTALS**  
CWB - City of Whitesboro

**Uncontested Value**

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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