

2025 CERTIFIED TOTALS

Property Count: 116,508

CAD - Central Appraisal District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,784,713,043			
Non Homesite:		5,445,466,083			
Ag Market:		11,563,578,351			
Timber Market:		0	Total Land	(+)	21,793,757,477
Improvement		Value			
Homesite:		12,047,934,592			
Non Homesite:		9,847,023,566	Total Improvements	(+)	21,894,958,158
Non Real		Count	Value		
Personal Property:	5,940		3,618,622,318		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,786,492,239
					47,475,207,874
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,558,452,387	5,125,964			
Ag Use:	25,908,648	5,388	Productivity Loss	(-)	11,532,543,739
Timber Use:	0	0	Appraised Value	=	35,942,664,135
Productivity Loss:	11,532,543,739	5,120,576	Homestead Cap	(-)	1,006,624,265
			23.231 Cap	(-)	269,375,649
			Assessed Value	=	34,666,664,221
			Total Exemptions Amount	(-)	8,772,320,105
			(Breakdown on Next Page)		
			Net Taxable	=	25,894,344,116

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 25,894,344,116 * (0.000000 / 100)

Certified Estimate of Market Value: 47,475,207,874
Certified Estimate of Taxable Value: 25,894,344,116

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CAD - Central Appraisal District
ARB Approved Totals

11/18/2025 11:23:11AM

Tif Zone Code	Tax Increment Loss
2007 TIF	68,797,871
CERT1	7,780,882
DERVZ1	277,318,609
DERVZ2	4,549,600
DERVZ3	244,375,537
DERVZ4	114,160,227
DERVZ5	174,500,041
DORV1	-1,211,380,856
GCRV1	-35,606,062
GCRV2	-33,468,212
GURV1	205,655,113
GURV2	2,662,878
PBRVZ1	44,371,189
SHRV5	46,662,105
SHRV5E	1,041,376
SHRV6	18,423,376
SHRV7	24,204,426
SHRV7E	126,218,216
SHRV8	33,346,389
SHRV9	38,348
VARV1	9,645,518
VARV2	-16,941
Tax Increment Finance Value:	123,279,630
Tax Increment Finance Levy:	0.00

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Property Count: 116,508

CAD - Central Appraisal District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	42	4,002,837,763	0	4,002,837,763
CCF	6	3,161,579	0	3,161,579
DV1	127	0	635,835	635,835
DV1S	6	0	30,000	30,000
DV2	91	0	679,459	679,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,471,127	1,471,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	17,217,561	17,217,561
DV4S	158	0	1,029,662	1,029,662
DVHSS	187	0	42,100,859	42,100,859
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	125,555	125,555
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	18,051,168	18,051,168
EX366	4,042	0	1,071,487	1,071,487
FR	39	246,072,854	0	246,072,854
FRSS	3	0	865,522	865,522
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	23	2,735,838	0	2,735,838
Totals		4,324,485,497	4,447,834,608	8,772,320,105

2025 CERTIFIED TOTALS

Property Count: 27

CAD - Central Appraisal District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		1,787,579			
Non Homesite:		4,685,312			
Ag Market:		11,817,308			
Timber Market:		0	Total Land	(+)	18,290,199
Improvement		Value			
Homesite:		3,806,342			
Non Homesite:		20,119,636	Total Improvements	(+)	23,925,978
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	42,216,177
Ag		Non Exempt	Exempt		
Total Productivity Market:	11,817,308	0			
Ag Use:	13,502	0	Productivity Loss	(-)	11,803,806
Timber Use:	0	0	Appraised Value	=	30,412,371
Productivity Loss:	11,803,806	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	4,300
			Assessed Value	=	30,155,962
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	30,155,962

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 30,155,962 * (0.000000 / 100)

Certified Estimate of Market Value: 39,146,869
Certified Estimate of Taxable Value: 27,904,257

Tif Zone Code	Tax Increment Loss
GCRV1	15,555
VARV1	898,483
Tax Increment Finance Value:	914,038
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

CAD - Central Appraisal District

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 116,535

CAD - Central Appraisal District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,786,500,622			
Non Homesite:		5,450,151,395			
Ag Market:		11,575,395,659			
Timber Market:		0	Total Land	(+)	21,812,047,676
Improvement		Value			
Homesite:		12,051,740,934			
Non Homesite:		9,867,143,202	Total Improvements	(+)	21,918,884,136
Non Real		Count	Value		
Personal Property:	5,940		3,618,622,318		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,786,492,239
					47,517,424,051
Ag	Non Exempt		Exempt		
Total Productivity Market:	11,570,269,695		5,125,964		
Ag Use:	25,922,150		5,388	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	11,544,347,545		5,120,576		35,973,076,506
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	8,772,320,105
				Net Taxable	=
					25,924,500,078

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 25,924,500,078 * (0.000000 / 100)

Certified Estimate of Market Value: 47,514,354,743
Certified Estimate of Taxable Value: 25,922,248,373

2025 CERTIFIED TOTALS

Property Count: 116,535

CAD - Central Appraisal District
Grand Totals

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Tif Zone Code	Tax Increment Loss
2007 TIF	68,797,871
CERT1	7,780,882
DERVZ1	277,318,609
DERVZ2	4,549,600
DERVZ3	244,375,537
DERVZ4	114,160,227
DERVZ5	174,500,041
DORV1	-1,211,380,856
GCRV1	-35,590,507
GCRV2	-33,468,212
GURV1	205,655,113
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PBRVZ1	44,371,189
SHRV5	46,662,105
SHRV5E	1,041,376
SHRV6	18,423,376
SHRV7	24,204,426
SHRV7E	126,218,216
SHRV8	33,346,389
SHRV9	38,348
VARV1	10,544,001
VARV2	-16,941
Tax Increment Finance Value:	124,193,668
Tax Increment Finance Levy:	0.00

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DV1S	6	0	30,000	30,000
DV2	91	0	679,459	679,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,471,127	1,471,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	17,217,561	17,217,561
DV4S	158	0	1,029,662	1,029,662
DVHSS	187	0	42,100,859	42,100,859
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	125,555	125,555
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	18,051,168	18,051,168
EX366	4,042	0	1,071,487	1,071,487
FR	39	246,072,854	0	246,072,854
FRSS	3	0	865,522	865,522
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	23	2,735,838	0	2,735,838
Totals		4,324,485,497	4,447,834,608	8,772,320,105

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11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,881	32,224.6611	\$572,353,495	\$13,842,089,617	\$13,046,013,049
B	MULTIFAMILY RESIDENCE	1,182	580.0077	\$175,452,038	\$1,010,714,527	\$1,008,642,112
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,461,381
D1	QUALIFIED OPEN-SPACE LAND	13,673	442,674.7751	\$0	\$11,558,452,387	\$25,805,259
D2	IMPROVEMENTS ON QUALIFIED OP	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	RURAL LAND, NON QUALIFIED OPE	10,233	41,681.3866	\$85,490,964	\$3,733,057,729	\$3,423,656,705
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,919,959,112
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$241,175,000	\$4,763,596,626	\$1,493,792,712
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,063		\$517,659	\$995,487,515	\$989,665,722
L2	INDUSTRIAL AND MANUFACTURIN	529		\$98,153,378	\$1,827,746,415	\$781,527,717
M1	TANGIBLE OTHER PERSONAL, MOB	1,805		\$8,772,915	\$101,549,165	\$98,737,577
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$388,833,377
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,183	70,533.3739	\$70,220,101	\$4,492,426,694	\$966,982
Totals			605,679.6006	\$1,499,333,166	\$47,475,207,874	\$25,894,344,115

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CAD - Central Appraisal District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10	6.4921	\$851,546	\$4,274,447	\$4,175,254
B	MULTIFAMILY RESIDENCE	3	18.0106	\$0	\$22,393,108	\$22,393,108
D1	QUALIFIED OPEN-SPACE LAND	8	374.2840	\$0	\$11,817,308	\$13,502
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$10,205	\$10,205
E	RURAL LAND, NON QUALIFIED OPE	5	27.2170	\$240,817	\$1,666,766	\$1,513,850
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$30,155,962

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CAD - Central Appraisal District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,891	32,231.1532	\$573,205,041	\$13,846,364,064	\$13,050,188,303
B	MULTIFAMILY RESIDENCE	1,185	598.0183	\$175,452,038	\$1,033,107,635	\$1,031,035,220
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,461,381
D1	QUALIFIED OPEN-SPACE LAND	13,681	443,049.0591	\$0	\$11,570,269,695	\$25,818,761
D2	IMPROVEMENTS ON QUALIFIED OP	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	RURAL LAND, NON QUALIFIED OPE	10,238	41,708.6036	\$85,731,781	\$3,734,724,495	\$3,425,170,555
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,921,959,544
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$241,175,000	\$4,763,596,626	\$1,493,792,712
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,063		\$517,659	\$995,487,515	\$989,665,722
L2	INDUSTRIAL AND MANUFACTURIN	529		\$98,153,378	\$1,827,746,415	\$781,527,717
M1	TANGIBLE OTHER PERSONAL, MOB	1,806		\$8,821,174	\$101,603,076	\$98,787,188
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$388,833,377
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,183	70,533.3739	\$70,220,101	\$4,492,426,694	\$966,982
Totals			606,134.2693	\$1,500,473,788	\$47,517,424,051	\$25,924,500,077

2025 CERTIFIED TOTALS

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11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.1575	\$104,063	\$962,663	\$953,329
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,324	27,298.0063	\$557,644,099	\$13,136,355,324	\$12,422,956,697
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$514,889,722
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$29,689,776
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$77,523,525
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	1,047	261.5286	\$3,044,881	\$290,978,163	\$290,517,912
B2	REAL-RESIDENTIAL APARTMENTS	141	318.3264	\$172,407,157	\$710,179,401	\$708,567,237
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,327,103
D1	REAL-ACREAGE WITH AG	13,682	442,726.2529	\$0	\$11,559,988,986	\$27,341,858
D2	FARM & RANCH IMPS ON AG QUALI	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	REAL-NON QUAL OPEN SPACE LAND	10,229	41,629.9088	\$85,490,964	\$3,731,521,130	\$3,422,120,106
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,919,959,112
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$241,175,000	\$4,763,596,626	\$1,493,792,712
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING C	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,787		\$517,659	\$904,903,710	\$901,554,003
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$98,153,378	\$1,827,746,415	\$781,527,717
L4	LEASE ACCOUNTS	335		\$0	\$90,583,805	\$88,111,719
M1	TANGIBLE OTHER PERSONAL, MOBI	1,805		\$8,772,915	\$101,549,165	\$98,737,577
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$388,833,377
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,183	70,533.3739	\$70,220,101	\$4,492,426,694	\$966,982
Totals			605,679.6006	\$1,499,333,166	\$47,475,207,874	\$25,894,344,115

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CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	10	6.4921	\$851,546	\$4,274,447	\$4,175,254
B1	REAL-RESIDENTIAL DUPLEXES	1	0.1406	\$0	\$193,108	\$193,108
B2	REAL-RESIDENTIAL APARTMENTS	2	17.8700	\$0	\$22,200,000	\$22,200,000
D1	REAL-ACREAGE WITH AG	8	374.2840	\$0	\$11,817,308	\$13,502
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$10,205	\$10,205
E	REAL-NON QUAL OPEN SPACE LAND	5	27.2170	\$240,817	\$1,666,766	\$1,513,850
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$30,155,962

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11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.1575	\$104,063	\$962,663	\$953,329
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,334	27,304.4984	\$558,495,645	\$13,140,629,771	\$12,427,131,951
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$514,889,722
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$29,689,776
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$77,523,525
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	1,048	261.6692	\$3,044,881	\$291,171,271	\$290,711,020
B2	REAL-RESIDENTIAL APARTMENTS	143	336.1964	\$172,407,157	\$732,379,401	\$730,767,237
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,327,103
D1	REAL-ACREAGE WITH AG	13,690	443,100.5369	\$0	\$11,571,806,294	\$27,355,360
D2	FARM & RANCH IMPS ON AG QUALI	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	REAL-NON QUAL OPEN SPACE LAND	10,234	41,657.1258	\$85,731,781	\$3,733,187,896	\$3,423,633,956
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,921,959,544
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$241,175,000	\$4,763,596,626	\$1,493,792,712
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,787		\$517,659	\$904,903,710	\$901,554,003
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$98,153,378	\$1,827,746,415	\$781,527,717
L4	LEASE ACCOUNTS	335		\$0	\$90,583,805	\$88,111,719
M1	TANGIBLE OTHER PERSONAL, MOBI	1,806		\$8,821,174	\$101,603,076	\$98,787,188
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$388,833,377
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,183	70,533.3739	\$70,220,101	\$4,492,426,694	\$966,982
Totals			606,134.2693	\$1,500,473,788	\$47,517,424,051	\$25,924,500,077

2025 CERTIFIED TOTALS

Property Count: 116,535

CAD - Central Appraisal District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,500,473,788
TOTAL NEW VALUE TAXABLE:	\$1,425,087,446

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	2	2024 Market Value	\$17,460
EX-XA	11.111 Public property for housing indigent per	1	2024 Market Value	\$1,768,754
EX-XI	11.19 Youth spiritual, mental, and physical dev	1	2024 Market Value	\$579,926
EX-XJ	11.21 Private schools	1	2024 Market Value	\$119,558
EX-XN	11.252 Motor vehicles leased for personal use	6	2024 Market Value	\$168,072
EX-XR	11.30 Nonprofit water or wastewater corporati	3	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	53	2024 Market Value	\$38,267,478
EX366	HOUSE BILL 366	495	2024 Market Value	\$776,263
ABSOLUTE EXEMPTIONS VALUE LOSS				\$41,697,511

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	32	\$183,922
DV2	Disabled Veterans 30% - 49%	23	\$177,000
DV3	Disabled Veterans 50% - 69%	33	\$322,954
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	172	\$1,971,292
DV4S	Disabled Veterans Surviving Spouse 70% - 100	5	\$24,000
PARTIAL EXEMPTIONS VALUE LOSS		266	\$2,689,168
NEW EXEMPTIONS VALUE LOSS			\$44,386,679

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$44,386,679

New Ag / Timber Exemptions

2024 Market Value	\$28,471,491	Count: 83
2025 Ag/Timber Use	\$35,986	
NEW AG / TIMBER VALUE LOSS	\$28,435,505	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
37,635	\$327,197	\$26,699	\$300,498
Category A Only			
Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
31,902	\$310,642	\$22,925	\$287,717

2025 CERTIFIED TOTALS

CAD - Central Appraisal District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
37,635	\$282,009	\$2,120	\$279,889

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
31,902	\$268,181	\$1,360	\$266,821

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
27	\$42,216,177	\$27,904,257

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		33,424,270			
Non Homesite:		13,736,868			
Ag Market:		9,732,922			
Timber Market:		0	Total Land	(+)	56,894,060
Improvement		Value			
Homesite:		105,021,667			
Non Homesite:		33,398,432	Total Improvements	(+)	138,420,099
Non Real		Count	Value		
Personal Property:	119		9,594,778		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 9,594,778
			Market Value	=	204,908,937
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,732,922	0			
Ag Use:	13,387	0	Productivity Loss	(-)	9,719,535
Timber Use:	0	0	Appraised Value	=	195,189,402
Productivity Loss:	9,719,535	0	Homestead Cap	(-)	10,813,592
			23.231 Cap	(-)	1,658,581
			Assessed Value	=	182,717,229
			Total Exemptions Amount (Breakdown on Next Page)	(-)	25,798,375
			Net Taxable	=	156,918,854

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,837,490	1,837,490	5,767.54	5,767.54	14		
OV65	32,057,161	31,173,456	106,079.28	106,586.18	138		
Total	33,894,651	33,010,946	111,846.82	112,353.72	152	Freeze Taxable	(-) 33,010,946
Tax Rate	0.6000000						
						Freeze Adjusted Taxable	= 123,907,908

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
855,294.27 = 123,907,908 * (0.6000000 / 100) + 111,846.82

Certified Estimate of Market Value: 204,908,937
Certified Estimate of Taxable Value: 156,918,854

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

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	15	0	0	0
DV1	1	0	2,500	2,500
DV1S	1	0	5,000	5,000
DV3	2	0	20,000	20,000
DV3S	1	0	10,000	10,000
DV4	16	0	96,000	96,000
DVHS	17	0	4,412,511	4,412,511
DVHSS	1	0	203,288	203,288
EX-XG	1	0	200,335	200,335
EX-XN	11	0	485,632	485,632
EX-XU	2	0	184,748	184,748
EX-XV	28	0	20,093,219	20,093,219
EX-XV (Prorated)	1	0	50,851	50,851
EX366	28	0	29,686	29,686
OV65	143	0	0	0
PC	2	4,605	0	4,605
Totals		4,605	25,793,770	25,798,375

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		33,424,270			
Non Homesite:		13,736,868			
Ag Market:		9,732,922			
Timber Market:		0	Total Land	(+)	56,894,060
Improvement		Value			
Homesite:		105,021,667			
Non Homesite:		33,398,432	Total Improvements	(+)	138,420,099
Non Real		Count	Value		
Personal Property:	119		9,594,778		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 9,594,778
			Market Value	=	204,908,937
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,732,922	0			
Ag Use:	13,387	0	Productivity Loss	(-)	9,719,535
Timber Use:	0	0	Appraised Value	=	195,189,402
Productivity Loss:	9,719,535	0	Homestead Cap	(-)	10,813,592
			23.231 Cap	(-)	1,658,581
			Assessed Value	=	182,717,229
			Total Exemptions Amount (Breakdown on Next Page)	(-)	25,798,375
			Net Taxable	=	156,918,854

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,837,490	1,837,490	5,767.54	5,767.54	14		
OV65	32,057,161	31,173,456	106,079.28	106,586.18	138		
Total	33,894,651	33,010,946	111,846.82	112,353.72	152	Freeze Taxable	(-) 33,010,946
Tax Rate	0.6000000						
						Freeze Adjusted Taxable	= 123,907,908

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
855,294.27 = 123,907,908 * (0.6000000 / 100) + 111,846.82

Certified Estimate of Market Value: 204,908,937
Certified Estimate of Taxable Value: 156,918,854

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

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	15	0	0	0
DV1	1	0	2,500	2,500
DV1S	1	0	5,000	5,000
DV3	2	0	20,000	20,000
DV3S	1	0	10,000	10,000
DV4	16	0	96,000	96,000
DVHS	17	0	4,412,511	4,412,511
DVHSS	1	0	203,288	203,288
EX-XG	1	0	200,335	200,335
EX-XN	11	0	485,632	485,632
EX-XU	2	0	184,748	184,748
EX-XV	28	0	20,093,219	20,093,219
EX-XV (Prorated)	1	0	50,851	50,851
EX366	28	0	29,686	29,686
OV65	143	0	0	0
PC	2	4,605	0	4,605
Totals		4,605	25,793,770	25,798,375

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	552	412.2522	\$2,405,531	\$133,455,746	\$118,695,899
B	MULTIFAMILY RESIDENCE	12	4.2303	\$43,990	\$4,667,735	\$4,378,120
C1	VACANT LOTS AND LAND TRACTS	53	58.4594	\$0	\$3,304,735	\$3,006,601
D1	QUALIFIED OPEN-SPACE LAND	40	384.6010	\$0	\$9,732,922	\$13,269
D2	IMPROVEMENTS ON QUALIFIED OP	13		\$26,613	\$149,767	\$137,885
E	RURAL LAND, NON QUALIFIED OPE	35	118.3376	\$16,567	\$8,275,882	\$7,451,344
F1	COMMERCIAL REAL PROPERTY	42	24.1940	\$330,909	\$14,015,790	\$13,712,403
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,543,820	\$1,543,820
J3	ELECTRIC COMPANY (INCLUDING C	6	1.9472	\$0	\$2,405,537	\$2,341,072
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$226,662	\$221,782
J5	RAILROAD	4	5.1530	\$0	\$386,487	\$378,300
J6	PIPELAND COMPANY	6		\$0	\$66,042	\$61,437
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPE	65		\$0	\$4,725,436	\$4,725,436
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$36,929	\$36,929
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$448,856	\$186,826
X	TOTALLY EXEMPT PROPERTY	71	184.7422	\$0	\$21,438,860	\$0
Totals			1,194.0891	\$2,823,610	\$204,908,937	\$156,918,854

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	552	412.2522	\$2,405,531	\$133,455,746	\$118,695,899
B	MULTIFAMILY RESIDENCE	12	4.2303	\$43,990	\$4,667,735	\$4,378,120
C1	VACANT LOTS AND LAND TRACTS	53	58.4594	\$0	\$3,304,735	\$3,006,601
D1	QUALIFIED OPEN-SPACE LAND	40	384.6010	\$0	\$9,732,922	\$13,269
D2	IMPROVEMENTS ON QUALIFIED OP	13		\$26,613	\$149,767	\$137,885
E	RURAL LAND, NON QUALIFIED OPE	35	118.3376	\$16,567	\$8,275,882	\$7,451,344
F1	COMMERCIAL REAL PROPERTY	42	24.1940	\$330,909	\$14,015,790	\$13,712,403
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,543,820	\$1,543,820
J3	ELECTRIC COMPANY (INCLUDING C	6	1.9472	\$0	\$2,405,537	\$2,341,072
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$226,662	\$221,782
J5	RAILROAD	4	5.1530	\$0	\$386,487	\$378,300
J6	PIPELAND COMPANY	6		\$0	\$66,042	\$61,437
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPE	65		\$0	\$4,725,436	\$4,725,436
L2	INDUSTRIAL AND MANUFACTURIN	1		\$0	\$36,929	\$36,929
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$448,856	\$186,826
X	TOTALLY EXEMPT PROPERTY	71	184.7422	\$0	\$21,438,860	\$0
Totals			1,194.0891	\$2,823,610	\$204,908,937	\$156,918,854

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.3036	\$0	\$269,158	\$269,158
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	490	333.2840	\$2,132,507	\$126,336,774	\$112,464,837
A2	REAL-RESIDENTIAL MOBILE HOMES	55	68.7182	\$273,024	\$6,239,933	\$5,456,974
A4	REAL-OTHER IMPROVEMENTS WITH	8	9.9464	\$0	\$609,881	\$504,930
B1	REAL-RESIDENTIAL DUPLEXES	10	3.2315	\$43,990	\$2,211,050	\$2,132,066
B2	REAL-RESIDENTIAL APARTMENTS	2	0.9988	\$0	\$2,456,685	\$2,246,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	39	40.1081	\$0	\$2,226,426	\$2,191,862
C1C	REAL-VAC PLATTED LOTS - COMMERCIAL	14	18.3513	\$0	\$1,078,309	\$814,739
D1	REAL-ACREAGE WITH AG	40	384.6010	\$0	\$9,732,922	\$13,269
D2	FARM & RANCH IMPROVEMENTS ON AG QUALIFIED	13		\$26,613	\$149,767	\$137,885
E	REAL-NON QUAL OPEN SPACE LAND	35	118.3376	\$16,567	\$8,275,882	\$7,451,344
F1	COMMERCIAL REAL PROPERTY	42	24.1940	\$330,909	\$14,015,790	\$13,712,403
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,543,820	\$1,543,820
J3	ELECTRIC COMPANY (INCLUDING CABLE)	6	1.9472	\$0	\$2,405,537	\$2,341,072
J4	TELEPHONE COMPANY (INCLUDING CABLE)	2	0.1722	\$0	\$226,662	\$221,782
J5	RAILROAD	4	5.1530	\$0	\$386,487	\$378,300
J6	PIPELINE COMPANY	6		\$0	\$66,042	\$61,437
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPERTY	40		\$0	\$4,266,952	\$4,266,952
L2	INDUSTRIAL PERSONAL PROPERTY	1		\$0	\$36,929	\$36,929
L4	LEASE ACCOUNTS	34		\$0	\$458,484	\$458,484
M1	TANGIBLE OTHER PERSONAL, MOBILE	8		\$0	\$448,856	\$186,826
X	DO NOT USE	71	184.7422	\$0	\$21,438,860	\$0
Totals			1,194.0891	\$2,823,610	\$204,908,937	\$156,918,854

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.3036	\$0	\$269,158	\$269,158
A1	REAL-RESIDENTIAL SINGLE FAMILY &	490	333.2840	\$2,132,507	\$126,336,774	\$112,464,837
A2	REAL-RESIDENTIAL MOBILE HOMES	55	68.7182	\$273,024	\$6,239,933	\$5,456,974
A4	REAL-OTHER IMPROVEMENTS WITH	8	9.9464	\$0	\$609,881	\$504,930
B1	REAL-RESIDENTIAL DUPLEXES	10	3.2315	\$43,990	\$2,211,050	\$2,132,066
B2	REAL-RESIDENTIAL APARTMENTS	2	0.9988	\$0	\$2,456,685	\$2,246,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	39	40.1081	\$0	\$2,226,426	\$2,191,862
C1C	REAL-VAC PLATTED LOTS - COMMER	14	18.3513	\$0	\$1,078,309	\$814,739
D1	REAL-ACREAGE WITH AG	40	384.6010	\$0	\$9,732,922	\$13,269
D2	FARM & RANCH IMPS ON AG QUALI	13		\$26,613	\$149,767	\$137,885
E	REAL-NON QUAL OPEN SPACE LAND	35	118.3376	\$16,567	\$8,275,882	\$7,451,344
F1	COMMERCIAL REAL PROPERTY	42	24.1940	\$330,909	\$14,015,790	\$13,712,403
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,543,820	\$1,543,820
J3	ELECTRIC COMPANY (INCLUDING CC	6	1.9472	\$0	\$2,405,537	\$2,341,072
J4	TELEPHONE COMPANY (INCLUDING	2	0.1722	\$0	\$226,662	\$221,782
J5	RAILROAD	4	5.1530	\$0	\$386,487	\$378,300
J6	PIPELAND COMPANY	6		\$0	\$66,042	\$61,437
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPER	40		\$0	\$4,266,952	\$4,266,952
L2	INDUSTRIAL PERSONAL PROPERTY	1		\$0	\$36,929	\$36,929
L4	LEASE ACCOUNTS	34		\$0	\$458,484	\$458,484
M1	TANGIBLE OTHER PERSONAL, MOBI	8		\$0	\$448,856	\$186,826
X	DO NOT USE	71	184.7422	\$0	\$21,438,860	\$0
Totals			1,194.0891	\$2,823,610	\$204,908,937	\$156,918,854

2025 CERTIFIED TOTALS

Property Count: 879

CBE - City of Bells
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$2,823,610
TOTAL NEW VALUE TAXABLE:	\$2,391,075

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	1	2024 Market Value	\$302,473
EX366	HOUSE BILL 366	2	2024 Market Value	\$18,538

ABSOLUTE EXEMPTIONS VALUE LOSS	\$321,011
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$0
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	1	\$0
DVHS	Disabled Veteran Homestead	4	\$1,073,179
OV65	OVER 65	8	\$0
PARTIAL EXEMPTIONS VALUE LOSS		16	\$1,093,179
NEW EXEMPTIONS VALUE LOSS			\$1,414,190

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS	
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TOTAL EXEMPTIONS VALUE LOSS	\$1,414,190
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New Ag / Timber Exemptions**New Annexations**

Count	Market Value	Taxable Value
2	\$763,900	\$750,838

New Deannexations**Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
404	\$271,964	\$26,546	\$245,418

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
386	\$269,265	\$26,493	\$242,772

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
404	\$262,796	\$9,651	\$253,145

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
386	\$258,118	\$9,848	\$248,270

2025 CERTIFIED TOTALSCBE - City of Bells
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		41,625,330			
Non Homesite:		19,942,512			
Ag Market:		1,515,060			
Timber Market:		0	Total Land	(+)	63,082,902
Improvement		Value			
Homesite:		144,265,089			
Non Homesite:		40,218,310	Total Improvements	(+)	184,483,399
Non Real		Count	Value		
Personal Property:	113		9,556,395		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	9,556,395
					257,122,696
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,428,260	86,800			
Ag Use:	1,380	302	Productivity Loss	(-)	1,426,880
Timber Use:	0	0	Appraised Value	=	255,695,816
Productivity Loss:	1,426,880	86,498	Homestead Cap	(-)	6,762,061
			23.231 Cap	(-)	1,118,133
			Assessed Value	=	247,815,622
			Total Exemptions Amount (Breakdown on Next Page)	(-)	28,332,308
			Net Taxable	=	219,483,314

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,421,835	2,421,835	5,511.04	5,511.04	11		
OV65	37,298,725	35,807,166	88,668.81	89,242.62	161		
Total	39,720,560	38,229,001	94,179.85	94,753.66	172	Freeze Taxable	(-) 38,229,001
Tax Rate	0.5910850						
						Freeze Adjusted Taxable	= 181,254,313

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,165,546.91 = 181,254,313 * (0.5910850 / 100) + 94,179.85

Certified Estimate of Market Value: 257,122,696
Certified Estimate of Taxable Value: 219,483,314

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

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	12	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	1	0	10,000	10,000
DV4	16	0	120,000	120,000
DV4S	1	0	0	0
DVHS	17	0	5,314,308	5,314,308
DVHSS	3	0	627,480	627,480
EX-XN	7	0	235,116	235,116
EX-XV	35	0	21,740,288	21,740,288
EX366	41	0	38,550	38,550
FRSS	1	0	135,769	135,769
OV65	180	0	0	0
OV65S	1	0	0	0
PPV	2	54,550	0	54,550
SO	2	43,747	0	43,747
Totals		98,297	28,234,011	28,332,308

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		41,625,330			
Non Homesite:		19,942,512			
Ag Market:		1,515,060			
Timber Market:		0	Total Land	(+)	63,082,902
Improvement		Value			
Homesite:		144,265,089			
Non Homesite:		40,218,310	Total Improvements	(+)	184,483,399
Non Real		Count	Value		
Personal Property:	113		9,556,395		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 9,556,395
			Market Value	=	257,122,696
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,428,260	86,800			
Ag Use:	1,380	302	Productivity Loss	(-)	1,426,880
Timber Use:	0	0	Appraised Value	=	255,695,816
Productivity Loss:	1,426,880	86,498	Homestead Cap	(-)	6,762,061
			23.231 Cap	(-)	1,118,133
			Assessed Value	=	247,815,622
			Total Exemptions Amount (Breakdown on Next Page)	(-)	28,332,308
			Net Taxable	=	219,483,314

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,421,835	2,421,835	5,511.04	5,511.04	11		
OV65	37,298,725	35,807,166	88,668.81	89,242.62	161		
Total	39,720,560	38,229,001	94,179.85	94,753.66	172	Freeze Taxable	(-) 38,229,001
Tax Rate	0.5910850						
						Freeze Adjusted Taxable	= 181,254,313

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 1,165,546.91 = 181,254,313 * (0.5910850 / 100) + 94,179.85

Certified Estimate of Market Value: 257,122,696
 Certified Estimate of Taxable Value: 219,483,314

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

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	12	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	1	0	10,000	10,000
DV4	16	0	120,000	120,000
DV4S	1	0	0	0
DVHS	17	0	5,314,308	5,314,308
DVHSS	3	0	627,480	627,480
EX-XN	7	0	235,116	235,116
EX-XV	35	0	21,740,288	21,740,288
EX366	41	0	38,550	38,550
FRSS	1	0	135,769	135,769
OV65	180	0	0	0
OV65S	1	0	0	0
PPV	2	54,550	0	54,550
SO	2	43,747	0	43,747
Totals		98,297	28,234,011	28,332,308

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	772	288.6893	\$5,497,285	\$187,650,374	\$175,148,194
B	MULTIFAMILY RESIDENCE	38	9.1239	\$0	\$10,765,381	\$10,765,381
C1	VACANT LOTS AND LAND TRACTS	53	19.9511	\$0	\$2,811,221	\$2,669,646
D1	QUALIFIED OPEN-SPACE LAND	13	37.8116	\$0	\$1,428,260	\$1,380
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$46,092	\$46,092
E	RURAL LAND, NON QUALIFIED OPE	11	27.6571	\$0	\$2,664,726	\$2,077,723
F1	COMMERCIAL REAL PROPERTY	51	10.1814	\$0	\$13,769,737	\$13,436,669
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$772,689	\$772,689
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$2,190,100	\$2,190,100
J4	TELEPHONE COMPANY (INCLUDI	2	0.2135	\$0	\$225,060	\$217,669
J5	RAILROAD	1		\$0	\$695,836	\$695,836
L1	COMMERCIAL PERSONAL PROPE	58		\$0	\$5,235,082	\$5,191,335
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$87,525	\$87,525
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$127,838	\$118,315
O	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,977,758
S	SPECIAL INVENTORY TAX	1		\$0	\$87,002	\$87,002
X	TOTALLY EXEMPT PROPERTY	85	137.4910	\$0	\$22,357,558	\$0
Totals			544.7949	\$10,561,538	\$257,122,696	\$219,483,314

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	772	288.6893	\$5,497,285	\$187,650,374	\$175,148,194
B	MULTIFAMILY RESIDENCE	38	9.1239	\$0	\$10,765,381	\$10,765,381
C1	VACANT LOTS AND LAND TRACTS	53	19.9511	\$0	\$2,811,221	\$2,669,646
D1	QUALIFIED OPEN-SPACE LAND	13	37.8116	\$0	\$1,428,260	\$1,380
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$46,092	\$46,092
E	RURAL LAND, NON QUALIFIED OPE	11	27.6571	\$0	\$2,664,726	\$2,077,723
F1	COMMERCIAL REAL PROPERTY	51	10.1814	\$0	\$13,769,737	\$13,436,669
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$772,689	\$772,689
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$2,190,100	\$2,190,100
J4	TELEPHONE COMPANY (INCLUDI	2	0.2135	\$0	\$225,060	\$217,669
J5	RAILROAD	1		\$0	\$695,836	\$695,836
L1	COMMERCIAL PERSONAL PROPE	58		\$0	\$5,235,082	\$5,191,335
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$87,525	\$87,525
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$127,838	\$118,315
O	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,977,758
S	SPECIAL INVENTORY TAX	1		\$0	\$87,002	\$87,002
X	TOTALLY EXEMPT PROPERTY	85	137.4910	\$0	\$22,357,558	\$0
Totals			544.7949	\$10,561,538	\$257,122,696	\$219,483,314

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	715	266.6664	\$5,497,285	\$183,232,758	\$171,099,549
A2	REAL-RESIDENTIAL MOBILE HOMES	42	14.3414	\$0	\$3,419,356	\$3,102,881
A4	REAL-OTHER IMPROVEMENTS WITH	16	7.6815	\$0	\$998,260	\$945,764
B1	REAL-RESIDENTIAL DUPLEXES	38	9.1239	\$0	\$10,765,381	\$10,765,381
C1	REAL-VAC PLATTED LOTS-RESIDENT	36	14.0806	\$0	\$1,472,487	\$1,330,912
C1C	REAL-VAC PLATTED LOTS - COMMER	17	5.8705	\$0	\$1,338,734	\$1,338,734
D1	REAL-ACREAGE WITH AG	13	37.8116	\$0	\$1,428,260	\$1,380
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$46,092	\$46,092
E	REAL-NON QUAL OPEN SPACE LAND	11	27.6571	\$0	\$2,664,726	\$2,077,723
F1	COMMERCIAL REAL PROPERTY	51	10.1814	\$0	\$13,769,737	\$13,436,669
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$772,689	\$772,689
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$2,190,100	\$2,190,100
J4	TELEPHONE COMPANY (INCLUDING C	2	0.2135	\$0	\$225,060	\$217,669
J5	RAILROAD	1		\$0	\$695,836	\$695,836
L1	COMMERCIAL PERSONAL PROPER	39		\$0	\$4,871,969	\$4,856,521
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$87,525	\$87,525
L4	LEASE ACCOUNTS	28		\$0	\$363,113	\$334,814
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$127,838	\$118,315
O1	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,977,758
S		1		\$0	\$87,002	\$87,002
X	DO NOT USE	85	137.4910	\$0	\$22,357,558	\$0
Totals			544.7949	\$10,561,538	\$257,122,696	\$219,483,314

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	715	266.6664	\$5,497,285	\$183,232,758	\$171,099,549
A2	REAL-RESIDENTIAL MOBILE HOMES	42	14.3414	\$0	\$3,419,356	\$3,102,881
A4	REAL-OTHER IMPROVEMENTS WITH	16	7.6815	\$0	\$998,260	\$945,764
B1	REAL-RESIDENTIAL DUPLEXES	38	9.1239	\$0	\$10,765,381	\$10,765,381
C1	REAL-VAC PLATTED LOTS-RESIDENT	36	14.0806	\$0	\$1,472,487	\$1,330,912
C1C	REAL-VAC PLATTED LOTS - COMMER	17	5.8705	\$0	\$1,338,734	\$1,338,734
D1	REAL-ACREAGE WITH AG	13	37.8116	\$0	\$1,428,260	\$1,380
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$46,092	\$46,092
E	REAL-NON QUAL OPEN SPACE LAND	11	27.6571	\$0	\$2,664,726	\$2,077,723
F1	COMMERCIAL REAL PROPERTY	51	10.1814	\$0	\$13,769,737	\$13,436,669
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$772,689	\$772,689
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$2,190,100	\$2,190,100
J4	TELEPHONE COMPANY (INCLUDING C	2	0.2135	\$0	\$225,060	\$217,669
J5	RAILROAD	1		\$0	\$695,836	\$695,836
L1	COMMERCIAL PERSONAL PROPER	39		\$0	\$4,871,969	\$4,856,521
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$87,525	\$87,525
L4	LEASE ACCOUNTS	28		\$0	\$363,113	\$334,814
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$127,838	\$118,315
O1	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,977,758
S		1		\$0	\$87,002	\$87,002
X	DO NOT USE	85	137.4910	\$0	\$22,357,558	\$0
Totals			544.7949	\$10,561,538	\$257,122,696	\$219,483,314

2025 CERTIFIED TOTALS

Property Count: 1,099

CCO - City of Collinsville
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$10,561,538
TOTAL NEW VALUE TAXABLE:	\$10,342,064

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	4	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$0
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	3	\$36,000
DVHS	Disabled Veteran Homestead	1	\$95,895
OV65	OVER 65	15	\$0
PARTIAL EXEMPTIONS VALUE LOSS		22	\$146,895
NEW EXEMPTIONS VALUE LOSS			\$146,895

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$146,895
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New Ag / Timber Exemptions

2024 Market Value	\$516,922	Count: 2
2025 Ag/Timber Use	\$542	
NEW AG / TIMBER VALUE LOSS	\$516,380	

New Annexations

Count	Market Value	Taxable Value
3	\$381,632	\$381,632

New Deannexations**Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
506	\$271,157	\$13,345	\$257,812

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
498	\$271,094	\$12,381	\$258,713

2025 CERTIFIED TOTALS

CCO - City of Collinsville

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
506	\$264,598	\$0	\$264,598

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
498	\$263,718	\$0	\$263,718

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		539,125,903			
Non Homesite:		465,303,470			
Ag Market:		103,386,273			
Timber Market:		0	Total Land	(+)	1,107,815,646
Improvement		Value			
Homesite:		1,480,305,629			
Non Homesite:		1,167,563,887	Total Improvements	(+)	2,647,869,516
Non Real		Count	Value		
Personal Property:	1,158		438,731,671		
Mineral Property:	80		299,693		
Autos:	1		30,000	Total Non Real	(+)
				Market Value	=
					439,061,364
					4,194,746,526
Ag		Non Exempt	Exempt		
Total Productivity Market:	103,386,273		0		
Ag Use:	136,698		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	103,249,575		0		4,091,496,951
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=
					3,388,108,953

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	25,837,296	22,493,980	92,870.87	93,568.87	180		
DPS	828,340	768,340	3,058.87	3,058.87	4		
OV65	573,721,227	504,272,321	1,920,696.09	1,946,781.75	2,728		
Total	600,386,863	527,534,641	2,016,625.83	2,043,409.49	2,912	Freeze Taxable	(-)
Tax Rate	0.7120340						
						Freeze Adjusted Taxable	=
							2,860,574,312

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 22,384,887.53 = 2,860,574,312 * (0.7120340 / 100) + 2,016,625.83

Certified Estimate of Market Value: 4,194,746,526
 Certified Estimate of Taxable Value: 3,388,108,953

Tif Zone Code	Tax Increment Loss
DERVZ1	262,291,217
DERVZ2	4,549,600
DERVZ3	240,049,444
DERVZ4	83,324,696
DERVZ5	155,523,110
Tax Increment Finance Value:	745,738,067

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
ARB Approved Totals

11/18/2025

11:23:11AM

Tax Increment Finance Levy:

5,309,908.59

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	2	7,681,829	0	7,681,829
CCF	2	1,933,874	0	1,933,874
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	187	2,397,553	0	2,397,553
DPS	4	60,000	0	60,000
DV1	14	0	70,000	70,000
DV1S	3	0	15,000	15,000
DV2	10	0	79,500	79,500
DV2S	2	0	15,000	15,000
DV3	27	0	247,000	247,000
DV3S	1	0	10,000	10,000
DV4	258	0	1,838,837	1,838,837
DV4S	46	0	324,000	324,000
DVHS	183	0	47,385,193	47,385,193
DVHSS	47	0	8,650,364	8,650,364
EX	1	0	24,313	24,313
EX-XD	3	0	118,394	118,394
EX-XG	5	0	2,128,679	2,128,679
EX-XI	7	0	1,123,863	1,123,863
EX-XL	3	0	721,695	721,695
EX-XN	20	0	7,210,649	7,210,649
EX-XU	1	0	595,973	595,973
EX-XV	407	0	386,562,696	386,562,696
EX-XV (Prorated)	2	0	197,307	197,307
EX366	170	0	136,912	136,912
FR	7	73,584,686	0	73,584,686
OV65	2,919	39,466,019	0	39,466,019
OV65S	9	105,000	0	105,000
PC	6	382,602	0	382,602
SO	12	573,904	0	573,904
Totals		130,058,711	457,455,375	587,514,086

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		539,125,903			
Non Homesite:		465,303,470			
Ag Market:		103,386,273			
Timber Market:		0	Total Land	(+)	1,107,815,646
Improvement		Value			
Homesite:		1,480,305,629			
Non Homesite:		1,167,563,887	Total Improvements	(+)	2,647,869,516
Non Real		Count	Value		
Personal Property:	1,158		438,731,671		
Mineral Property:	80		299,693		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	439,061,364
					4,194,746,526
Ag		Non Exempt	Exempt		
Total Productivity Market:	103,386,273		0		
Ag Use:	136,698		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	103,249,575		0		4,091,496,951
				Homestead Cap	(-)
				23.231 Cap	(-)
					64,060,830
				Assessed Value	=
					3,975,623,039
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	587,514,086
				Net Taxable	=
					3,388,108,953

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	25,837,296	22,493,980	92,870.87	93,568.87	180		
DPS	828,340	768,340	3,058.87	3,058.87	4		
OV65	573,721,227	504,272,321	1,920,696.09	1,946,781.75	2,728		
Total	600,386,863	527,534,641	2,016,625.83	2,043,409.49	2,912	Freeze Taxable	(-) 527,534,641
Tax Rate	0.7120340						
						Freeze Adjusted Taxable	= 2,860,574,312

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 22,384,887.53 = 2,860,574,312 * (0.7120340 / 100) + 2,016,625.83

Certified Estimate of Market Value: 4,194,746,526
 Certified Estimate of Taxable Value: 3,388,108,953

Tif Zone Code	Tax Increment Loss
DERVZ1	262,291,217
DERVZ2	4,549,600
DERVZ3	240,049,444
DERVZ4	83,324,696
DERVZ5	155,523,110
Tax Increment Finance Value:	745,738,067

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Grand Totals

11/18/2025 11:23:11AM

Tax Increment Finance Levy: 5,309,908.59

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	2	7,681,829	0	7,681,829
CCF	2	1,933,874	0	1,933,874
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	187	2,397,553	0	2,397,553
DPS	4	60,000	0	60,000
DV1	14	0	70,000	70,000
DV1S	3	0	15,000	15,000
DV2	10	0	79,500	79,500
DV2S	2	0	15,000	15,000
DV3	27	0	247,000	247,000
DV3S	1	0	10,000	10,000
DV4	258	0	1,838,837	1,838,837
DV4S	46	0	324,000	324,000
DVHS	183	0	47,385,193	47,385,193
DVHSS	47	0	8,650,364	8,650,364
EX	1	0	24,313	24,313
EX-XD	3	0	118,394	118,394
EX-XG	5	0	2,128,679	2,128,679
EX-XI	7	0	1,123,863	1,123,863
EX-XL	3	0	721,695	721,695
EX-XN	20	0	7,210,649	7,210,649
EX-XU	1	0	595,973	595,973
EX-XV	407	0	386,562,696	386,562,696
EX-XV (Prorated)	2	0	197,307	197,307
EX366	170	0	136,912	136,912
FR	7	73,584,686	0	73,584,686
OV65	2,919	39,466,019	0	39,466,019
OV65S	9	105,000	0	105,000
PC	6	382,602	0	382,602
SO	12	573,904	0	573,904
Totals		130,058,711	457,455,375	587,514,086

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10,028	3,208.7547	\$68,016,708	\$2,019,807,131	\$1,855,516,903
B	MULTIFAMILY RESIDENCE	425	151.0698	\$3,650,518	\$189,757,442	\$189,461,345
C1	VACANT LOTS AND LAND TRACTS	1,789	1,350.2929	\$0	\$107,152,576	\$97,949,530
D1	QUALIFIED OPEN-SPACE LAND	197	4,934.5422	\$0	\$103,386,273	\$136,698
D2	IMPROVEMENTS ON QUALIFIED OP	30		\$0	\$189,896	\$189,896
E	RURAL LAND, NON QUALIFIED OPE	115	1,654.3023	\$172,549	\$39,514,561	\$34,655,191
F1	COMMERCIAL REAL PROPERTY	864	713.2416	\$6,084,440	\$790,228,771	\$769,026,823
F2	INDUSTRIAL AND MANUFACTURIN	18	209.0370	\$0	\$75,773,378	\$70,324,043
G1	OIL AND GAS	44		\$0	\$294,958	\$294,958
J2	GAS DISTRIBUTION SYSTEM	2	0.1722	\$0	\$21,244,789	\$21,244,789
J3	ELECTRIC COMPANY (INCLUDING C	7	15.9947	\$0	\$25,923,502	\$25,746,623
J4	TELEPHONE COMPANY (INCLUDI	5	0.7932	\$0	\$2,077,928	\$2,077,928
J5	RAILROAD	18	20.1740	\$0	\$27,524,033	\$27,335,840
J6	PIPELAND COMPANY	3		\$0	\$9,006	\$0
J7	CABLE TELEVISION COMPANY	1		\$0	\$673,839	\$673,839
L1	COMMERCIAL PERSONAL PROPE	895		\$0	\$179,242,667	\$175,933,344
L2	INDUSTRIAL AND MANUFACTURIN	51		\$0	\$162,649,153	\$86,617,955
M1	TANGIBLE OTHER PERSONAL, MOB	42		\$0	\$689,733	\$624,590
O	RESIDENTIAL INVENTORY	166	32.2911	\$9,515,264	\$17,645,182	\$16,786,914
S	SPECIAL INVENTORY TAX	31		\$0	\$13,511,744	\$13,511,744
X	TOTALLY EXEMPT PROPERTY	621	3,101.8201	\$11,011,126	\$417,449,964	\$0
Totals		15,392.4858		\$98,450,605	\$4,194,746,526	\$3,388,108,953

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10,028	3,208.7547	\$68,016,708	\$2,019,807,131	\$1,855,516,903
B	MULTIFAMILY RESIDENCE	425	151.0698	\$3,650,518	\$189,757,442	\$189,461,345
C1	VACANT LOTS AND LAND TRACTS	1,789	1,350.2929	\$0	\$107,152,576	\$97,949,530
D1	QUALIFIED OPEN-SPACE LAND	197	4,934.5422	\$0	\$103,386,273	\$136,698
D2	IMPROVEMENTS ON QUALIFIED OP	30		\$0	\$189,896	\$189,896
E	RURAL LAND, NON QUALIFIED OPE	115	1,654.3023	\$172,549	\$39,514,561	\$34,655,191
F1	COMMERCIAL REAL PROPERTY	864	713.2416	\$6,084,440	\$790,228,771	\$769,026,823
F2	INDUSTRIAL AND MANUFACTURIN	18	209.0370	\$0	\$75,773,378	\$70,324,043
G1	OIL AND GAS	44		\$0	\$294,958	\$294,958
J2	GAS DISTRIBUTION SYSTEM	2	0.1722	\$0	\$21,244,789	\$21,244,789
J3	ELECTRIC COMPANY (INCLUDING C	7	15.9947	\$0	\$25,923,502	\$25,746,623
J4	TELEPHONE COMPANY (INCLUDI	5	0.7932	\$0	\$2,077,928	\$2,077,928
J5	RAILROAD	18	20.1740	\$0	\$27,524,033	\$27,335,840
J6	PIPELAND COMPANY	3		\$0	\$9,006	\$0
J7	CABLE TELEVISION COMPANY	1		\$0	\$673,839	\$673,839
L1	COMMERCIAL PERSONAL PROPE	895		\$0	\$179,242,667	\$175,933,344
L2	INDUSTRIAL AND MANUFACTURIN	51		\$0	\$162,649,153	\$86,617,955
M1	TANGIBLE OTHER PERSONAL, MOB	42		\$0	\$689,733	\$624,590
O	RESIDENTIAL INVENTORY	166	32.2911	\$9,515,264	\$17,645,182	\$16,786,914
S	SPECIAL INVENTORY TAX	31		\$0	\$13,511,744	\$13,511,744
X	TOTALLY EXEMPT PROPERTY	621	3,101.8201	\$11,011,126	\$417,449,964	\$0
Totals		15,392.4858		\$98,450,605	\$4,194,746,526	\$3,388,108,953

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	9,806	3,106.9664	\$67,998,853	\$2,003,030,809	\$1,841,377,963
A2	REAL-RESIDENTIAL MOBILE HOMES	158	61.5509	\$14,605	\$12,817,171	\$10,458,809
A4	REAL-OTHER IMPROVEMENTS WITH	89	40.2374	\$3,250	\$3,959,151	\$3,680,131
B		2	7.7490	\$0	\$3,873,243	\$3,873,243
B1	REAL-RESIDENTIAL DUPLEXES	398	93.1802	\$1,978,229	\$95,618,384	\$95,528,043
B2	REAL-RESIDENTIAL APARTMENTS	26	50.1406	\$1,672,289	\$90,265,815	\$90,060,059
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,411	599.5115	\$0	\$43,882,645	\$41,236,676
C1C	REAL-VAC PLATTED LOTS - COMMER	378	750.7814	\$0	\$63,269,931	\$56,712,854
D1	REAL-ACREAGE WITH AG	197	4,934.5422	\$0	\$103,386,273	\$136,698
D2	FARM & RANCH IMPS ON AG QUALI	30		\$0	\$189,896	\$189,896
E	REAL-NON QUAL OPEN SPACE LAND	115	1,654.3023	\$172,549	\$39,514,561	\$34,655,191
F1	COMMERCIAL REAL PROPERTY	864	713.2416	\$6,084,440	\$790,228,771	\$769,026,823
F2	INDUSTRIAL REAL PROPERTY	18	209.0370	\$0	\$75,773,378	\$70,324,043
G1	OIL & GAS	44		\$0	\$294,958	\$294,958
J2	GAS DISTRIBUTION SYSTEM	2	0.1722	\$0	\$21,244,789	\$21,244,789
J3	ELECTRIC COMPANY (INCLUDING CC	7	15.9947	\$0	\$25,923,502	\$25,746,623
J4	TELEPHONE COMPANY (INCLUDING	5	0.7932	\$0	\$2,077,928	\$2,077,928
J5	RAILROAD	18	20.1740	\$0	\$27,524,033	\$27,335,840
J6	PIPELAND COMPANY	3		\$0	\$9,006	\$0
J7	CABLE TELEVISION COMPANY	1		\$0	\$673,839	\$673,839
L1	COMMERCIAL PERSONAL PROPER	766		\$0	\$165,529,062	\$162,617,890
L2	INDUSTRIAL PERSONAL PROPERTY	51		\$0	\$162,649,153	\$86,617,955
L4	LEASE ACCOUNTS	171		\$0	\$13,713,605	\$13,315,454
M1	TANGIBLE OTHER PERSONAL, MOBI	42		\$0	\$689,733	\$624,590
O1	RESIDENTIAL INVENTORY	166	32.2911	\$9,515,264	\$17,645,182	\$16,786,914
S		31		\$0	\$13,511,744	\$13,511,744
X	DO NOT USE	621	3,101.8201	\$11,011,126	\$417,449,964	\$0
Totals		15,392.4858	15,392.4858	\$98,450,605	\$4,194,746,526	\$3,388,108,953

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	9,806	3,106.9664	\$67,998,853	\$2,003,030,809	\$1,841,377,963
A2	REAL-RESIDENTIAL MOBILE HOMES	158	61.5509	\$14,605	\$12,817,171	\$10,458,809
A4	REAL-OTHER IMPROVEMENTS WITH	89	40.2374	\$3,250	\$3,959,151	\$3,680,131
B		2	7.7490	\$0	\$3,873,243	\$3,873,243
B1	REAL-RESIDENTIAL DUPLEXES	398	93.1802	\$1,978,229	\$95,618,384	\$95,528,043
B2	REAL-RESIDENTIAL APARTMENTS	26	50.1406	\$1,672,289	\$90,265,815	\$90,060,059
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,411	599.5115	\$0	\$43,882,645	\$41,236,676
C1C	REAL-VAC PLATTED LOTS - COMMER	378	750.7814	\$0	\$63,269,931	\$56,712,854
D1	REAL-ACREAGE WITH AG	197	4,934.5422	\$0	\$103,386,273	\$136,698
D2	FARM & RANCH IMPS ON AG QUALI	30		\$0	\$189,896	\$189,896
E	REAL-NON QUAL OPEN SPACE LAND	115	1,654.3023	\$172,549	\$39,514,561	\$34,655,191
F1	COMMERCIAL REAL PROPERTY	864	713.2416	\$6,084,440	\$790,228,771	\$769,026,823
F2	INDUSTRIAL REAL PROPERTY	18	209.0370	\$0	\$75,773,378	\$70,324,043
G1	OIL & GAS	44		\$0	\$294,958	\$294,958
J2	GAS DISTRIBUTION SYSTEM	2	0.1722	\$0	\$21,244,789	\$21,244,789
J3	ELECTRIC COMPANY (INCLUDING CC	7	15.9947	\$0	\$25,923,502	\$25,746,623
J4	TELEPHONE COMPANY (INCLUDING I	5	0.7932	\$0	\$2,077,928	\$2,077,928
J5	RAILROAD	18	20.1740	\$0	\$27,524,033	\$27,335,840
J6	PIPELAND COMPANY	3		\$0	\$9,006	\$0
J7	CABLE TELEVISION COMPANY	1		\$0	\$673,839	\$673,839
L1	COMMERCIAL PERSONAL PROPER	766		\$0	\$165,529,062	\$162,617,890
L2	INDUSTRIAL PERSONAL PROPERTY	51		\$0	\$162,649,153	\$86,617,955
L4	LEASE ACCOUNTS	171		\$0	\$13,713,605	\$13,315,454
M1	TANGIBLE OTHER PERSONAL, MOBI	42		\$0	\$689,733	\$624,590
O1	RESIDENTIAL INVENTORY	166	32.2911	\$9,515,264	\$17,645,182	\$16,786,914
S		31		\$0	\$13,511,744	\$13,511,744
X	DO NOT USE	621	3,101.8201	\$11,011,126	\$417,449,964	\$0
Totals		15,392.4858	15,392.4858	\$98,450,605	\$4,194,746,526	\$3,388,108,953

2025 CERTIFIED TOTALS

Property Count: 15,235

CDE - City of Denison
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$98,450,605
TOTAL NEW VALUE TAXABLE:	\$85,556,702

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$68,862
EX-XV	Other Exemptions (including public property, r	3	2024 Market Value	\$11,373,969
EX366	HOUSE BILL 366	21	2024 Market Value	\$144,863
ABSOLUTE EXEMPTIONS VALUE LOSS				\$11,587,694

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	9	\$93,590
DV1	Disabled Veterans 10% - 29%	2	\$10,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	3	\$32,000
DV4	Disabled Veterans 70% - 100%	27	\$237,037
DV4S	Disabled Veterans Surviving Spouse 70% - 100	1	\$12,000
DVHS	Disabled Veteran Homestead	22	\$5,784,098
OV65	OVER 65	177	\$2,324,647
OV65S	OVER 65 Surviving Spouse	1	\$15,000
PARTIAL EXEMPTIONS VALUE LOSS		244	\$8,523,372
NEW EXEMPTIONS VALUE LOSS			\$20,111,066

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$20,111,066

New Ag / Timber Exemptions

2024 Market Value	\$301,281	Count: 2
2025 Ag/Timber Use	\$609	
NEW AG / TIMBER VALUE LOSS	\$300,672	

New Annexations

Count	Market Value	Taxable Value
6	\$2,168,542	\$1,170,663

New Deannexations**Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
6,108	\$225,082	\$10,486	\$214,596

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
6,087	\$224,852	\$10,460	\$214,392

2025 CERTIFIED TOTALS

CDE - City of Denison

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
6,108	\$198,697	\$0	\$198,697

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
6,087	\$198,731	\$0	\$198,731

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		1,605,090			
Non Homesite:		6,235,703			
Ag Market:		28,587,473			
Timber Market:		0	Total Land	(+)	36,428,266
Improvement		Value			
Homesite:		1,685,135			
Non Homesite:		761,639	Total Improvements	(+)	2,446,774
Non Real		Count	Value		
Personal Property:	7		273,539		
Mineral Property:	30		15,052		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	288,591
					39,163,631
Ag	Non Exempt	Exempt			
Total Productivity Market:	28,587,473	0			
Ag Use:	186,112	0	Productivity Loss	(-)	28,401,361
Timber Use:	0	0	Appraised Value	=	10,762,270
Productivity Loss:	28,401,361	0			
			Homestead Cap	(-)	399,593
			23.231 Cap	(-)	2,464
			Assessed Value	=	10,360,213
			Total Exemptions Amount	(-)	997,258
			(Breakdown on Next Page)		
			Net Taxable	=	9,362,955

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 9,362,955 * (0.000000 / 100)

Certified Estimate of Market Value: 39,163,631
Certified Estimate of Taxable Value: 9,362,955

Tax Increment Finance Value: -1,212,129,374
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XR	3	0	767,175	767,175
EX-XV	4	0	226,958	226,958
EX366	28	0	3,125	3,125
Totals		0	997,258	997,258

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		1,605,090			
Non Homesite:		6,235,703			
Ag Market:		28,587,473			
Timber Market:		0	Total Land	(+)	36,428,266
Improvement		Value			
Homesite:		1,685,135			
Non Homesite:		761,639	Total Improvements	(+)	2,446,774
Non Real		Count	Value		
Personal Property:	7		273,539		
Mineral Property:	30		15,052		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	288,591
					39,163,631
Ag	Non Exempt	Exempt			
Total Productivity Market:	28,587,473	0			
Ag Use:	186,112	0	Productivity Loss	(-)	28,401,361
Timber Use:	0	0	Appraised Value	=	10,762,270
Productivity Loss:	28,401,361	0			
			Homestead Cap	(-)	399,593
			23.231 Cap	(-)	2,464
			Assessed Value	=	10,360,213
			Total Exemptions Amount	(-)	997,258
			(Breakdown on Next Page)		
			Net Taxable	=	9,362,955

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 9,362,955 * (0.000000 / 100)

Certified Estimate of Market Value: 39,163,631
Certified Estimate of Taxable Value: 9,362,955

Tax Increment Finance Value: -1,212,129,374
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XR	3	0	767,175	767,175
EX-XV	4	0	226,958	226,958
EX366	28	0	3,125	3,125
Totals		0	997,258	997,258

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	31	18.9763	\$264,365	\$3,202,430	\$2,807,326
C1	VACANT LOTS AND LAND TRACTS	16	10.9670	\$0	\$625,586	\$623,122
D1	QUALIFIED OPEN-SPACE LAND	23	1,194.5008	\$0	\$28,587,473	\$186,112
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	8	121.8810	\$0	\$3,512,182	\$3,512,182
F1	COMMERCIAL REAL PROPERTY	6	27.6508	\$0	\$1,924,137	\$1,924,137
G1	OIL AND GAS	3		\$0	\$12,458	\$12,458
L1	COMMERCIAL PERSONAL PROPE	3		\$0	\$33,436	\$33,436
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$239,340	\$239,340
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$28,456	\$23,967
X	TOTALLY EXEMPT PROPERTY	35	16.1968	\$0	\$997,258	\$0
Totals			1,390.1727	\$264,365	\$39,163,631	\$9,362,955

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	31	18.9763	\$264,365	\$3,202,430	\$2,807,326
C1	VACANT LOTS AND LAND TRACTS	16	10.9670	\$0	\$625,586	\$623,122
D1	QUALIFIED OPEN-SPACE LAND	23	1,194.5008	\$0	\$28,587,473	\$186,112
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	8	121.8810	\$0	\$3,512,182	\$3,512,182
F1	COMMERCIAL REAL PROPERTY	6	27.6508	\$0	\$1,924,137	\$1,924,137
G1	OIL AND GAS	3		\$0	\$12,458	\$12,458
L1	COMMERCIAL PERSONAL PROPE	3		\$0	\$33,436	\$33,436
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$239,340	\$239,340
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$28,456	\$23,967
X	TOTALLY EXEMPT PROPERTY	35	16.1968	\$0	\$997,258	\$0
Totals			1,390.1727	\$264,365	\$39,163,631	\$9,362,955

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	17	7.9473	\$264,365	\$2,085,747	\$1,910,188
A2	REAL-RESIDENTIAL MOBILE HOMES	14	8.9890	\$0	\$1,039,476	\$819,931
A4	REAL-OTHER IMPROVEMENTS WITH	2	2.0400	\$0	\$77,207	\$77,207
C1	REAL-VAC PLATTED LOTS-RESIDENT	11	7.5260	\$0	\$435,195	\$432,845
C1C	REAL-VAC PLATTED LOTS - COMMER	5	3.4410	\$0	\$190,391	\$190,277
D1	REAL-ACREAGE WITH AG	23	1,194.5008	\$0	\$28,587,473	\$186,112
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	8	121.8810	\$0	\$3,512,182	\$3,512,182
F1	COMMERCIAL REAL PROPERTY	6	27.6508	\$0	\$1,924,137	\$1,924,137
G1	OIL & GAS	3		\$0	\$12,458	\$12,458
L1	COMMERCIAL PERSONAL PROPER	1		\$0	\$11,300	\$11,300
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$239,340	\$239,340
L4	LEASE ACCOUNTS	2		\$0	\$22,136	\$22,136
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$28,456	\$23,967
X	DO NOT USE	35	16.1968	\$0	\$997,258	\$0
Totals			1,390.1727	\$264,365	\$39,163,631	\$9,362,955

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	17	7.9473	\$264,365	\$2,085,747	\$1,910,188
A2	REAL-RESIDENTIAL MOBILE HOMES	14	8.9890	\$0	\$1,039,476	\$819,931
A4	REAL-OTHER IMPROVEMENTS WITH	2	2.0400	\$0	\$77,207	\$77,207
C1	REAL-VAC PLATTED LOTS-RESIDENT	11	7.5260	\$0	\$435,195	\$432,845
C1C	REAL-VAC PLATTED LOTS - COMMER	5	3.4410	\$0	\$190,391	\$190,277
D1	REAL-ACREAGE WITH AG	23	1,194.5008	\$0	\$28,587,473	\$186,112
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	8	121.8810	\$0	\$3,512,182	\$3,512,182
F1	COMMERCIAL REAL PROPERTY	6	27.6508	\$0	\$1,924,137	\$1,924,137
G1	OIL & GAS	3		\$0	\$12,458	\$12,458
L1	COMMERCIAL PERSONAL PROPER	1		\$0	\$11,300	\$11,300
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$239,340	\$239,340
L4	LEASE ACCOUNTS	2		\$0	\$22,136	\$22,136
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$28,456	\$23,967
X	DO NOT USE	35	16.1968	\$0	\$997,258	\$0
Totals			1,390.1727	\$264,365	\$39,163,631	\$9,362,955

2025 CERTIFIED TOTALS

Property Count: 127

CDOR - City of Dorchester
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$264,365
TOTAL NEW VALUE TAXABLE:	\$264,365

New Exemptions

Exemption	Description	Count		
EX-XR	11.30 Nonprofit water or wastewater corporati	3	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	1	2024 Market Value	\$0
EX366	HOUSE BILL 366	17	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$0

New Ag / Timber Exemptions**New Annexations**

Count	Market Value	Taxable Value
15	\$11,465,027	\$4,151,655

New Deannexations**Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
15	\$126,793	\$26,340	\$100,453

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
14	\$123,942	\$28,222	\$95,720

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
15	\$96,284	\$13,369	\$82,915

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
14	\$94,069	\$13,369	\$80,700

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CDOR - City of Dorchester

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,269 CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		12,951,389			
Non Homesite:		76,733,988			
Ag Market:		118,081,803			
Timber Market:		0	Total Land	(+)	207,767,180
Improvement		Value			
Homesite:		45,040,303			
Non Homesite:		7,558,042	Total Improvements	(+)	52,598,345
Non Real		Count	Value		
Personal Property:	0		0		
Mineral Property:	980		27,158,607		
Autos:	0		0	Total Non Real	(+) 27,158,607
			Market Value	=	287,524,132
Ag	Non Exempt	Exempt			
Total Productivity Market:	118,081,803	0			
Ag Use:	340,726	0	Productivity Loss	(-)	117,741,077
Timber Use:	0	0	Appraised Value	=	169,783,055
Productivity Loss:	117,741,077	0	Homestead Cap	(-)	5,424,521
			23.231 Cap	(-)	779,792
			Assessed Value	=	163,578,742
			Total Exemptions Amount (Breakdown on Next Page)	(-)	76,203,682
			Net Taxable	=	87,375,060

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 87,375,060 * (0.000000 / 100)

Certified Estimate of Market Value: 287,524,132
Certified Estimate of Taxable Value: 87,375,060

Tif Zone Code	Tax Increment Loss
CERT1	7,780,882
Tax Increment Finance Value:	7,780,882
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV4	12	0	132,000	132,000
EX-XV	26	0	76,020,279	76,020,279
EX366	359	0	46,403	46,403
Totals		0	76,203,682	76,203,682

2025 CERTIFIED TOTALS

Property Count: 1,269 CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		12,951,389			
Non Homesite:		76,733,988			
Ag Market:		118,081,803			
Timber Market:		0	Total Land	(+)	207,767,180
Improvement		Value			
Homesite:		45,040,303			
Non Homesite:		7,558,042	Total Improvements	(+)	52,598,345
Non Real		Count	Value		
Personal Property:	0		0		
Mineral Property:	980		27,158,607		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	27,158,607
					287,524,132
Ag	Non Exempt	Exempt			
Total Productivity Market:	118,081,803	0			
Ag Use:	340,726	0	Productivity Loss	(-)	117,741,077
Timber Use:	0	0	Appraised Value	=	169,783,055
Productivity Loss:	117,741,077	0			
			Homestead Cap	(-)	5,424,521
			23.231 Cap	(-)	779,792
			Assessed Value	=	163,578,742
			Total Exemptions Amount (Breakdown on Next Page)	(-)	76,203,682
			Net Taxable	=	87,375,060

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 87,375,060 * (0.000000 / 100)

Certified Estimate of Market Value: 287,524,132
Certified Estimate of Taxable Value: 87,375,060

Tif Zone Code	Tax Increment Loss
CERT1	7,780,882
Tax Increment Finance Value:	7,780,882
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV4	12	0	132,000	132,000
EX-XV	26	0	76,020,279	76,020,279
EX366	359	0	46,403	46,403
Totals		0	76,203,682	76,203,682

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	49	94.1810	\$226,459	\$18,245,111	\$15,906,903
C1	VACANT LOTS AND LAND TRACTS	3	4.3200	\$0	\$304,277	\$304,277
D1	QUALIFIED OPEN-SPACE LAND	173	6,502.5686	\$0	\$118,081,803	\$340,317
D2	IMPROVEMENTS ON QUALIFIED OP	66		\$184,212	\$1,944,683	\$1,939,222
E	RURAL LAND, NON QUALIFIED OPE	115	337.8680	\$2,148,769	\$43,620,426	\$40,406,210
F1	COMMERCIAL REAL PROPERTY	3	11.2500	\$0	\$1,083,773	\$1,083,773
G1	OIL AND GAS	610		\$0	\$27,069,707	\$26,488,987
M1	TANGIBLE OTHER PERSONAL, MOB	7		\$0	\$917,371	\$905,371
X	TOTALLY EXEMPT PROPERTY	385	982.3300	\$0	\$76,256,981	\$0
Totals			7,932.5176	\$2,559,440	\$287,524,132	\$87,375,060

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	49	94.1810	\$226,459	\$18,245,111	\$15,906,903
C1	VACANT LOTS AND LAND TRACTS	3	4.3200	\$0	\$304,277	\$304,277
D1	QUALIFIED OPEN-SPACE LAND	173	6,502.5686	\$0	\$118,081,803	\$340,317
D2	IMPROVEMENTS ON QUALIFIED OP	66		\$184,212	\$1,944,683	\$1,939,222
E	RURAL LAND, NON QUALIFIED OPE	115	337.8680	\$2,148,769	\$43,620,426	\$40,406,210
F1	COMMERCIAL REAL PROPERTY	3	11.2500	\$0	\$1,083,773	\$1,083,773
G1	OIL AND GAS	610		\$0	\$27,069,707	\$26,488,987
M1	TANGIBLE OTHER PERSONAL, MOB	7		\$0	\$917,371	\$905,371
X	TOTALLY EXEMPT PROPERTY	385	982.3300	\$0	\$76,256,981	\$0
Totals			7,932.5176	\$2,559,440	\$287,524,132	\$87,375,060

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	39	82.7480	\$121,544	\$16,226,343	\$14,132,497
A2	REAL-RESIDENTIAL MOBILE HOMES	8	8.7230	\$104,915	\$889,413	\$759,149
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	2		\$0	\$958,419	\$844,321
A4	REAL-OTHER IMPROVEMENTS WITH	1	2.7100	\$0	\$170,936	\$170,936
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	4.3200	\$0	\$304,277	\$304,277
D1	REAL-ACREAGE WITH AG	173	6,502.5686	\$0	\$118,081,803	\$340,317
D2	FARM & RANCH IMPS ON AG QUALI	66		\$184,212	\$1,944,683	\$1,939,222
E	REAL-NON QUAL OPEN SPACE LAND	115	337.8680	\$2,148,769	\$43,620,426	\$40,406,210
F1	COMMERCIAL REAL PROPERTY	3	11.2500	\$0	\$1,083,773	\$1,083,773
G1	OIL & GAS	610		\$0	\$27,069,707	\$26,488,987
M1	TANGIBLE OTHER PERSONAL, MOBI	7		\$0	\$917,371	\$905,371
X	DO NOT USE	385	982.3300	\$0	\$76,256,981	\$0
Totals			7,932.5176	\$2,559,440	\$287,524,132	\$87,375,060

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	39	82.7480	\$121,544	\$16,226,343	\$14,132,497
A2	REAL-RESIDENTIAL MOBILE HOMES	8	8.7230	\$104,915	\$889,413	\$759,149
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	2		\$0	\$958,419	\$844,321
A4	REAL-OTHER IMPROVEMENTS WITH	1	2.7100	\$0	\$170,936	\$170,936
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	4.3200	\$0	\$304,277	\$304,277
D1	REAL-ACREAGE WITH AG	173	6,502.5686	\$0	\$118,081,803	\$340,317
D2	FARM & RANCH IMPS ON AG QUALI	66		\$184,212	\$1,944,683	\$1,939,222
E	REAL-NON QUAL OPEN SPACE LAND	115	337.8680	\$2,148,769	\$43,620,426	\$40,406,210
F1	COMMERCIAL REAL PROPERTY	3	11.2500	\$0	\$1,083,773	\$1,083,773
G1	OIL & GAS	610		\$0	\$27,069,707	\$26,488,987
M1	TANGIBLE OTHER PERSONAL, MOBI	7		\$0	\$917,371	\$905,371
X	DO NOT USE	385	982.3300	\$0	\$76,256,981	\$0
Totals			7,932.5176	\$2,559,440	\$287,524,132	\$87,375,060

2025 CERTIFIED TOTALS

Property Count: 1,269

CERT1 - Grayson County Energy Transportation Reinvestment Zone 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$2,559,440
TOTAL NEW VALUE TAXABLE:	\$2,559,440

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	60	2024 Market Value	\$28,299
ABSOLUTE EXEMPTIONS VALUE LOSS				\$28,299

Exemption	Description	Count	Exemption Amount
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$28,299

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$28,299

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
114	\$433,905	\$47,584	\$386,321

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
41	\$407,198	\$55,318	\$351,880

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
114	\$427,044	\$36,824	\$390,220

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
41	\$422,341	\$53,065	\$369,276

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
CERT1 - Grayson County Energy Transportation Reinvestment Zone 1

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		137,124,335			
Non Homesite:		117,965,350			
Ag Market:		424,312,765			
Timber Market:		0	Total Land	(+)	679,402,450
Improvement		Value			
Homesite:		279,411,570			
Non Homesite:		76,168,960	Total Improvements	(+)	355,580,530
Non Real		Count	Value		
Personal Property:	181		40,333,767		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 40,333,767
					1,075,316,747
Ag		Non Exempt	Exempt		
Total Productivity Market:	420,427,604		3,885,161		
Ag Use:	485,665		2,941	Productivity Loss	(-) 419,941,939
Timber Use:	0		0	Appraised Value	= 655,374,808
Productivity Loss:	419,941,939		3,882,220	Homestead Cap	(-) 18,988,147
				23.231 Cap	(-) 5,791,654
				Assessed Value	= 630,595,007
				Total Exemptions Amount	(-) 82,336,974
				(Breakdown on Next Page)	
				Net Taxable	= 548,258,033

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,666,941	1,666,941	5,275.08	5,275.08	3		
OV65	66,295,501	63,947,088	228,806.55	231,131.29	160		
Total	67,962,442	65,614,029	234,081.63	236,406.37	163	Freeze Taxable	(-) 65,614,029
Tax Rate	0.5256500						
						Freeze Adjusted Taxable	= 482,644,004

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,771,099.84 = 482,644,004 * (0.5256500 / 100) + 234,081.63

Certified Estimate of Market Value: 1,075,316,747
Certified Estimate of Taxable Value: 548,258,033

Tif Zone Code	Tax Increment Loss
GURV1	195,970,225
GURV2	2,662,878
Tax Increment Finance Value:	198,633,103
Tax Increment Finance Levy:	1,044,114.91

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	3	0	0	0
DV1	3	0	10,000	10,000
DV2	2	0	15,000	15,000
DV3	11	0	100,000	100,000
DV4	22	0	150,000	150,000
DVCH	1	0	506,565	506,565
DVHS	22	0	13,777,814	13,777,814
DVHSS	1	0	586,479	586,479
EX-XN	17	0	1,879,012	1,879,012
EX-XR	4	0	3,765,569	3,765,569
EX-XV	34	0	61,480,285	61,480,285
EX-XV (Prorated)	2	0	38,220	38,220
EX366	31	0	27,613	27,613
OV65	182	0	0	0
PC	2	417	0	417
Totals		417	82,336,557	82,336,974

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		137,124,335			
Non Homesite:		117,965,350			
Ag Market:		424,312,765			
Timber Market:		0	Total Land	(+)	679,402,450
Improvement		Value			
Homesite:		279,411,570			
Non Homesite:		76,168,960	Total Improvements	(+)	355,580,530
Non Real		Count	Value		
Personal Property:	181		40,333,767		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 40,333,767
					1,075,316,747
Ag		Non Exempt	Exempt		
Total Productivity Market:	420,427,604		3,885,161		
Ag Use:	485,665		2,941	Productivity Loss	(-) 419,941,939
Timber Use:	0		0	Appraised Value	= 655,374,808
Productivity Loss:	419,941,939		3,882,220	Homestead Cap	(-) 18,988,147
				23.231 Cap	(-) 5,791,654
				Assessed Value	= 630,595,007
				Total Exemptions Amount	(-) 82,336,974
				(Breakdown on Next Page)	
				Net Taxable	= 548,258,033

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,666,941	1,666,941	5,275.08	5,275.08	3		
OV65	66,295,501	63,947,088	228,806.55	231,131.29	160		
Total	67,962,442	65,614,029	234,081.63	236,406.37	163	Freeze Taxable	(-) 65,614,029
Tax Rate	0.5256500						
						Freeze Adjusted Taxable	= 482,644,004

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,771,099.84 = 482,644,004 * (0.5256500 / 100) + 234,081.63

Certified Estimate of Market Value: 1,075,316,747
Certified Estimate of Taxable Value: 548,258,033

Tif Zone Code	Tax Increment Loss
GURV1	195,970,225
GURV2	2,662,878
Tax Increment Finance Value:	198,633,103
Tax Increment Finance Levy:	1,044,114.91

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	3	0	0	0
DV1	3	0	10,000	10,000
DV2	2	0	15,000	15,000
DV3	11	0	100,000	100,000
DV4	22	0	150,000	150,000
DVCH	1	0	506,565	506,565
DVHS	22	0	13,777,814	13,777,814
DVHSS	1	0	586,479	586,479
EX-XN	17	0	1,879,012	1,879,012
EX-XR	4	0	3,765,569	3,765,569
EX-XV	34	0	61,480,285	61,480,285
EX-XV (Prorated)	2	0	38,220	38,220
EX366	31	0	27,613	27,613
OV65	182	0	0	0
PC	2	417	0	417
Totals		417	82,336,557	82,336,974

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	830	503.4462	\$20,691,991	\$413,506,989	\$379,929,346
B	MULTIFAMILY RESIDENCE	37	15.9042	\$38,438	\$27,281,011	\$27,239,399
C1	VACANT LOTS AND LAND TRACTS	188	181.5546	\$0	\$24,482,386	\$22,978,571
D1	QUALIFIED OPEN-SPACE LAND	221	10,064.5244	\$0	\$420,427,604	\$485,665
D2	IMPROVEMENTS ON QUALIFIED OP	24		\$196,921	\$778,893	\$778,893
E	RURAL LAND, NON QUALIFIED OPE	42	635.5824	\$179,903	\$30,562,675	\$29,013,778
F1	COMMERCIAL REAL PROPERTY	71	96.7118	\$5,733,703	\$38,772,295	\$36,053,590
F2	INDUSTRIAL AND MANUFACTURIN	2	4.6341	\$0	\$1,913,553	\$1,763,756
J2	GAS DISTRIBUTION SYSTEM	3	0.1848	\$0	\$1,101,560	\$1,101,560
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$2,074,600	\$2,074,600
J4	TELEPHONE COMPANY (INCLUDI	2	0.0482	\$0	\$211,943	\$211,943
J5	RAILROAD	2		\$0	\$3,045,415	\$3,045,415
J6	PIPELAND COMPANY	3		\$0	\$55,822	\$55,405
L1	COMMERCIAL PERSONAL PROPE	115		\$0	\$30,821,859	\$30,821,859
L2	INDUSTRIAL AND MANUFACTURIN	9		\$0	\$1,207,994	\$1,207,994
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$282,381	\$274,198
O	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$11,214,924
S	SPECIAL INVENTORY TAX	1		\$0	\$7,137	\$7,137
X	TOTALLY EXEMPT PROPERTY	88	345.6271	\$0	\$67,567,706	\$0
Totals			11,895.8678	\$31,403,742	\$1,075,316,747	\$548,258,033

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	830	503.4462	\$20,691,991	\$413,506,989	\$379,929,346
B	MULTIFAMILY RESIDENCE	37	15.9042	\$38,438	\$27,281,011	\$27,239,399
C1	VACANT LOTS AND LAND TRACTS	188	181.5546	\$0	\$24,482,386	\$22,978,571
D1	QUALIFIED OPEN-SPACE LAND	221	10,064.5244	\$0	\$420,427,604	\$485,665
D2	IMPROVEMENTS ON QUALIFIED OP	24		\$196,921	\$778,893	\$778,893
E	RURAL LAND, NON QUALIFIED OPE	42	635.5824	\$179,903	\$30,562,675	\$29,013,778
F1	COMMERCIAL REAL PROPERTY	71	96.7118	\$5,733,703	\$38,772,295	\$36,053,590
F2	INDUSTRIAL AND MANUFACTURIN	2	4.6341	\$0	\$1,913,553	\$1,763,756
J2	GAS DISTRIBUTION SYSTEM	3	0.1848	\$0	\$1,101,560	\$1,101,560
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$2,074,600	\$2,074,600
J4	TELEPHONE COMPANY (INCLUDI	2	0.0482	\$0	\$211,943	\$211,943
J5	RAILROAD	2		\$0	\$3,045,415	\$3,045,415
J6	PIPELAND COMPANY	3		\$0	\$55,822	\$55,405
L1	COMMERCIAL PERSONAL PROPE	115		\$0	\$30,821,859	\$30,821,859
L2	INDUSTRIAL AND MANUFACTURIN	9		\$0	\$1,207,994	\$1,207,994
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$282,381	\$274,198
O	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$11,214,924
S	SPECIAL INVENTORY TAX	1		\$0	\$7,137	\$7,137
X	TOTALLY EXEMPT PROPERTY	88	345.6271	\$0	\$67,567,706	\$0
Totals			11,895.8678	\$31,403,742	\$1,075,316,747	\$548,258,033

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	788	475.3346	\$20,685,706	\$406,892,587	\$374,940,504
A2	REAL-RESIDENTIAL MOBILE HOMES	32	20.4258	\$6,285	\$5,339,914	\$3,823,160
A4	REAL-OTHER IMPROVEMENTS WITH	11	7.6858	\$0	\$1,274,488	\$1,165,682
B1	REAL-RESIDENTIAL DUPLEXES	35	9.8272	\$2,406	\$12,874,616	\$12,833,004
B2	REAL-RESIDENTIAL APARTMENTS	2	6.0770	\$36,032	\$14,406,395	\$14,406,395
C1	REAL-VAC PLATTED LOTS-RESIDENT	138	113.5220	\$0	\$15,042,739	\$14,675,372
C1C	REAL-VAC PLATTED LOTS - COMMER	50	68.0326	\$0	\$9,439,647	\$8,303,199
D1	REAL-ACREAGE WITH AG	222	10,065.5248	\$0	\$420,478,624	\$536,685
D2	FARM & RANCH IMPS ON AG QUALI	24		\$196,921	\$778,893	\$778,893
E	REAL-NON QUAL OPEN SPACE LAND	41	634.5820	\$179,903	\$30,511,655	\$28,962,758
F1	COMMERCIAL REAL PROPERTY	71	96.7118	\$5,733,703	\$38,772,295	\$36,053,590
F2	INDUSTRIAL REAL PROPERTY	2	4.6341	\$0	\$1,913,553	\$1,763,756
J2	GAS DISTRIBUTION SYSTEM	3	0.1848	\$0	\$1,101,560	\$1,101,560
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$2,074,600	\$2,074,600
J4	TELEPHONE COMPANY (INCLUDING	2	0.0482	\$0	\$211,943	\$211,943
J5	RAILROAD	2		\$0	\$3,045,415	\$3,045,415
J6	PIPELAND COMPANY	3		\$0	\$55,822	\$55,405
L1	COMMERCIAL PERSONAL PROPER	82		\$0	\$29,032,871	\$29,032,871
L2	INDUSTRIAL PERSONAL PROPERTY	9		\$0	\$1,207,994	\$1,207,994
L4	LEASE ACCOUNTS	42		\$0	\$1,788,988	\$1,788,988
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$282,381	\$274,198
O1	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$11,214,924
S		1		\$0	\$7,137	\$7,137
X	DO NOT USE	88	345.6271	\$0	\$67,567,706	\$0
Totals			11,895.8678	\$31,403,742	\$1,075,316,747	\$548,258,033

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	788	475.3346	\$20,685,706	\$406,892,587	\$374,940,504
A2	REAL-RESIDENTIAL MOBILE HOMES	32	20.4258	\$6,285	\$5,339,914	\$3,823,160
A4	REAL-OTHER IMPROVEMENTS WITH	11	7.6858	\$0	\$1,274,488	\$1,165,682
B1	REAL-RESIDENTIAL DUPLEXES	35	9.8272	\$2,406	\$12,874,616	\$12,833,004
B2	REAL-RESIDENTIAL APARTMENTS	2	6.0770	\$36,032	\$14,406,395	\$14,406,395
C1	REAL-VAC PLATTED LOTS-RESIDENT	138	113.5220	\$0	\$15,042,739	\$14,675,372
C1C	REAL-VAC PLATTED LOTS - COMMER	50	68.0326	\$0	\$9,439,647	\$8,303,199
D1	REAL-ACREAGE WITH AG	222	10,065.5248	\$0	\$420,478,624	\$536,685
D2	FARM & RANCH IMPS ON AG QUALI	24		\$196,921	\$778,893	\$778,893
E	REAL-NON QUAL OPEN SPACE LAND	41	634.5820	\$179,903	\$30,511,655	\$28,962,758
F1	COMMERCIAL REAL PROPERTY	71	96.7118	\$5,733,703	\$38,772,295	\$36,053,590
F2	INDUSTRIAL REAL PROPERTY	2	4.6341	\$0	\$1,913,553	\$1,763,756
J2	GAS DISTRIBUTION SYSTEM	3	0.1848	\$0	\$1,101,560	\$1,101,560
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$2,074,600	\$2,074,600
J4	TELEPHONE COMPANY (INCLUDING	2	0.0482	\$0	\$211,943	\$211,943
J5	RAILROAD	2		\$0	\$3,045,415	\$3,045,415
J6	PIPELAND COMPANY	3		\$0	\$55,822	\$55,405
L1	COMMERCIAL PERSONAL PROPER	82		\$0	\$29,032,871	\$29,032,871
L2	INDUSTRIAL PERSONAL PROPERTY	9		\$0	\$1,207,994	\$1,207,994
L4	LEASE ACCOUNTS	42		\$0	\$1,788,988	\$1,788,988
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$282,381	\$274,198
O1	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$11,214,924
S		1		\$0	\$7,137	\$7,137
X	DO NOT USE	88	345.6271	\$0	\$67,567,706	\$0
Totals			11,895.8678	\$31,403,742	\$1,075,316,747	\$548,258,033

2025 CERTIFIED TOTALS

Property Count: 1,760

CGU - City of Gunter
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$31,403,742
TOTAL NEW VALUE TAXABLE:	\$30,724,777

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	1	2024 Market Value	\$56,102
EX366	HOUSE BILL 366	4	2024 Market Value	\$5,000

ABSOLUTE EXEMPTIONS VALUE LOSS	\$61,102
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Exemption	Description	Count	Exemption Amount
DV3	Disabled Veterans 50% - 69%	3	\$30,000
DV4	Disabled Veterans 70% - 100%	4	\$36,000
DVHS	Disabled Veteran Homestead	4	\$1,651,991
OV65	OVER 65	20	\$0
PARTIAL EXEMPTIONS VALUE LOSS		31	\$1,717,991
NEW EXEMPTIONS VALUE LOSS			\$1,779,093

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS	
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TOTAL EXEMPTIONS VALUE LOSS	\$1,779,093
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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
624	\$565,056	\$30,417	\$534,639

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
621	\$561,543	\$28,859	\$532,684

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
624	\$612,991	\$6,833	\$606,158

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
621	\$613,022	\$6,697	\$606,325

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CGU - City of Gunter
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	13		421,789		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 421,789
			Market Value	=	421,789
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	421,789
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	421,789
			Total Exemptions Amount (Breakdown on Next Page)	(-)	33,869
			Net Taxable	=	387,920

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 387,920 * (0.000000 / 100)

Certified Estimate of Market Value: 421,789
Certified Estimate of Taxable Value: 387,920

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

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XN	3	0	29,144	29,144
EX366	4	0	4,725	4,725
Totals		0	33,869	33,869

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	13		421,789		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 421,789
			Market Value	=	421,789
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	421,789
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	421,789
			Total Exemptions Amount	(-)	33,869
			(Breakdown on Next Page)		
			Net Taxable	=	387,920

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 387,920 * (0.000000 / 100)

Certified Estimate of Market Value: 421,789
Certified Estimate of Taxable Value: 387,920

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

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XN	3	0	29,144	29,144
EX366	4	0	4,725	4,725
Totals		0	33,869	33,869

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	6		\$0	\$387,920	\$387,920
X	TOTALLY EXEMPT PROPERTY	7		\$0	\$33,869	\$0
Totals			0.0000	\$0	\$421,789	\$387,920

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	6		\$0	\$387,920	\$387,920
X	TOTALLY EXEMPT PROPERTY	7		\$0	\$33,869	\$0
Totals			0.0000	\$0	\$421,789	\$387,920

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	2		\$0	\$499	\$499
L4	LEASE ACCOUNTS	6		\$0	\$387,421	\$387,421
X	DO NOT USE	7		\$0	\$33,869	\$0
Totals			0.0000	\$0	\$421,789	\$387,920

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	2		\$0	\$499	\$499
L4	LEASE ACCOUNTS	6		\$0	\$387,421	\$387,421
X	DO NOT USE	7		\$0	\$33,869	\$0
Totals			0.0000	\$0	\$421,789	\$387,920

2025 CERTIFIED TOTALS

Property Count: 13

CGV - City of Gordonville
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	1	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			

TOTAL EXEMPTIONS VALUE LOSS	\$0
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New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		58,530,701			
Non Homesite:		70,333,092			
Ag Market:		79,462,058			
Timber Market:		0	Total Land	(+)	208,325,851
Improvement		Value			
Homesite:		161,976,216			
Non Homesite:		79,286,801	Total Improvements	(+)	241,263,017
Non Real		Count	Value		
Personal Property:	152		14,530,836		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 14,530,836
			Market Value	=	464,119,704
Ag	Non Exempt	Exempt			
Total Productivity Market:	79,462,058	0			
Ag Use:	162,949	0	Productivity Loss	(-)	79,299,109
Timber Use:	0	0	Appraised Value	=	384,820,595
Productivity Loss:	79,299,109	0			
			Homestead Cap	(-)	10,310,649
			23.231 Cap	(-)	1,847,882
			Assessed Value	=	372,662,064
			Total Exemptions Amount (Breakdown on Next Page)	(-)	66,771,256
			Net Taxable	=	305,890,808

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,829,197	2,568,870	8,177.49	8,435.64	14		
DPS	509,219	509,219	1,996.22	1,996.22	2		
OV65	42,372,829	39,165,866	123,634.04	125,626.94	217		
Total	45,711,245	42,243,955	133,807.75	136,058.80	233	Freeze Taxable	(-) 42,243,955
Tax Rate	0.4844770						
						Freeze Adjusted Taxable	= 263,646,853

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,411,116.11 = 263,646,853 * (0.4844770 / 100) + 133,807.75

Certified Estimate of Market Value: 464,119,704
Certified Estimate of Taxable Value: 305,890,808

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

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	14	0	0	0
DPS	2	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV3S	1	0	10,000	10,000
DV4	14	0	72,000	72,000
DVHS	15	0	3,244,091	3,244,091
EX-XN	12	0	526,163	526,163
EX-XV	57	0	60,223,413	60,223,413
EX366	36	0	32,456	32,456
OV65	232	2,533,280	0	2,533,280
SO	1	87,353	0	87,353
Totals		2,620,633	64,150,623	66,771,256

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		58,530,701			
Non Homesite:		70,333,092			
Ag Market:		79,462,058			
Timber Market:		0	Total Land	(+)	208,325,851
Improvement		Value			
Homesite:		161,976,216			
Non Homesite:		79,286,801	Total Improvements	(+)	241,263,017
Non Real		Count	Value		
Personal Property:	152		14,530,836		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 14,530,836
			Market Value	=	464,119,704
Ag	Non Exempt	Exempt			
Total Productivity Market:	79,462,058	0			
Ag Use:	162,949	0	Productivity Loss	(-)	79,299,109
Timber Use:	0	0	Appraised Value	=	384,820,595
Productivity Loss:	79,299,109	0	Homestead Cap	(-)	10,310,649
			23.231 Cap	(-)	1,847,882
			Assessed Value	=	372,662,064
			Total Exemptions Amount (Breakdown on Next Page)	(-)	66,771,256
			Net Taxable	=	305,890,808

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,829,197	2,568,870	8,177.49	8,435.64	14		
DPS	509,219	509,219	1,996.22	1,996.22	2		
OV65	42,372,829	39,165,866	123,634.04	125,626.94	217		
Total	45,711,245	42,243,955	133,807.75	136,058.80	233	Freeze Taxable	(-) 42,243,955
Tax Rate	0.4844770						
						Freeze Adjusted Taxable	= 263,646,853

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,411,116.11 = 263,646,853 * (0.4844770 / 100) + 133,807.75

Certified Estimate of Market Value: 464,119,704
Certified Estimate of Taxable Value: 305,890,808

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

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	14	0	0	0
DPS	2	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV3S	1	0	10,000	10,000
DV4	14	0	72,000	72,000
DVHS	15	0	3,244,091	3,244,091
EX-XN	12	0	526,163	526,163
EX-XV	57	0	60,223,413	60,223,413
EX366	36	0	32,456	32,456
OV65	232	2,533,280	0	2,533,280
SO	1	87,353	0	87,353
Totals		2,620,633	64,150,623	66,771,256

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	941	296.4621	\$6,293,409	\$211,041,474	\$195,175,452
B	MULTIFAMILY RESIDENCE	20	18.3650	\$0	\$14,055,906	\$14,055,906
C1	VACANT LOTS AND LAND TRACTS	65	72.9456	\$0	\$4,770,228	\$4,727,637
D1	QUALIFIED OPEN-SPACE LAND	61	1,876.1034	\$0	\$79,462,058	\$162,949
D2	IMPROVEMENTS ON QUALIFIED OP	7		\$0	\$117,892	\$117,892
E	RURAL LAND, NON QUALIFIED OPE	23	164.0404	\$72,051	\$18,035,189	\$17,807,049
F1	COMMERCIAL REAL PROPERTY	193	72.3641	\$0	\$28,854,993	\$28,763,762
F2	INDUSTRIAL AND MANUFACTURIN	2	36.7914	\$0	\$4,963,819	\$4,963,366
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,361,435	\$1,361,435
J3	ELECTRIC COMPANY (INCLUDING C	2		\$0	\$1,719,100	\$1,719,100
J4	TELEPHONE COMPANY (INCLUDI	4	0.2870	\$0	\$436,247	\$436,247
J5	RAILROAD	1		\$0	\$155,072	\$155,072
J7	CABLE TELEVISION COMPANY	1		\$0	\$73,211	\$73,211
L1	COMMERCIAL PERSONAL PROPE	89		\$0	\$6,374,402	\$6,287,049
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$3,889,596	\$3,889,596
M1	TANGIBLE OTHER PERSONAL, MOB	82		\$98,241	\$3,087,420	\$2,916,134
O	RESIDENTIAL INVENTORY	344	47.1110	\$9,469,402	\$22,361,217	\$22,260,718
S	SPECIAL INVENTORY TAX	2		\$0	\$51,251	\$51,251
X	TOTALLY EXEMPT PROPERTY	105	201.7738	\$23,971	\$63,309,194	\$966,982
Totals			2,786.2438	\$15,957,074	\$464,119,704	\$305,890,808

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	941	296.4621	\$6,293,409	\$211,041,474	\$195,175,452
B	MULTIFAMILY RESIDENCE	20	18.3650	\$0	\$14,055,906	\$14,055,906
C1	VACANT LOTS AND LAND TRACTS	65	72.9456	\$0	\$4,770,228	\$4,727,637
D1	QUALIFIED OPEN-SPACE LAND	61	1,876.1034	\$0	\$79,462,058	\$162,949
D2	IMPROVEMENTS ON QUALIFIED OP	7		\$0	\$117,892	\$117,892
E	RURAL LAND, NON QUALIFIED OPE	23	164.0404	\$72,051	\$18,035,189	\$17,807,049
F1	COMMERCIAL REAL PROPERTY	193	72.3641	\$0	\$28,854,993	\$28,763,762
F2	INDUSTRIAL AND MANUFACTURIN	2	36.7914	\$0	\$4,963,819	\$4,963,366
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,361,435	\$1,361,435
J3	ELECTRIC COMPANY (INCLUDING C	2		\$0	\$1,719,100	\$1,719,100
J4	TELEPHONE COMPANY (INCLUDI	4	0.2870	\$0	\$436,247	\$436,247
J5	RAILROAD	1		\$0	\$155,072	\$155,072
J7	CABLE TELEVISION COMPANY	1		\$0	\$73,211	\$73,211
L1	COMMERCIAL PERSONAL PROPE	89		\$0	\$6,374,402	\$6,287,049
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$3,889,596	\$3,889,596
M1	TANGIBLE OTHER PERSONAL, MOB	82		\$98,241	\$3,087,420	\$2,916,134
O	RESIDENTIAL INVENTORY	344	47.1110	\$9,469,402	\$22,361,217	\$22,260,718
S	SPECIAL INVENTORY TAX	2		\$0	\$51,251	\$51,251
X	TOTALLY EXEMPT PROPERTY	105	201.7738	\$23,971	\$63,309,194	\$966,982
Totals			2,786.2438	\$15,957,074	\$464,119,704	\$305,890,808

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	929	290.8251	\$6,293,409	\$210,013,885	\$194,341,488
A2	REAL-RESIDENTIAL MOBILE HOMES	7	2.0278	\$0	\$499,717	\$310,195
A4	REAL-OTHER IMPROVEMENTS WITH	8	3.6092	\$0	\$527,872	\$523,769
B1	REAL-RESIDENTIAL DUPLEXES	15	3.0160	\$0	\$4,301,158	\$4,301,158
B2	REAL-RESIDENTIAL APARTMENTS	5	15.3490	\$0	\$9,754,748	\$9,754,748
C1	REAL-VAC PLATTED LOTS-RESIDENT	48	30.6632	\$0	\$2,369,078	\$2,360,705
C1C	REAL-VAC PLATTED LOTS - COMMER	17	42.2824	\$0	\$2,401,150	\$2,366,932
D1	REAL-ACREAGE WITH AG	61	1,876.1034	\$0	\$79,462,058	\$162,949
D2	FARM & RANCH IMPS ON AG QUALI	7		\$0	\$117,892	\$117,892
E	REAL-NON QUAL OPEN SPACE LAND	23	164.0404	\$72,051	\$18,035,189	\$17,807,049
F1	COMMERCIAL REAL PROPERTY	193	72.3641	\$0	\$28,854,993	\$28,763,762
F2	INDUSTRIAL REAL PROPERTY	2	36.7914	\$0	\$4,963,819	\$4,963,366
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,361,435	\$1,361,435
J3	ELECTRIC COMPANY (INCLUDING CC	2		\$0	\$1,719,100	\$1,719,100
J4	TELEPHONE COMPANY (INCLUDING	4	0.2870	\$0	\$436,247	\$436,247
J5	RAILROAD	1		\$0	\$155,072	\$155,072
J7	CABLE TELEVISION COMPANY	1		\$0	\$73,211	\$73,211
L1	COMMERCIAL PERSONAL PROPER	59		\$0	\$5,471,925	\$5,471,925
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$3,889,596	\$3,889,596
L4	LEASE ACCOUNTS	40		\$0	\$902,477	\$815,124
M1	TANGIBLE OTHER PERSONAL, MOBI	82		\$98,241	\$3,087,420	\$2,916,134
O1	RESIDENTIAL INVENTORY	344	47.1110	\$9,469,402	\$22,361,217	\$22,260,718
S		2		\$0	\$51,251	\$51,251
X	DO NOT USE	105	201.7738	\$23,971	\$63,309,194	\$966,982
Totals			2,786.2438	\$15,957,074	\$464,119,704	\$305,890,808

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	929	290.8251	\$6,293,409	\$210,013,885	\$194,341,488
A2	REAL-RESIDENTIAL MOBILE HOMES	7	2.0278	\$0	\$499,717	\$310,195
A4	REAL-OTHER IMPROVEMENTS WITH	8	3.6092	\$0	\$527,872	\$523,769
B1	REAL-RESIDENTIAL DUPLEXES	15	3.0160	\$0	\$4,301,158	\$4,301,158
B2	REAL-RESIDENTIAL APARTMENTS	5	15.3490	\$0	\$9,754,748	\$9,754,748
C1	REAL-VAC PLATTED LOTS-RESIDENT	48	30.6632	\$0	\$2,369,078	\$2,360,705
C1C	REAL-VAC PLATTED LOTS - COMMER	17	42.2824	\$0	\$2,401,150	\$2,366,932
D1	REAL-ACREAGE WITH AG	61	1,876.1034	\$0	\$79,462,058	\$162,949
D2	FARM & RANCH IMPS ON AG QUALI	7		\$0	\$117,892	\$117,892
E	REAL-NON QUAL OPEN SPACE LAND	23	164.0404	\$72,051	\$18,035,189	\$17,807,049
F1	COMMERCIAL REAL PROPERTY	193	72.3641	\$0	\$28,854,993	\$28,763,762
F2	INDUSTRIAL REAL PROPERTY	2	36.7914	\$0	\$4,963,819	\$4,963,366
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,361,435	\$1,361,435
J3	ELECTRIC COMPANY (INCLUDING CC	2		\$0	\$1,719,100	\$1,719,100
J4	TELEPHONE COMPANY (INCLUDING	4	0.2870	\$0	\$436,247	\$436,247
J5	RAILROAD	1		\$0	\$155,072	\$155,072
J7	CABLE TELEVISION COMPANY	1		\$0	\$73,211	\$73,211
L1	COMMERCIAL PERSONAL PROPER	59		\$0	\$5,471,925	\$5,471,925
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$3,889,596	\$3,889,596
L4	LEASE ACCOUNTS	40		\$0	\$902,477	\$815,124
M1	TANGIBLE OTHER PERSONAL, MOBI	82		\$98,241	\$3,087,420	\$2,916,134
O1	RESIDENTIAL INVENTORY	344	47.1110	\$9,469,402	\$22,361,217	\$22,260,718
S		2		\$0	\$51,251	\$51,251
X	DO NOT USE	105	201.7738	\$23,971	\$63,309,194	\$966,982
Totals			2,786.2438	\$15,957,074	\$464,119,704	\$305,890,808

2025 CERTIFIED TOTALS

Property Count: 1,927

CHO - City of Howe
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$15,957,074
TOTAL NEW VALUE TAXABLE:	\$15,558,217

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	1	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	1	2024 Market Value	\$270,290
EX366	HOUSE BILL 366	2	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$270,290

Exemption	Description	Count	Exemption Amount
DV4	Disabled Veterans 70% - 100%	1	\$0
DVHS	Disabled Veteran Homestead	4	\$687,278
OV65	OVER 65	13	\$138,000
PARTIAL EXEMPTIONS VALUE LOSS		18	\$825,278
NEW EXEMPTIONS VALUE LOSS			\$1,095,568

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$1,095,568

New Ag / Timber Exemptions**New Annexations**

Count	Market Value	Taxable Value
2	\$1,613,916	\$2,136

New Deannexations**Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
621	\$241,615	\$16,525	\$225,090

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
616	\$240,275	\$16,536	\$223,739

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
621	\$249,164	\$2,482	\$246,682

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
616	\$248,794	\$2,606	\$246,188

2025 CERTIFIED TOTALS
CHO - City of Howe
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 13,010

CHW - Choctaw Water
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		663,640,885			
Non Homesite:		241,035,421			
Ag Market:		2,196,889,106			
Timber Market:		0	Total Land	(+)	3,101,565,412
Improvement		Value			
Homesite:		1,413,553,232			
Non Homesite:		165,071,754	Total Improvements	(+)	1,578,624,986
Non Real		Count	Value		
Personal Property:	431		159,651,926		
Mineral Property:	2,480		22,239,557		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	181,891,483
					4,862,081,881
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,196,863,511	25,595			
Ag Use:	5,154,392	8	Productivity Loss	(-)	2,191,709,119
Timber Use:	0	0	Appraised Value	=	2,670,372,762
Productivity Loss:	2,191,709,119	25,587			
			Homestead Cap	(-)	197,007,937
			23.231 Cap	(-)	11,110,479
			Assessed Value	=	2,462,254,346
			Total Exemptions Amount	(-)	171,893,035
			(Breakdown on Next Page)		
			Net Taxable	=	2,290,361,311

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
84,857.89 = 2,290,361,311 * (0.003705 / 100)

Certified Estimate of Market Value: 4,862,081,881
Certified Estimate of Taxable Value: 2,290,361,311

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

2025 CERTIFIED TOTALS

Property Count: 13,010

CHW - Choctaw Water
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	26	0	144,335	144,335
DV2	10	0	70,459	70,459
DV2S	1	0	7,500	7,500
DV3	13	0	130,000	130,000
DV4	219	0	1,633,043	1,633,043
DV4S	30	0	153,164	153,164
DVHS	151	0	47,356,287	47,356,287
DVHSS	32	0	7,302,351	7,302,351
EX	1	0	35,820	35,820
EX-XJ	3	0	1,958,399	1,958,399
EX-XN	17	0	2,488,954	2,488,954
EX-XR	38	0	6,815,133	6,815,133
EX-XV	194	0	76,306,193	76,306,193
EX366	924	0	140,280	140,280
FRSS	2	0	729,753	729,753
OV65	2,455	25,346,337	0	25,346,337
OV65S	3	36,000	0	36,000
PC	7	936,066	0	936,066
PPV	3	15,223	0	15,223
SO	5	287,738	0	287,738
Totals		26,621,364	145,271,671	171,893,035

2025 CERTIFIED TOTALS

Property Count: 2

CHW - Choctaw Water
Under ARB Review Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		346,824			
Ag Market:		1,144,003			
Timber Market:		0	Total Land	(+)	1,490,827
Improvement			Value		
Homesite:		0			
Non Homesite:		468	Total Improvements	(+)	468
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	1,491,295
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,144,003	0			
Ag Use:	1,428	0	Productivity Loss	(-)	1,142,575
Timber Use:	0	0	Appraised Value	=	348,720
Productivity Loss:	1,142,575	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	348,720
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	348,720

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
12.92 = 348,720 * (0.003705 / 100)

Certified Estimate of Market Value:	1,372,766
Certified Estimate of Taxable Value:	330,808
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

CHW - Choctaw Water

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 13,012

CHW - Choctaw Water
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		663,640,885			
Non Homesite:		241,382,245			
Ag Market:		2,198,033,109			
Timber Market:		0	Total Land	(+)	3,103,056,239
Improvement		Value			
Homesite:		1,413,553,232			
Non Homesite:		165,072,222	Total Improvements	(+)	1,578,625,454
Non Real		Count	Value		
Personal Property:	431		159,651,926		
Mineral Property:	2,480		22,239,557		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	181,891,483
					4,863,573,176
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,198,007,514	25,595			
Ag Use:	5,155,820	8	Productivity Loss	(-)	2,192,851,694
Timber Use:	0	0	Appraised Value	=	2,670,721,482
Productivity Loss:	2,192,851,694	25,587			
			Homestead Cap	(-)	197,007,937
			23.231 Cap	(-)	11,110,479
			Assessed Value	=	2,462,603,066
			Total Exemptions Amount (Breakdown on Next Page)	(-)	171,893,035
			Net Taxable	=	2,290,710,031

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
84,870.81 = 2,290,710,031 * (0.003705 / 100)

Certified Estimate of Market Value: 4,863,454,647
Certified Estimate of Taxable Value: 2,290,692,119

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

2025 CERTIFIED TOTALS

Property Count: 13,012

CHW - Choctaw Water
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	26	0	144,335	144,335
DV2	10	0	70,459	70,459
DV2S	1	0	7,500	7,500
DV3	13	0	130,000	130,000
DV4	219	0	1,633,043	1,633,043
DV4S	30	0	153,164	153,164
DVHS	151	0	47,356,287	47,356,287
DVHSS	32	0	7,302,351	7,302,351
EX	1	0	35,820	35,820
EX-XJ	3	0	1,958,399	1,958,399
EX-XN	17	0	2,488,954	2,488,954
EX-XR	38	0	6,815,133	6,815,133
EX-XV	194	0	76,306,193	76,306,193
EX366	924	0	140,280	140,280
FRSS	2	0	729,753	729,753
OV65	2,455	25,346,337	0	25,346,337
OV65S	3	36,000	0	36,000
PC	7	936,066	0	936,066
PPV	3	15,223	0	15,223
SO	5	287,738	0	287,738
Totals		26,621,364	145,271,671	171,893,035

2025 CERTIFIED TOTALS

Property Count: 13,010

CHW - Choctaw Water
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,086	6,951.4583	\$21,842,653	\$1,182,050,409	\$1,030,009,001
B	MULTIFAMILY RESIDENCE	5	5.7390	\$163,064	\$3,033,872	\$3,033,872
C1	VACANT LOTS AND LAND TRACTS	433	731.2344	\$0	\$36,997,159	\$35,661,759
D1	QUALIFIED OPEN-SPACE LAND	3,288	101,828.6202	\$0	\$2,196,863,511	\$5,121,228
D2	IMPROVEMENTS ON QUALIFIED OP	1,135		\$2,225,786	\$25,070,369	\$24,859,642
E	RURAL LAND, NON QUALIFIED OPE	3,206	12,739.1388	\$24,615,164	\$1,061,725,877	\$930,384,421
F1	COMMERCIAL REAL PROPERTY	158	603.7058	\$3,066,587	\$64,055,140	\$62,925,177
F2	INDUSTRIAL AND MANUFACTURIN	4	33.5570	\$0	\$2,824,524	\$2,824,524
G1	OIL AND GAS	1,574		\$0	\$22,099,149	\$21,180,670
J2	GAS DISTRIBUTION SYSTEM	3	24.1465	\$0	\$588,165	\$451,607
J3	ELECTRIC COMPANY (INCLUDING C	12	10.5853	\$0	\$37,622,719	\$37,604,299
J4	TELEPHONE COMPANY (INCLUDI	9	10.3400	\$0	\$1,738,048	\$1,683,857
J5	RAILROAD	7		\$0	\$21,211,845	\$21,211,845
J6	PIPELAND COMPANY	22	38.0350	\$0	\$11,768,808	\$11,761,129
L1	COMMERCIAL PERSONAL PROPE	230		\$0	\$54,297,121	\$54,009,383
L2	INDUSTRIAL AND MANUFACTURIN	87		\$0	\$32,140,344	\$31,211,957
M1	TANGIBLE OTHER PERSONAL, MOB	206		\$2,113,238	\$14,879,004	\$13,943,339
O	RESIDENTIAL INVENTORY	48	64.6070	\$0	\$1,945,908	\$1,940,358
S	SPECIAL INVENTORY TAX	16		\$0	\$543,244	\$543,244
X	TOTALLY EXEMPT PROPERTY	1,180	1,541.7940	\$0	\$90,626,665	\$0
Totals			124,582.9613	\$54,026,492	\$4,862,081,881	\$2,290,361,312

2025 CERTIFIED TOTALS

Property Count: 2

CHW - Choctaw Water
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	1	47.6060	\$0	\$1,144,003	\$1,428
E	RURAL LAND, NON QUALIFIED OPE	2	10.2670	\$0	\$347,292	\$347,292
Totals			57.8730	\$0	\$1,491,295	\$348,720

2025 CERTIFIED TOTALS

Property Count: 13,012

CHW - Choctaw Water
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,086	6,951.4583	\$21,842,653	\$1,182,050,409	\$1,030,009,001
B	MULTIFAMILY RESIDENCE	5	5.7390	\$163,064	\$3,033,872	\$3,033,872
C1	VACANT LOTS AND LAND TRACTS	433	731.2344	\$0	\$36,997,159	\$35,661,759
D1	QUALIFIED OPEN-SPACE LAND	3,289	101,876.2262	\$0	\$2,198,007,514	\$5,122,656
D2	IMPROVEMENTS ON QUALIFIED OP	1,135		\$2,225,786	\$25,070,369	\$24,859,642
E	RURAL LAND, NON QUALIFIED OPE	3,208	12,749.4058	\$24,615,164	\$1,062,073,169	\$930,731,713
F1	COMMERCIAL REAL PROPERTY	158	603.7058	\$3,066,587	\$64,055,140	\$62,925,177
F2	INDUSTRIAL AND MANUFACTURIN	4	33.5570	\$0	\$2,824,524	\$2,824,524
G1	OIL AND GAS	1,574		\$0	\$22,099,149	\$21,180,670
J2	GAS DISTRIBUTION SYSTEM	3	24.1465	\$0	\$588,165	\$451,607
J3	ELECTRIC COMPANY (INCLUDING C	12	10.5853	\$0	\$37,622,719	\$37,604,299
J4	TELEPHONE COMPANY (INCLUDI	9	10.3400	\$0	\$1,738,048	\$1,683,857
J5	RAILROAD	7		\$0	\$21,211,845	\$21,211,845
J6	PIPELAND COMPANY	22	38.0350	\$0	\$11,768,808	\$11,761,129
L1	COMMERCIAL PERSONAL PROPE	230		\$0	\$54,297,121	\$54,009,383
L2	INDUSTRIAL AND MANUFACTURIN	87		\$0	\$32,140,344	\$31,211,957
M1	TANGIBLE OTHER PERSONAL, MOB	206		\$2,113,238	\$14,879,004	\$13,943,339
O	RESIDENTIAL INVENTORY	48	64.6070	\$0	\$1,945,908	\$1,940,358
S	SPECIAL INVENTORY TAX	16		\$0	\$543,244	\$543,244
X	TOTALLY EXEMPT PROPERTY	1,180	1,541.7940	\$0	\$90,626,665	\$0
Totals			124,640.8343	\$54,026,492	\$4,863,573,176	\$2,290,710,032

2025 CERTIFIED TOTALS

Property Count: 13,010

CHW - Choctaw Water
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	3,003	5,443.4630	\$19,315,248	\$1,036,704,892	\$904,680,266
A2	REAL-RESIDENTIAL MOBILE HOMES	1,008	1,215.6284	\$2,280,520	\$129,230,467	\$109,824,229
A3	REAL-RESIDENTIAL SINGLE FAMILY &	33		\$0	\$2,743,496	\$2,422,207
A4	REAL-OTHER IMPROVEMENTS WITH	117	292.3669	\$246,885	\$13,371,554	\$13,082,299
B1	REAL-RESIDENTIAL DUPLEXES	5	5.7390	\$163,064	\$3,033,872	\$3,033,872
C1	REAL-VAC PLATTED LOTS-RESIDENT	389	495.8893	\$0	\$27,532,022	\$27,008,894
C1C	REAL-VAC PLATTED LOTS - COMMER	44	235.3451	\$0	\$9,465,137	\$8,652,865
D1	REAL-ACREAGE WITH AG	3,291	101,845.3897	\$0	\$2,197,281,330	\$5,539,047
D2	FARM & RANCH IMPS ON AG QUALI	1,135		\$2,225,786	\$25,070,369	\$24,859,642
E	REAL-NON QUAL OPEN SPACE LAND	3,206	12,722.3693	\$24,615,164	\$1,061,308,058	\$929,966,602
F1	COMMERCIAL REAL PROPERTY	158	603.7058	\$3,066,587	\$64,055,140	\$62,925,177
F2	INDUSTRIAL REAL PROPERTY	4	33.5570	\$0	\$2,824,524	\$2,824,524
G1	OIL & GAS	1,574		\$0	\$22,099,149	\$21,180,670
J2	GAS DISTRIBUTION SYSTEM	3	24.1465	\$0	\$588,165	\$451,607
J3	ELECTRIC COMPANY (INCLUDING CC	12	10.5853	\$0	\$37,622,719	\$37,604,299
J4	TELEPHONE COMPANY (INCLUDING I	9	10.3400	\$0	\$1,738,048	\$1,683,857
J5	RAILROAD	7		\$0	\$21,211,845	\$21,211,845
J6	PIPELAND COMPANY	22	38.0350	\$0	\$11,768,808	\$11,761,129
L1	COMMERCIAL PERSONAL PROPER	191		\$0	\$50,996,032	\$50,938,461
L2	INDUSTRIAL PERSONAL PROPERTY	87		\$0	\$32,140,344	\$31,211,957
L4	LEASE ACCOUNTS	49		\$0	\$3,301,089	\$3,070,922
M1	TANGIBLE OTHER PERSONAL, MOBI	206		\$2,113,238	\$14,879,004	\$13,943,339
O1	RESIDENTIAL INVENTORY	48	64.6070	\$0	\$1,945,908	\$1,940,358
S		16		\$0	\$543,244	\$543,244
X	DO NOT USE	1,180	1,541.7940	\$0	\$90,626,665	\$0
Totals			124,582.9613	\$54,026,492	\$4,862,081,881	\$2,290,361,312

2025 CERTIFIED TOTALS

Property Count: 2

CHW - Choctaw Water
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	1	47.6060	\$0	\$1,144,003	\$1,428
E	REAL-NON QUAL OPEN SPACE LAND	2	10.2670	\$0	\$347,292	\$347,292
Totals			57.8730	\$0	\$1,491,295	\$348,720

2025 CERTIFIED TOTALS

Property Count: 13,012

CHW - Choctaw Water
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	3,003	5,443.4630	\$19,315,248	\$1,036,704,892	\$904,680,266
A2	REAL-RESIDENTIAL MOBILE HOMES	1,008	1,215.6284	\$2,280,520	\$129,230,467	\$109,824,229
A3	REAL-RESIDENTIAL SINGLE FAMILY &	33		\$0	\$2,743,496	\$2,422,207
A4	REAL-OTHER IMPROVEMENTS WITH	117	292.3669	\$246,885	\$13,371,554	\$13,082,299
B1	REAL-RESIDENTIAL DUPLEXES	5	5.7390	\$163,064	\$3,033,872	\$3,033,872
C1	REAL-VAC PLATTED LOTS-RESIDENT	389	495.8893	\$0	\$27,532,022	\$27,008,894
C1C	REAL-VAC PLATTED LOTS - COMMER	44	235.3451	\$0	\$9,465,137	\$8,652,865
D1	REAL-ACREAGE WITH AG	3,292	101,892.9957	\$0	\$2,198,425,333	\$5,540,475
D2	FARM & RANCH IMPS ON AG QUALI	1,135		\$2,225,786	\$25,070,369	\$24,859,642
E	REAL-NON QUAL OPEN SPACE LAND	3,208	12,732.6363	\$24,615,164	\$1,061,655,350	\$930,313,894
F1	COMMERCIAL REAL PROPERTY	158	603.7058	\$3,066,587	\$64,055,140	\$62,925,177
F2	INDUSTRIAL REAL PROPERTY	4	33.5570	\$0	\$2,824,524	\$2,824,524
G1	OIL & GAS	1,574		\$0	\$22,099,149	\$21,180,670
J2	GAS DISTRIBUTION SYSTEM	3	24.1465	\$0	\$588,165	\$451,607
J3	ELECTRIC COMPANY (INCLUDING CC	12	10.5853	\$0	\$37,622,719	\$37,604,299
J4	TELEPHONE COMPANY (INCLUDING I	9	10.3400	\$0	\$1,738,048	\$1,683,857
J5	RAILROAD	7		\$0	\$21,211,845	\$21,211,845
J6	PIPELAND COMPANY	22	38.0350	\$0	\$11,768,808	\$11,761,129
L1	COMMERCIAL PERSONAL PROPER	191		\$0	\$50,996,032	\$50,938,461
L2	INDUSTRIAL PERSONAL PROPERTY	87		\$0	\$32,140,344	\$31,211,957
L4	LEASE ACCOUNTS	49		\$0	\$3,301,089	\$3,070,922
M1	TANGIBLE OTHER PERSONAL, MOBI	206		\$2,113,238	\$14,879,004	\$13,943,339
O1	RESIDENTIAL INVENTORY	48	64.6070	\$0	\$1,945,908	\$1,940,358
S		16		\$0	\$543,244	\$543,244
X	DO NOT USE	1,180	1,541.7940	\$0	\$90,626,665	\$0
Totals			124,640.8343	\$54,026,492	\$4,863,573,176	\$2,290,710,032

2025 CERTIFIED TOTALS

Property Count: 13,012

CHW - Choctaw Water
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$54,026,492
TOTAL NEW VALUE TAXABLE:	\$52,565,654

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$51,628
EX366	HOUSE BILL 366	113	2024 Market Value	\$24,857

ABSOLUTE EXEMPTIONS VALUE LOSS	\$76,485
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Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	7	\$51,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	19	\$169,603
DVHS	Disabled Veteran Homestead	13	\$3,851,150
OV65	OVER 65	90	\$856,060
PARTIAL EXEMPTIONS VALUE LOSS		132	\$4,952,813
NEW EXEMPTIONS VALUE LOSS			\$5,029,298

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS	
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TOTAL EXEMPTIONS VALUE LOSS	\$5,029,298
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New Ag / Timber Exemptions

2024 Market Value	\$5,800,238	Count: 30
2025 Ag/Timber Use	\$6,358	

NEW AG / TIMBER VALUE LOSS	\$5,793,880
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New Annexations**New Deannexations**

Count	Market Value	Taxable Value
21	\$17,811,261	\$892,983

Average Homestead Value**Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
4,936	\$349,960	\$39,839	\$310,121

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,986	\$323,282	\$34,998	\$288,284

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
4,936	\$330,225	\$18,676	\$311,549

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
2,986	\$313,461	\$21,615	\$291,846

2025 CERTIFIED TOTALSCHW - Choctaw Water
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	\$1,491,295	\$330,808

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		294,338			
Non Homesite:		9,969,085			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	10,263,423
Improvement		Value			
Homesite:		10,116,326			
Non Homesite:		28,902,461	Total Improvements	(+)	39,018,787
Non Real		Count	Value		
Personal Property:	30		2,445,683		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					2,445,683
					51,727,893
Ag		Non Exempt	Exempt		
Total Productivity Market:	0		0		
Ag Use:	0		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	0		0		51,727,893
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=
					49,586,208

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	270,126	237,626	623.02	623.02	7		
OV65	3,027,481	2,532,215	6,111.16	6,119.64	67		
Total	3,297,607	2,769,841	6,734.18	6,742.66	74	Freeze Taxable	(-)
Tax Rate	0.4420750						
						Freeze Adjusted Taxable	=
							46,816,367

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
213,697.63 = 46,816,367 * (0.4420750 / 100) + 6,734.18

Certified Estimate of Market Value: 51,727,893
Certified Estimate of Taxable Value: 49,586,208

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

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	32,500	0	32,500
DV2	2	0	15,000	15,000
DV4	4	0	18,000	18,000
DV4S	1	0	0	0
DVHS	2	0	202,780	202,780
DVHSS	1	0	89,888	89,888
EX-XN	5	0	253,604	253,604
EX-XV	1	0	68,159	68,159
EX366	9	0	6,050	6,050
HS	122	0	0	0
MASSS	1	0	25,399	25,399
OV65	68	304,130	0	304,130
Totals		336,630	678,880	1,015,510

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		294,338			
Non Homesite:		9,969,085			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	10,263,423
Improvement		Value			
Homesite:		10,116,326			
Non Homesite:		28,902,461	Total Improvements	(+)	39,018,787
Non Real		Count	Value		
Personal Property:	30		2,445,683		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					2,445,683
					51,727,893
Ag		Non Exempt	Exempt		
Total Productivity Market:	0		0		
Ag Use:	0		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	0		0		51,727,893
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=
					49,586,208

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	270,126	237,626	623.02	623.02	7		
OV65	3,027,481	2,532,215	6,111.16	6,119.64	67		
Total	3,297,607	2,769,841	6,734.18	6,742.66	74	Freeze Taxable	(-)
Tax Rate	0.4420750						
						Freeze Adjusted Taxable	=
							46,816,367

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
213,697.63 = 46,816,367 * (0.4420750 / 100) + 6,734.18

Certified Estimate of Market Value: 51,727,893
Certified Estimate of Taxable Value: 49,586,208

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

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	32,500	0	32,500
DV2	2	0	15,000	15,000
DV4	4	0	18,000	18,000
DV4S	1	0	0	0
DVHS	2	0	202,780	202,780
DVHSS	1	0	89,888	89,888
EX-XN	5	0	253,604	253,604
EX-XV	1	0	68,159	68,159
EX366	9	0	6,050	6,050
HS	122	0	0	0
MASSS	1	0	25,399	25,399
OV65	68	304,130	0	304,130
Totals		336,630	678,880	1,015,510

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	8	5.8760	\$0	\$1,313,027	\$1,084,576
B	MULTIFAMILY RESIDENCE	2	13.4980	\$0	\$22,500,000	\$22,500,000
C1	VACANT LOTS AND LAND TRACTS	8	15.4130	\$0	\$730,384	\$730,384
E	RURAL LAND, NON QUALIFIED OPE	3	119.0400	\$0	\$4,299,815	\$4,299,815
F1	COMMERCIAL REAL PROPERTY	21	48.1594	\$0	\$7,997,233	\$7,236,498
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$491,700	\$491,700
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$14,859	\$14,859
J7	CABLE TELEVISION COMPANY	1		\$0	\$9,738	\$9,738
L1	COMMERCIAL PERSONAL PROPE	13		\$0	\$1,669,732	\$1,669,732
M1	TANGIBLE OTHER PERSONAL, MOB	236		\$1,076,951	\$12,373,592	\$11,548,906
X	TOTALLY EXEMPT PROPERTY	15		\$0	\$327,813	\$0
Totals			201.9864	\$1,076,951	\$51,727,893	\$49,586,208

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	8	5.8760	\$0	\$1,313,027	\$1,084,576
B	MULTIFAMILY RESIDENCE	2	13.4980	\$0	\$22,500,000	\$22,500,000
C1	VACANT LOTS AND LAND TRACTS	8	15.4130	\$0	\$730,384	\$730,384
E	RURAL LAND, NON QUALIFIED OPE	3	119.0400	\$0	\$4,299,815	\$4,299,815
F1	COMMERCIAL REAL PROPERTY	21	48.1594	\$0	\$7,997,233	\$7,236,498
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$491,700	\$491,700
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$14,859	\$14,859
J7	CABLE TELEVISION COMPANY	1		\$0	\$9,738	\$9,738
L1	COMMERCIAL PERSONAL PROPE	13		\$0	\$1,669,732	\$1,669,732
M1	TANGIBLE OTHER PERSONAL, MOB	236		\$1,076,951	\$12,373,592	\$11,548,906
X	TOTALLY EXEMPT PROPERTY	15		\$0	\$327,813	\$0
Totals			201.9864	\$1,076,951	\$51,727,893	\$49,586,208

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	2	1.9300	\$0	\$703,587	\$580,024
A2	REAL-RESIDENTIAL MOBILE HOMES	5		\$0	\$257,049	\$152,161
A4	REAL-OTHER IMPROVEMENTS WITH	1	3.9460	\$0	\$352,391	\$352,391
B2	REAL-RESIDENTIAL APARTMENTS	2	13.4980	\$0	\$22,500,000	\$22,500,000
C1	REAL-VAC PLATTED LOTS-RESIDENT	2	2.8340	\$0	\$286,552	\$286,552
C1C	REAL-VAC PLATTED LOTS - COMMER	6	12.5790	\$0	\$443,832	\$443,832
E	REAL-NON QUAL OPEN SPACE LAND	3	119.0400	\$0	\$4,299,815	\$4,299,815
F1	COMMERCIAL REAL PROPERTY	21	48.1594	\$0	\$7,997,233	\$7,236,498
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$491,700	\$491,700
J4	TELEPHONE COMPANY (INCLUDING I	1		\$0	\$14,859	\$14,859
J7	CABLE TELEVISION COMPANY	1		\$0	\$9,738	\$9,738
L1	COMMERCIAL PERSONAL PROPER	8		\$0	\$1,669,732	\$1,669,732
L4	LEASE ACCOUNTS	7		\$0	\$0	\$0
M1	TANGIBLE OTHER PERSONAL, MOBI	236		\$1,076,951	\$12,373,592	\$11,548,906
X	DO NOT USE	15		\$0	\$327,813	\$0
Totals			201.9864	\$1,076,951	\$51,727,893	\$49,586,208

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	2	1.9300	\$0	\$703,587	\$580,024
A2	REAL-RESIDENTIAL MOBILE HOMES	5		\$0	\$257,049	\$152,161
A4	REAL-OTHER IMPROVEMENTS WITH	1	3.9460	\$0	\$352,391	\$352,391
B2	REAL-RESIDENTIAL APARTMENTS	2	13.4980	\$0	\$22,500,000	\$22,500,000
C1	REAL-VAC PLATTED LOTS-RESIDENT	2	2.8340	\$0	\$286,552	\$286,552
C1C	REAL-VAC PLATTED LOTS - COMMER	6	12.5790	\$0	\$443,832	\$443,832
E	REAL-NON QUAL OPEN SPACE LAND	3	119.0400	\$0	\$4,299,815	\$4,299,815
F1	COMMERCIAL REAL PROPERTY	21	48.1594	\$0	\$7,997,233	\$7,236,498
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$491,700	\$491,700
J4	TELEPHONE COMPANY (INCLUDING I	1		\$0	\$14,859	\$14,859
J7	CABLE TELEVISION COMPANY	1		\$0	\$9,738	\$9,738
L1	COMMERCIAL PERSONAL PROPER	8		\$0	\$1,669,732	\$1,669,732
L4	LEASE ACCOUNTS	7		\$0	\$0	\$0
M1	TANGIBLE OTHER PERSONAL, MOBI	236		\$1,076,951	\$12,373,592	\$11,548,906
X	DO NOT USE	15		\$0	\$327,813	\$0
Totals			201.9864	\$1,076,951	\$51,727,893	\$49,586,208

2025 CERTIFIED TOTALS

Property Count: 309

CKW - City of Knollwood
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,076,951
TOTAL NEW VALUE TAXABLE:	\$1,059,951

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	1	\$12,000
HS	HOMESTEAD	6	\$0
OV65	OVER 65	1	\$5,000
PARTIAL EXEMPTIONS VALUE LOSS		9	\$24,500
NEW EXEMPTIONS VALUE LOSS			\$24,500

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$24,500
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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
5	\$137,530	\$24,713	\$112,817

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
5	\$137,530	\$24,713	\$112,817

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
5	\$60,869	\$0	\$60,869

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
5	\$60,869	\$0	\$60,869

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CKW - City of Knollwood
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		87,803,663			
Non Homesite:		53,057,714			
Ag Market:		14,622,244			
Timber Market:		0	Total Land	(+)	155,483,621
Improvement		Value			
Homesite:		253,025,778			
Non Homesite:		100,082,463	Total Improvements	(+)	353,108,241
Non Real		Count	Value		
Personal Property:	225		18,848,611		
Mineral Property:	132		207,458		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					19,056,069
					527,647,931
Ag		Non Exempt	Exempt		
Total Productivity Market:	14,622,244		0		
Ag Use:	25,042		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	14,597,202		0		513,050,729
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=
					400,222,452

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,999,351	2,849,351	9,447.97	9,447.97	10		
OV65	96,135,423	85,720,745	291,056.68	296,048.94	308		
Total	99,134,774	88,570,096	300,504.65	305,496.91	318	Freeze Taxable	(-)
Tax Rate	0.5444010						
						Freeze Adjusted Taxable	=
							311,652,356

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,997,143.19 = 311,652,356 * (0.5444010 / 100) + 300,504.65

Certified Estimate of Market Value: 527,647,931
Certified Estimate of Taxable Value: 400,222,452

Tif Zone Code	Tax Increment Loss
PBRVZ1	43,811,435
Tax Increment Finance Value:	43,811,435
Tax Increment Finance Levy:	238,509.89

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	11	0	0	0
DV1	3	0	15,000	15,000
DV3	5	0	50,000	50,000
DV4	27	0	204,000	204,000
DV4S	3	0	24,000	24,000
DVHS	19	0	6,816,245	6,816,245
DVHSS	6	0	2,087,837	2,087,837
EX-XN	13	0	1,822,737	1,822,737
EX-XV	45	0	70,681,581	70,681,581
EX366	166	0	70,507	70,507
HS	767	10,434,509	0	10,434,509
OV65	332	0	0	0
OV65S	1	0	0	0
SO	1	19,754	0	19,754
Totals		10,454,263	81,771,907	92,226,170

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		87,803,663			
Non Homesite:		53,057,714			
Ag Market:		14,622,244			
Timber Market:		0	Total Land	(+)	155,483,621
Improvement		Value			
Homesite:		253,025,778			
Non Homesite:		100,082,463	Total Improvements	(+)	353,108,241
Non Real		Count	Value		
Personal Property:	225		18,848,611		
Mineral Property:	132		207,458		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	19,056,069
					527,647,931
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,622,244	0			
Ag Use:	25,042	0	Productivity Loss	(-)	14,597,202
Timber Use:	0	0	Appraised Value	=	513,050,729
Productivity Loss:	14,597,202	0			
			Homestead Cap	(-)	19,082,347
			23.231 Cap	(-)	1,519,760
			Assessed Value	=	492,448,622
			Total Exemptions Amount (Breakdown on Next Page)	(-)	92,226,170
			Net Taxable	=	400,222,452

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	2,999,351	2,849,351	9,447.97	9,447.97	10		
OV65	96,135,423	85,720,745	291,056.68	296,048.94	308		
Total	99,134,774	88,570,096	300,504.65	305,496.91	318	Freeze Taxable	(-) 88,570,096
Tax Rate	0.5444010						
						Freeze Adjusted Taxable	= 311,652,356

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 1,997,143.19 = 311,652,356 * (0.5444010 / 100) + 300,504.65

Certified Estimate of Market Value: 527,647,931
 Certified Estimate of Taxable Value: 400,222,452

Tif Zone Code	Tax Increment Loss
PBRVZ1	43,811,435
Tax Increment Finance Value:	43,811,435
Tax Increment Finance Levy:	238,509.89

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	11	0	0	0
DV1	3	0	15,000	15,000
DV3	5	0	50,000	50,000
DV4	27	0	204,000	204,000
DV4S	3	0	24,000	24,000
DVHS	19	0	6,816,245	6,816,245
DVHSS	6	0	2,087,837	2,087,837
EX-XN	13	0	1,822,737	1,822,737
EX-XV	45	0	70,681,581	70,681,581
EX366	166	0	70,507	70,507
HS	767	10,434,509	0	10,434,509
OV65	332	0	0	0
OV65S	1	0	0	0
SO	1	19,754	0	19,754
Totals		10,454,263	81,771,907	92,226,170

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,039	516.6049	\$5,885,895	\$340,383,048	\$303,055,698
B	MULTIFAMILY RESIDENCE	22	20.1135	\$0	\$11,123,752	\$11,123,752
C1	VACANT LOTS AND LAND TRACTS	86	94.7992	\$9,000	\$11,623,115	\$11,073,435
D1	QUALIFIED OPEN-SPACE LAND	51	657.9235	\$0	\$14,622,244	\$25,042
D2	IMPROVEMENTS ON QUALIFIED OP	6		\$0	\$250,345	\$250,345
E	RURAL LAND, NON QUALIFIED OPE	26	74.8060	\$39,447	\$7,566,012	\$6,124,885
F1	COMMERCIAL REAL PROPERTY	95	59.2472	\$0	\$47,696,638	\$46,816,249
G1	OIL AND GAS	30		\$0	\$201,816	\$201,816
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,881,834	\$1,881,834
J3	ELECTRIC COMPANY (INCLUDING C	2	1.0000	\$0	\$3,187,400	\$3,187,400
J4	TELEPHONE COMPANY (INCLUDI	3	0.3616	\$0	\$471,939	\$471,939
J5	RAILROAD	1		\$0	\$994,051	\$994,051
J7	CABLE TELEVISION COMPANY	1		\$0	\$90,317	\$90,317
L1	COMMERCIAL PERSONAL PROPE	136		\$0	\$10,462,896	\$10,462,896
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$203,999	\$203,999
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$246,778	\$202,669
O	RESIDENTIAL INVENTORY	37	9.7834	\$2,325,186	\$4,048,539	\$4,048,539
S	SPECIAL INVENTORY TAX	3		\$0	\$7,586	\$7,586
X	TOTALLY EXEMPT PROPERTY	224	273.7484	\$0	\$72,585,622	\$0
Totals			1,708.3877	\$8,259,528	\$527,647,931	\$400,222,452

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,039	516.6049	\$5,885,895	\$340,383,048	\$303,055,698
B	MULTIFAMILY RESIDENCE	22	20.1135	\$0	\$11,123,752	\$11,123,752
C1	VACANT LOTS AND LAND TRACTS	86	94.7992	\$9,000	\$11,623,115	\$11,073,435
D1	QUALIFIED OPEN-SPACE LAND	51	657.9235	\$0	\$14,622,244	\$25,042
D2	IMPROVEMENTS ON QUALIFIED OP	6		\$0	\$250,345	\$250,345
E	RURAL LAND, NON QUALIFIED OPE	26	74.8060	\$39,447	\$7,566,012	\$6,124,885
F1	COMMERCIAL REAL PROPERTY	95	59.2472	\$0	\$47,696,638	\$46,816,249
G1	OIL AND GAS	30		\$0	\$201,816	\$201,816
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,881,834	\$1,881,834
J3	ELECTRIC COMPANY (INCLUDING C	2	1.0000	\$0	\$3,187,400	\$3,187,400
J4	TELEPHONE COMPANY (INCLUDI	3	0.3616	\$0	\$471,939	\$471,939
J5	RAILROAD	1		\$0	\$994,051	\$994,051
J7	CABLE TELEVISION COMPANY	1		\$0	\$90,317	\$90,317
L1	COMMERCIAL PERSONAL PROPE	136		\$0	\$10,462,896	\$10,462,896
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$203,999	\$203,999
M1	TANGIBLE OTHER PERSONAL, MOB	4		\$0	\$246,778	\$202,669
O	RESIDENTIAL INVENTORY	37	9.7834	\$2,325,186	\$4,048,539	\$4,048,539
S	SPECIAL INVENTORY TAX	3		\$0	\$7,586	\$7,586
X	TOTALLY EXEMPT PROPERTY	224	273.7484	\$0	\$72,585,622	\$0
Totals			1,708.3877	\$8,259,528	\$527,647,931	\$400,222,452

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	981	495.4648	\$5,883,344	\$334,475,934	\$298,323,898
A2	REAL-RESIDENTIAL MOBILE HOMES	55	13.1501	\$2,551	\$5,372,179	\$4,196,865
A4	REAL-OTHER IMPROVEMENTS WITH	4	7.9900	\$0	\$534,935	\$534,935
B1	REAL-RESIDENTIAL DUPLEXES	18	7.8843	\$0	\$6,380,053	\$6,380,053
B2	REAL-RESIDENTIAL APARTMENTS	4	12.2292	\$0	\$4,743,699	\$4,743,699
C1	REAL-VAC PLATTED LOTS-RESIDENT	48	27.4707	\$0	\$3,221,952	\$2,764,984
C1C	REAL-VAC PLATTED LOTS - COMMER	38	67.3285	\$9,000	\$8,401,163	\$8,308,451
D1	REAL-ACREAGE WITH AG	51	657.9235	\$0	\$14,622,244	\$25,042
D2	FARM & RANCH IMPS ON AG QUALI	6		\$0	\$250,345	\$250,345
E	REAL-NON QUAL OPEN SPACE LAND	26	74.8060	\$39,447	\$7,566,012	\$6,124,885
F1	COMMERCIAL REAL PROPERTY	95	59.2472	\$0	\$47,696,638	\$46,816,249
G1	OIL & GAS	30		\$0	\$201,816	\$201,816
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,881,834	\$1,881,834
J3	ELECTRIC COMPANY (INCLUDING CC	2	1.0000	\$0	\$3,187,400	\$3,187,400
J4	TELEPHONE COMPANY (INCLUDING I	3	0.3616	\$0	\$471,939	\$471,939
J5	RAILROAD	1		\$0	\$994,051	\$994,051
J7	CABLE TELEVISION COMPANY	1		\$0	\$90,317	\$90,317
L1	COMMERCIAL PERSONAL PROPER	103		\$0	\$10,060,389	\$10,060,389
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$203,999	\$203,999
L4	LEASE ACCOUNTS	43		\$0	\$402,507	\$402,507
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$246,778	\$202,669
O1	RESIDENTIAL INVENTORY	37	9.7834	\$2,325,186	\$4,048,539	\$4,048,539
S		3		\$0	\$7,586	\$7,586
X	DO NOT USE	224	273.7484	\$0	\$72,585,622	\$0
Totals			1,708.3877	\$8,259,528	\$527,647,931	\$400,222,452

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	981	495.4648	\$5,883,344	\$334,475,934	\$298,323,898
A2	REAL-RESIDENTIAL MOBILE HOMES	55	13.1501	\$2,551	\$5,372,179	\$4,196,865
A4	REAL-OTHER IMPROVEMENTS WITH	4	7.9900	\$0	\$534,935	\$534,935
B1	REAL-RESIDENTIAL DUPLEXES	18	7.8843	\$0	\$6,380,053	\$6,380,053
B2	REAL-RESIDENTIAL APARTMENTS	4	12.2292	\$0	\$4,743,699	\$4,743,699
C1	REAL-VAC PLATTED LOTS-RESIDENT	48	27.4707	\$0	\$3,221,952	\$2,764,984
C1C	REAL-VAC PLATTED LOTS - COMMER	38	67.3285	\$9,000	\$8,401,163	\$8,308,451
D1	REAL-ACREAGE WITH AG	51	657.9235	\$0	\$14,622,244	\$25,042
D2	FARM & RANCH IMPS ON AG QUALI	6		\$0	\$250,345	\$250,345
E	REAL-NON QUAL OPEN SPACE LAND	26	74.8060	\$39,447	\$7,566,012	\$6,124,885
F1	COMMERCIAL REAL PROPERTY	95	59.2472	\$0	\$47,696,638	\$46,816,249
G1	OIL & GAS	30		\$0	\$201,816	\$201,816
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,881,834	\$1,881,834
J3	ELECTRIC COMPANY (INCLUDING CC	2	1.0000	\$0	\$3,187,400	\$3,187,400
J4	TELEPHONE COMPANY (INCLUDING	3	0.3616	\$0	\$471,939	\$471,939
J5	RAILROAD	1		\$0	\$994,051	\$994,051
J7	CABLE TELEVISION COMPANY	1		\$0	\$90,317	\$90,317
L1	COMMERCIAL PERSONAL PROPER	103		\$0	\$10,060,389	\$10,060,389
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$203,999	\$203,999
L4	LEASE ACCOUNTS	43		\$0	\$402,507	\$402,507
M1	TANGIBLE OTHER PERSONAL, MOBI	4		\$0	\$246,778	\$202,669
O1	RESIDENTIAL INVENTORY	37	9.7834	\$2,325,186	\$4,048,539	\$4,048,539
S		3		\$0	\$7,586	\$7,586
X	DO NOT USE	224	273.7484	\$0	\$72,585,622	\$0
Totals			1,708.3877	\$8,259,528	\$527,647,931	\$400,222,452

2025 CERTIFIED TOTALS

Property Count: 1,746

CPB - City of Pottsboro
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$8,259,528
TOTAL NEW VALUE TAXABLE:	\$8,179,716

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	7	2024 Market Value	\$5,942
ABSOLUTE EXEMPTIONS VALUE LOSS				\$5,942

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$0
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	3	\$24,000
DVHS	Disabled Veteran Homestead	1	\$144,449
HS	HOMESTEAD	18	\$218,212
OV65	OVER 65	22	\$0
PARTIAL EXEMPTIONS VALUE LOSS		47	\$401,661
NEW EXEMPTIONS VALUE LOSS			\$407,603

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$407,603
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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
764	\$357,759	\$38,577	\$319,182

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
752	\$356,921	\$38,411	\$318,510

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
764	\$360,008	\$27,285	\$332,723

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
752	\$359,186	\$26,945	\$332,241

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CPB - City of Pottsboro

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		4,643,255			
Non Homesite:		3,498,275			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	8,141,530
Improvement		Value			
Homesite:		24,559,943			
Non Homesite:		14,514,157	Total Improvements	(+)	39,074,100
Non Real		Count	Value		
Personal Property:	13		2,826,551		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	2,826,551
					50,042,181
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	50,042,181
Productivity Loss:	0	0			
			Homestead Cap	(-)	24,321
			23.231 Cap	(-)	240,011
			Assessed Value	=	49,777,849
			Total Exemptions Amount (Breakdown on Next Page)	(-)	90,467
			Net Taxable	=	49,687,382

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
300,595.74 = 49,687,382 * (0.604974 / 100)

Certified Estimate of Market Value: 50,042,181
Certified Estimate of Taxable Value: 49,687,382

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

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV4	4	0	36,000	36,000
EX-XN	1	0	41,967	41,967
Totals		0	90,467	90,467

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		4,643,255			
Non Homesite:		3,498,275			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	8,141,530
Improvement		Value			
Homesite:		24,559,943			
Non Homesite:		14,514,157	Total Improvements	(+)	39,074,100
Non Real		Count	Value		
Personal Property:	13		2,826,551		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	2,826,551
					50,042,181
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	50,042,181
Productivity Loss:	0	0			
			Homestead Cap	(-)	24,321
			23.231 Cap	(-)	240,011
			Assessed Value	=	49,777,849
			Total Exemptions Amount	(-)	90,467
			(Breakdown on Next Page)		
			Net Taxable	=	49,687,382

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 300,595.74 = 49,687,382 * (0.604974 / 100)

Certified Estimate of Market Value: 50,042,181
 Certified Estimate of Taxable Value: 49,687,382

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

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV4	4	0	36,000	36,000
EX-XN	1	0	41,967	41,967
	Totals	0	90,467	90,467

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	90	16.3300	\$11,968,965	\$28,553,098	\$28,477,730
C1	VACANT LOTS AND LAND TRACTS	14	20.5810	\$0	\$1,415,192	\$1,415,192
F1	COMMERCIAL REAL PROPERTY	4	9.1970	\$820,016	\$5,441,200	\$5,272,635
F2	INDUSTRIAL AND MANUFACTURIN	1	17.3850	\$0	\$10,742,145	\$10,742,145
L1	COMMERCIAL PERSONAL PROPE	7		\$0	\$711,664	\$711,664
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$2,072,920	\$2,072,920
O	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$995,096
X	TOTALLY EXEMPT PROPERTY	1		\$0	\$41,967	\$0
Totals			64.6910	\$13,057,239	\$50,042,181	\$49,687,382

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	90	16.3300	\$11,968,965	\$28,553,098	\$28,477,730
C1	VACANT LOTS AND LAND TRACTS	14	20.5810	\$0	\$1,415,192	\$1,415,192
F1	COMMERCIAL REAL PROPERTY	4	9.1970	\$820,016	\$5,441,200	\$5,272,635
F2	INDUSTRIAL AND MANUFACTURIN	1	17.3850	\$0	\$10,742,145	\$10,742,145
L1	COMMERCIAL PERSONAL PROPE	7		\$0	\$711,664	\$711,664
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$2,072,920	\$2,072,920
O	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$995,096
X	TOTALLY EXEMPT PROPERTY	1		\$0	\$41,967	\$0
Totals			64.6910	\$13,057,239	\$50,042,181	\$49,687,382

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	90	16.3300	\$11,968,965	\$28,553,098	\$28,477,730
C1	REAL-VAC PLATTED LOTS-RESIDENT	9	6.1930	\$0	\$900	\$900
C1C	REAL-VAC PLATTED LOTS - COMMER	5	14.3880	\$0	\$1,414,292	\$1,414,292
F1	COMMERCIAL REAL PROPERTY	4	9.1970	\$820,016	\$5,441,200	\$5,272,635
F2	INDUSTRIAL REAL PROPERTY	1	17.3850	\$0	\$10,742,145	\$10,742,145
L1	COMMERCIAL PERSONAL PROPER	5		\$0	\$677,551	\$677,551
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$2,072,920	\$2,072,920
L4	LEASE ACCOUNTS	2		\$0	\$34,113	\$34,113
O1	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$995,096
X	DO NOT USE	1		\$0	\$41,967	\$0
Totals			64.6910	\$13,057,239	\$50,042,181	\$49,687,382

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	90	16.3300	\$11,968,965	\$28,553,098	\$28,477,730
C1	REAL-VAC PLATTED LOTS-RESIDENT	9	6.1930	\$0	\$900	\$900
C1C	REAL-VAC PLATTED LOTS - COMMER	5	14.3880	\$0	\$1,414,292	\$1,414,292
F1	COMMERCIAL REAL PROPERTY	4	9.1970	\$820,016	\$5,441,200	\$5,272,635
F2	INDUSTRIAL REAL PROPERTY	1	17.3850	\$0	\$10,742,145	\$10,742,145
L1	COMMERCIAL PERSONAL PROPER	5		\$0	\$677,551	\$677,551
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$2,072,920	\$2,072,920
L4	LEASE ACCOUNTS	2		\$0	\$34,113	\$34,113
O1	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$995,096
X	DO NOT USE	1		\$0	\$41,967	\$0
Totals			64.6910	\$13,057,239	\$50,042,181	\$49,687,382

2025 CERTIFIED TOTALS

Property Count: 128

CPP - City of Pilot Point
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$13,057,239
TOTAL NEW VALUE TAXABLE:	\$13,057,239

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV4	Disabled Veterans 70% - 100%	4	\$36,000
PARTIAL EXEMPTIONS VALUE LOSS		5	\$41,000
NEW EXEMPTIONS VALUE LOSS			\$41,000

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$41,000
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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
59	\$322,731	\$412	\$322,319

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
59	\$322,731	\$412	\$322,319

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
59	\$328,232	\$0	\$328,232

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
59	\$328,232	\$0	\$328,232

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CPP - City of Pilot Point
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		6,291,668			
Non Homesite:		3,683,891			
Ag Market:		5,150,894			
Timber Market:		0	Total Land	(+)	15,126,453
Improvement		Value			
Homesite:		12,773,482			
Non Homesite:		7,972,377	Total Improvements	(+)	20,745,859
Non Real		Count	Value		
Personal Property:	30		474,652		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	474,652
					36,346,964
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,150,894	0			
Ag Use:	10,018	0	Productivity Loss	(-)	5,140,876
Timber Use:	0	0	Appraised Value	=	31,206,088
Productivity Loss:	5,140,876	0			
			Homestead Cap	(-)	1,396,616
			23.231 Cap	(-)	1,608,957
			Assessed Value	=	28,200,515
			Total Exemptions Amount	(-)	5,343,808
			(Breakdown on Next Page)		
			Net Taxable	=	22,856,707

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 22,856,707 * (0.000000 / 100)

Certified Estimate of Market Value: 36,346,964
Certified Estimate of Taxable Value: 22,856,707

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

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	7	0	36,000	36,000
DV4S	1	0	0	0
DVHS	6	0	1,343,995	1,343,995
DVHSS	1	0	230,506	230,506
EX-XN	3	0	41,704	41,704
EX-XV	18	0	3,603,729	3,603,729
EX-XV (Prorated)	1	0	80,421	80,421
EX366	10	0	7,453	7,453
Totals		0	5,343,808	5,343,808

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		6,291,668			
Non Homesite:		3,683,891			
Ag Market:		5,150,894			
Timber Market:		0	Total Land	(+)	15,126,453
Improvement		Value			
Homesite:		12,773,482			
Non Homesite:		7,972,377	Total Improvements	(+)	20,745,859
Non Real		Count	Value		
Personal Property:	30		474,652		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	474,652
					36,346,964
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,150,894	0			
Ag Use:	10,018	0	Productivity Loss	(-)	5,140,876
Timber Use:	0	0	Appraised Value	=	31,206,088
Productivity Loss:	5,140,876	0			
			Homestead Cap	(-)	1,396,616
			23.231 Cap	(-)	1,608,957
			Assessed Value	=	28,200,515
			Total Exemptions Amount	(-)	5,343,808
			(Breakdown on Next Page)		
			Net Taxable	=	22,856,707

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 22,856,707 * (0.000000 / 100)

Certified Estimate of Market Value: 36,346,964
Certified Estimate of Taxable Value: 22,856,707

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

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	7	0	36,000	36,000
DV4S	1	0	0	0
DVHS	6	0	1,343,995	1,343,995
DVHSS	1	0	230,506	230,506
EX-XN	3	0	41,704	41,704
EX-XV	18	0	3,603,729	3,603,729
EX-XV (Prorated)	1	0	80,421	80,421
EX366	10	0	7,453	7,453
Totals		0	5,343,808	5,343,808

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	143	119.8722	\$712,797	\$20,497,521	\$17,759,454
B	MULTIFAMILY RESIDENCE	5	1.7843	\$0	\$1,125,567	\$1,125,567
C1	VACANT LOTS AND LAND TRACTS	8	9.8086	\$0	\$250,207	\$245,647
D1	QUALIFIED OPEN-SPACE LAND	55	162.0302	\$0	\$5,150,894	\$10,018
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$0	\$55,033	\$55,033
E	RURAL LAND, NON QUALIFIED OPE	14	27.4009	\$84,446	\$2,159,351	\$1,859,833
F1	COMMERCIAL REAL PROPERTY	6	2.2610	\$0	\$1,176,383	\$1,173,648
J3	ELECTRIC COMPANY (INCLUDING C	1	2.3500	\$0	\$116,403	\$112,471
J4	TELEPHONE COMPANY (INCLUDI	2	0.3000	\$0	\$93,601	\$93,601
J7	CABLE TELEVISION COMPANY	1		\$0	\$91,871	\$91,871
L1	COMMERCIAL PERSONAL PROPE	13		\$0	\$221,281	\$221,281
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$91,830	\$91,830
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$16,453	\$16,453
X	TOTALLY EXEMPT PROPERTY	32	34.4934	\$0	\$5,300,569	\$0
Totals			360.3006	\$797,243	\$36,346,964	\$22,856,707

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	143	119.8722	\$712,797	\$20,497,521	\$17,759,454
B	MULTIFAMILY RESIDENCE	5	1.7843	\$0	\$1,125,567	\$1,125,567
C1	VACANT LOTS AND LAND TRACTS	8	9.8086	\$0	\$250,207	\$245,647
D1	QUALIFIED OPEN-SPACE LAND	55	162.0302	\$0	\$5,150,894	\$10,018
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$0	\$55,033	\$55,033
E	RURAL LAND, NON QUALIFIED OPE	14	27.4009	\$84,446	\$2,159,351	\$1,859,833
F1	COMMERCIAL REAL PROPERTY	6	2.2610	\$0	\$1,176,383	\$1,173,648
J3	ELECTRIC COMPANY (INCLUDING C	1	2.3500	\$0	\$116,403	\$112,471
J4	TELEPHONE COMPANY (INCLUDI	2	0.3000	\$0	\$93,601	\$93,601
J7	CABLE TELEVISION COMPANY	1		\$0	\$91,871	\$91,871
L1	COMMERCIAL PERSONAL PROPE	13		\$0	\$221,281	\$221,281
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$91,830	\$91,830
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$16,453	\$16,453
X	TOTALLY EXEMPT PROPERTY	32	34.4934	\$0	\$5,300,569	\$0
Totals			360.3006	\$797,243	\$36,346,964	\$22,856,707

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	102	90.0265	\$683,957	\$16,814,175	\$14,500,898
A2	REAL-RESIDENTIAL MOBILE HOMES	46	24.8467	\$23,074	\$3,411,384	\$2,986,955
A4	REAL-OTHER IMPROVEMENTS WITH	5	4.9990	\$5,766	\$271,962	\$271,601
B1	REAL-RESIDENTIAL DUPLEXES	5	1.7843	\$0	\$1,125,567	\$1,125,567
C1	REAL-VAC PLATTED LOTS-RESIDENT	8	9.8086	\$0	\$250,207	\$245,647
D1	REAL-ACREAGE WITH AG	55	162.0302	\$0	\$5,150,894	\$10,018
D2	FARM & RANCH IMPS ON AG QUALI	8		\$0	\$55,033	\$55,033
E	REAL-NON QUAL OPEN SPACE LAND	14	27.4009	\$84,446	\$2,159,351	\$1,859,833
F1	COMMERCIAL REAL PROPERTY	6	2.2610	\$0	\$1,176,383	\$1,173,648
J3	ELECTRIC COMPANY (INCLUDING CC	1	2.3500	\$0	\$116,403	\$112,471
J4	TELEPHONE COMPANY (INCLUDING I	2	0.3000	\$0	\$93,601	\$93,601
J7	CABLE TELEVISION COMPANY	1		\$0	\$91,871	\$91,871
L1	COMMERCIAL PERSONAL PROPER	4		\$0	\$46,868	\$46,868
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$91,830	\$91,830
L4	LEASE ACCOUNTS	11		\$0	\$174,413	\$174,413
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$16,453	\$16,453
X	DO NOT USE	32	34.4934	\$0	\$5,300,569	\$0
Totals			360.3006	\$797,243	\$36,346,964	\$22,856,707

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	102	90.0265	\$683,957	\$16,814,175	\$14,500,898
A2	REAL-RESIDENTIAL MOBILE HOMES	46	24.8467	\$23,074	\$3,411,384	\$2,986,955
A4	REAL-OTHER IMPROVEMENTS WITH	5	4.9990	\$5,766	\$271,962	\$271,601
B1	REAL-RESIDENTIAL DUPLEXES	5	1.7843	\$0	\$1,125,567	\$1,125,567
C1	REAL-VAC PLATTED LOTS-RESIDENT	8	9.8086	\$0	\$250,207	\$245,647
D1	REAL-ACREAGE WITH AG	55	162.0302	\$0	\$5,150,894	\$10,018
D2	FARM & RANCH IMPS ON AG QUALI	8		\$0	\$55,033	\$55,033
E	REAL-NON QUAL OPEN SPACE LAND	14	27.4009	\$84,446	\$2,159,351	\$1,859,833
F1	COMMERCIAL REAL PROPERTY	6	2.2610	\$0	\$1,176,383	\$1,173,648
J3	ELECTRIC COMPANY (INCLUDING CC	1	2.3500	\$0	\$116,403	\$112,471
J4	TELEPHONE COMPANY (INCLUDING I	2	0.3000	\$0	\$93,601	\$93,601
J7	CABLE TELEVISION COMPANY	1		\$0	\$91,871	\$91,871
L1	COMMERCIAL PERSONAL PROPER	4		\$0	\$46,868	\$46,868
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$91,830	\$91,830
L4	LEASE ACCOUNTS	11		\$0	\$174,413	\$174,413
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$16,453	\$16,453
X	DO NOT USE	32	34.4934	\$0	\$5,300,569	\$0
Totals			360.3006	\$797,243	\$36,346,964	\$22,856,707

2025 CERTIFIED TOTALS

Property Count: 272

CSAD - City of Sadler
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$797,243
TOTAL NEW VALUE TAXABLE:	\$341,515

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	1	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			

TOTAL EXEMPTIONS VALUE LOSS	\$0
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New Ag / Timber Exemptions**New Annexations****New Deannexations**

Count	Market Value	Taxable Value
1	\$494,936	\$427,314

Average Homestead Value**Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
80	\$167,516	\$17,458	\$150,058

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
69	\$166,187	\$15,900	\$150,287

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
80	\$152,495	\$6,626	\$145,869

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
69	\$149,370	\$6,064	\$143,306

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CSAD - City of Sadler
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 25,570

CSH - City of Sherman
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		869,105,647			
Non Homesite:		1,081,187,036			
Ag Market:		389,807,759			
Timber Market:		0	Total Land	(+)	2,340,100,442
Improvement		Value			
Homesite:		2,621,456,193			
Non Homesite:		6,740,516,533	Total Improvements	(+)	9,361,972,726
Non Real		Count	Value		
Personal Property:	2,361		1,979,281,690		
Mineral Property:	1,774		10,993,823		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	1,990,275,513
					13,692,348,681
Ag		Non Exempt	Exempt		
Total Productivity Market:	389,421,601		386,158		
Ag Use:	643,105		125	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	388,778,496		386,033		13,303,570,185
				Homestead Cap	(-)
				23.231 Cap	(-)
					167,533,361
				Assessed Value	=
					58,092,624
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	5,371,600,890
				Net Taxable	=
					7,706,343,310

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	36,399,318	34,251,610	105,534.31	106,710.21	186		
DPS	568,180	568,180	946.84	946.84	6		
OV65	905,344,456	763,579,636	2,010,285.82	2,037,878.97	3,578		
Total	942,311,954	798,399,426	2,116,766.97	2,145,536.02	3,770	Freeze Taxable	(-) 798,399,426
Tax Rate	0.5080000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	432,500	402,500	241,922	160,578	1		
Total	432,500	402,500	241,922	160,578	1	Transfer Adjustment	(-) 160,578
						Freeze Adjusted Taxable	= 6,907,783,306

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
37,208,306.16 = 6,907,783,306 * (0.5080000 / 100) + 2,116,766.97

Certified Estimate of Market Value: 13,692,348,681
Certified Estimate of Taxable Value: 7,706,343,310

2025 CERTIFIED TOTALS

Property Count: 25,570

CSH - City of Sherman
ARB Approved Totals

11/18/2025

11:23:11AM

Tif Zone Code	Tax Increment Loss
2007 TIF	65,721,793
SHRV5	46,662,105
SHRV5E	1,041,376
SHRV6	18,423,376
SHRV7	24,204,426
SHRV7E	122,888,967
SHRV8	33,192,090
SHRV9	38,348
Tax Increment Finance Value:	312,172,481
Tax Increment Finance Levy:	1,585,836.20

2025 CERTIFIED TOTALS

Property Count: 25,570

CSH - City of Sherman
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	41	3,999,058,137	0	3,999,058,137
CCF	4	1,227,705	0	1,227,705
DP	190	0	0	0
DPS	6	0	0	0
DV1	16	0	75,000	75,000
DV1S	1	0	5,000	5,000
DV2	24	0	161,250	161,250
DV2S	1	0	7,500	7,500
DV3	30	0	271,173	271,173
DV4	357	0	2,651,227	2,651,227
DV4S	27	0	192,000	192,000
DVHS	250	0	75,730,320	75,730,320
DVHSS	38	0	8,745,558	8,745,558
EX	1	0	199,897	199,897
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	4	0	252,013	252,013
EX-XD (Prorated)	2	0	104,283	104,283
EX-XG	2	0	830,470	830,470
EX-XI	3	0	1,688,757	1,688,757
EX-XJ	134	0	213,628,743	213,628,743
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	1	0	3,210	3,210
EX-XN	23	0	9,036,247	9,036,247
EX-XR	1	0	69,400	69,400
EX-XU	2	0	546,385	546,385
EX-XV	695	0	724,854,383	724,854,383
EX-XV (Prorated)	16	0	17,028,953	17,028,953
EX366	1,199	0	400,217	400,217
FR	20	148,070,794	0	148,070,794
HS	8,556	0	0	0
MED	1	0	253,940	253,940
OV65	3,804	104,369,919	0	104,369,919
OV65S	15	288,750	0	288,750
PC	12	59,333,145	0	59,333,145
PPV	8	270,696	0	270,696
SO	13	1,401,399	0	1,401,399
Totals		4,314,020,545	1,057,580,345	5,371,600,890

2025 CERTIFIED TOTALS

Property Count: 8

CSH - City of Sherman
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		112,575			
Non Homesite:		4,338,488			
Ag Market:		93,122			
Timber Market:		0	Total Land	(+)	4,544,185
Improvement		Value			
Homesite:		320,921			
Non Homesite:		20,055,052	Total Improvements	(+)	20,375,973
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	24,920,158
Ag	Non Exempt	Exempt			
Total Productivity Market:	93,122	0			
Ag Use:	349	0	Productivity Loss	(-)	92,773
Timber Use:	0	0	Appraised Value	=	24,827,385
Productivity Loss:	92,773	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	24,827,385
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	24,827,385

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 126,123.12 = 24,827,385 * (0.508000 / 100)

Certified Estimate of Market Value:	23,376,048
Certified Estimate of Taxable Value:	23,283,275
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

CSH - City of Sherman

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		869,218,222			
Non Homesite:		1,085,525,524			
Ag Market:		389,900,881			
Timber Market:		0	Total Land	(+)	2,344,644,627
Improvement		Value			
Homesite:		2,621,777,114			
Non Homesite:		6,760,571,585	Total Improvements	(+)	9,382,348,699
Non Real		Count	Value		
Personal Property:	2,361		1,979,281,690		
Mineral Property:	1,774		10,993,823		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	1,990,275,513
					13,717,268,839
Ag	Non Exempt	Exempt			
Total Productivity Market:	389,514,723	386,158			
Ag Use:	643,454	125	Productivity Loss	(-)	388,871,269
Timber Use:	0	0	Appraised Value	=	13,328,397,570
Productivity Loss:	388,871,269	386,033	Homestead Cap	(-)	167,533,361
			23.231 Cap	(-)	58,092,624
			Assessed Value	=	13,102,771,585
			Total Exemptions Amount	(-)	5,371,600,890
			(Breakdown on Next Page)		
			Net Taxable	=	7,731,170,695

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	36,399,318	34,251,610	105,534.31	106,710.21	186		
DPS	568,180	568,180	946.84	946.84	6		
OV65	905,344,456	763,579,636	2,010,285.82	2,037,878.97	3,578		
Total	942,311,954	798,399,426	2,116,766.97	2,145,536.02	3,770	Freeze Taxable	(-) 798,399,426
Tax Rate	0.5080000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	432,500	402,500	241,922	160,578	1		
Total	432,500	402,500	241,922	160,578	1	Transfer Adjustment	(-) 160,578
						Freeze Adjusted Taxable	= 6,932,610,691

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 37,334,429.28 = 6,932,610,691 * (0.5080000 / 100) + 2,116,766.97

Certified Estimate of Market Value: 13,715,724,729
 Certified Estimate of Taxable Value: 7,729,626,585

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Grand Totals

11/18/2025

11:23:11AM

Tif Zone Code	Tax Increment Loss
2007 TIF	65,721,793
SHRV5	46,662,105
SHRV5E	1,041,376
SHRV6	18,423,376
SHRV7	24,204,426
SHRV7E	122,888,967
SHRV8	33,192,090
SHRV9	38,348
Tax Increment Finance Value:	312,172,481
Tax Increment Finance Levy:	1,585,836.20

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	41	3,999,058,137	0	3,999,058,137
CCF	4	1,227,705	0	1,227,705
DP	190	0	0	0
DPS	6	0	0	0
DV1	16	0	75,000	75,000
DV1S	1	0	5,000	5,000
DV2	24	0	161,250	161,250
DV2S	1	0	7,500	7,500
DV3	30	0	271,173	271,173
DV4	357	0	2,651,227	2,651,227
DV4S	27	0	192,000	192,000
DVHS	250	0	75,730,320	75,730,320
DVHSS	38	0	8,745,558	8,745,558
EX	1	0	199,897	199,897
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	4	0	252,013	252,013
EX-XD (Prorated)	2	0	104,283	104,283
EX-XG	2	0	830,470	830,470
EX-XI	3	0	1,688,757	1,688,757
EX-XJ	134	0	213,628,743	213,628,743
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	1	0	3,210	3,210
EX-XN	23	0	9,036,247	9,036,247
EX-XR	1	0	69,400	69,400
EX-XU	2	0	546,385	546,385
EX-XV	695	0	724,854,383	724,854,383
EX-XV (Prorated)	16	0	17,028,953	17,028,953
EX366	1,199	0	400,217	400,217
FR	20	148,070,794	0	148,070,794
HS	8,556	0	0	0
MED	1	0	253,940	253,940
OV65	3,804	104,369,919	0	104,369,919
OV65S	15	288,750	0	288,750
PC	12	59,333,145	0	59,333,145
PPV	8	270,696	0	270,696
SO	13	1,401,399	0	1,401,399
Totals		4,314,020,545	1,057,580,345	5,371,600,890

2025 CERTIFIED TOTALS

Property Count: 25,570

CSH - City of Sherman
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	13,896	4,237.2394	\$103,078,299	\$3,407,714,602	\$3,048,067,492
B	MULTIFAMILY RESIDENCE	491	273.1354	\$171,041,776	\$629,823,198	\$628,566,832
C1	VACANT LOTS AND LAND TRACTS	1,505	1,663.7366	\$0	\$165,703,677	\$156,395,582
D1	QUALIFIED OPEN-SPACE LAND	464	11,014.4702	\$0	\$389,421,601	\$642,894
D2	IMPROVEMENTS ON QUALIFIED OP	47		\$3,281	\$456,561	\$454,494
E	RURAL LAND, NON QUALIFIED OPE	249	2,121.4362	\$79,054	\$109,275,263	\$96,543,170
F1	COMMERCIAL REAL PROPERTY	1,355	1,635.4698	\$30,803,811	\$1,303,871,607	\$1,284,711,771
F2	INDUSTRIAL AND MANUFACTURIN	72	1,708.1311	\$241,842,540	\$4,557,776,987	\$1,297,652,397
G1	OIL AND GAS	834		\$0	\$10,794,382	\$10,702,956
J2	GAS DISTRIBUTION SYSTEM	5		\$0	\$34,124,730	\$34,124,730
J3	ELECTRIC COMPANY (INCLUDING C	8	7.8847	\$0	\$76,702,846	\$76,380,192
J4	TELEPHONE COMPANY (INCLUDI	10	1.0365	\$0	\$5,460,127	\$5,459,574
J5	RAILROAD	20	5.2312	\$0	\$20,001,983	\$19,960,176
J6	PIPELAND COMPANY	19		\$0	\$1,458,746	\$1,450,084
J7	CABLE TELEVISION COMPANY	1		\$0	\$3,975,540	\$3,975,540
L1	COMMERCIAL PERSONAL PROPE	1,766		\$0	\$409,149,786	\$402,563,772
L2	INDUSTRIAL AND MANUFACTURIN	141		\$98,153,378	\$1,386,439,030	\$446,622,557
M1	TANGIBLE OTHER PERSONAL, MOB	211		\$185,414	\$5,454,053	\$4,658,225
O	RESIDENTIAL INVENTORY	2,533	407.4699	\$47,526,397	\$157,753,499	\$156,698,313
S	SPECIAL INVENTORY TAX	67		\$0	\$30,712,559	\$30,712,559
X	TOTALLY EXEMPT PROPERTY	2,093	3,089.0050	\$58,474,611	\$986,277,904	\$0
Totals			26,164.2460	\$751,188,561	\$13,692,348,681	\$7,706,343,310

2025 CERTIFIED TOTALS

Property Count: 8

CSH - City of Sherman
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	0.3310	\$69,872	\$433,496	\$433,496
B	MULTIFAMILY RESIDENCE	3	18.0106	\$0	\$22,393,108	\$22,393,108
D1	QUALIFIED OPEN-SPACE LAND	2	11.5850	\$0	\$93,122	\$349
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
Totals			58.5916	\$69,872	\$24,920,158	\$24,827,385

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	13,898	4,237.5704	\$103,148,171	\$3,408,148,098	\$3,048,500,988
B	MULTIFAMILY RESIDENCE	494	291.1460	\$171,041,776	\$652,216,306	\$650,959,940
C1	VACANT LOTS AND LAND TRACTS	1,505	1,663.7366	\$0	\$165,703,677	\$156,395,582
D1	QUALIFIED OPEN-SPACE LAND	466	11,026.0552	\$0	\$389,514,723	\$643,243
D2	IMPROVEMENTS ON QUALIFIED OP	47		\$3,281	\$456,561	\$454,494
E	RURAL LAND, NON QUALIFIED OPE	249	2,121.4362	\$79,054	\$109,275,263	\$96,543,170
F1	COMMERCIAL REAL PROPERTY	1,356	1,664.1348	\$30,803,811	\$1,305,872,039	\$1,286,712,203
F2	INDUSTRIAL AND MANUFACTURIN	72	1,708.1311	\$241,842,540	\$4,557,776,987	\$1,297,652,397
G1	OIL AND GAS	834		\$0	\$10,794,382	\$10,702,956
J2	GAS DISTRIBUTION SYSTEM	5		\$0	\$34,124,730	\$34,124,730
J3	ELECTRIC COMPANY (INCLUDING C	8	7.8847	\$0	\$76,702,846	\$76,380,192
J4	TELEPHONE COMPANY (INCLUDI	10	1.0365	\$0	\$5,460,127	\$5,459,574
J5	RAILROAD	20	5.2312	\$0	\$20,001,983	\$19,960,176
J6	PIPELAND COMPANY	19		\$0	\$1,458,746	\$1,450,084
J7	CABLE TELEVISION COMPANY	1		\$0	\$3,975,540	\$3,975,540
L1	COMMERCIAL PERSONAL PROPE	1,766		\$0	\$409,149,786	\$402,563,772
L2	INDUSTRIAL AND MANUFACTURIN	141		\$98,153,378	\$1,386,439,030	\$446,622,557
M1	TANGIBLE OTHER PERSONAL, MOB	211		\$185,414	\$5,454,053	\$4,658,225
O	RESIDENTIAL INVENTORY	2,533	407.4699	\$47,526,397	\$157,753,499	\$156,698,313
S	SPECIAL INVENTORY TAX	67		\$0	\$30,712,559	\$30,712,559
X	TOTALLY EXEMPT PROPERTY	2,093	3,089.0050	\$58,474,611	\$986,277,904	\$0
Totals			26,222.8376	\$751,258,433	\$13,717,268,839	\$7,731,170,695

2025 CERTIFIED TOTALS

Property Count: 25,570

CSH - City of Sherman
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		6	0.4288	\$105,609	\$442,209	\$316,981
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	13,772	4,162.0177	\$102,971,673	\$3,398,558,001	\$3,040,493,791
A2	REAL-RESIDENTIAL MOBILE HOMES	57	35.2739	\$0	\$4,365,907	\$3,289,745
A4	REAL-OTHER IMPROVEMENTS WITH	70	39.5190	\$1,017	\$4,348,485	\$3,966,975
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	421	89.3866	\$342,940	\$115,133,658	\$114,831,332
B2	REAL-RESIDENTIAL APARTMENTS	70	183.5961	\$170,698,836	\$505,132,577	\$504,178,537
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,024	545.1124	\$0	\$46,954,880	\$44,519,140
C1C	REAL-VAC PLATTED LOTS - COMMERCIAL	481	1,118.6242	\$0	\$118,748,797	\$111,876,442
D1	REAL-ACREAGE WITH AG	464	11,014.4702	\$0	\$389,421,601	\$642,894
D2	FARM & RANCH IMPROVEMENTS ON AG QUALITY	47		\$3,281	\$456,561	\$454,494
E	REAL-NON QUAL OPEN SPACE LAND	249	2,121.4362	\$79,054	\$109,275,263	\$96,543,170
F1	COMMERCIAL REAL PROPERTY	1,355	1,635.4698	\$30,803,811	\$1,303,871,607	\$1,284,711,771
F2	INDUSTRIAL REAL PROPERTY	72	1,708.1311	\$241,842,540	\$4,557,776,987	\$1,297,652,397
G1	OIL & GAS	834		\$0	\$10,794,382	\$10,702,956
J2	GAS DISTRIBUTION SYSTEM	5		\$0	\$34,124,730	\$34,124,730
J3	ELECTRIC COMPANY (INCLUDING CABLE)	8	7.8847	\$0	\$76,702,846	\$76,380,192
J4	TELEPHONE COMPANY (INCLUDING CABLE)	10	1.0365	\$0	\$5,460,127	\$5,459,574
J5	RAILROAD	20	5.2312	\$0	\$20,001,983	\$19,960,176
J6	PIPELINE COMPANY	19		\$0	\$1,458,746	\$1,450,084
J7	CABLE TELEVISION COMPANY	1		\$0	\$3,975,540	\$3,975,540
L1	COMMERCIAL PERSONAL PROPERTY	1,564		\$0	\$358,571,110	\$353,197,668
L2	INDUSTRIAL PERSONAL PROPERTY	141		\$98,153,378	\$1,386,439,030	\$446,622,557
L4	LEASE ACCOUNTS	255		\$0	\$50,578,676	\$49,366,104
M1	TANGIBLE OTHER PERSONAL, MOBILE	211		\$185,414	\$5,454,053	\$4,658,225
O1	RESIDENTIAL INVENTORY	2,533	407.4699	\$47,526,397	\$157,753,499	\$156,698,313
S		67		\$0	\$30,712,559	\$30,712,559
X	DO NOT USE	2,093	3,089.0050	\$58,474,611	\$986,277,904	\$0
	Totals		26,164.2460	\$751,188,561	\$13,692,348,681	\$7,706,343,310

2025 CERTIFIED TOTALS

Property Count: 8

CSH - City of Sherman
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	2	0.3310	\$69,872	\$433,496	\$433,496
B1	REAL-RESIDENTIAL DUPLEXES	1	0.1406	\$0	\$193,108	\$193,108
B2	REAL-RESIDENTIAL APARTMENTS	2	17.8700	\$0	\$22,200,000	\$22,200,000
D1	REAL-ACREAGE WITH AG	2	11.5850	\$0	\$93,122	\$349
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
Totals			58.5916	\$69,872	\$24,920,158	\$24,827,385

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		6	0.4288	\$105,609	\$442,209	\$316,981
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	13,774	4,162.3487	\$103,041,545	\$3,398,991,497	\$3,040,927,287
A2	REAL-RESIDENTIAL MOBILE HOMES	57	35.2739	\$0	\$4,365,907	\$3,289,745
A4	REAL-OTHER IMPROVEMENTS WITH	70	39.5190	\$1,017	\$4,348,485	\$3,966,975
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	422	89.5272	\$342,940	\$115,326,766	\$115,024,440
B2	REAL-RESIDENTIAL APARTMENTS	72	201.4661	\$170,698,836	\$527,332,577	\$526,378,537
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,024	545.1124	\$0	\$46,954,880	\$44,519,140
C1C	REAL-VAC PLATTED LOTS - COMMERCIAL	481	1,118.6242	\$0	\$118,748,797	\$111,876,442
D1	REAL-ACREAGE WITH AG	466	11,026.0552	\$0	\$389,514,723	\$643,243
D2	FARM & RANCH IMPROVEMENTS ON AG QUALITY	47		\$3,281	\$456,561	\$454,494
E	REAL-NON QUAL OPEN SPACE LAND	249	2,121.4362	\$79,054	\$109,275,263	\$96,543,170
F1	COMMERCIAL REAL PROPERTY	1,356	1,664.1348	\$30,803,811	\$1,305,872,039	\$1,286,712,203
F2	INDUSTRIAL REAL PROPERTY	72	1,708.1311	\$241,842,540	\$4,557,776,987	\$1,297,652,397
G1	OIL & GAS	834		\$0	\$10,794,382	\$10,702,956
J2	GAS DISTRIBUTION SYSTEM	5		\$0	\$34,124,730	\$34,124,730
J3	ELECTRIC COMPANY (INCLUDING CABLE)	8	7.8847	\$0	\$76,702,846	\$76,380,192
J4	TELEPHONE COMPANY (INCLUDING CABLE)	10	1.0365	\$0	\$5,460,127	\$5,459,574
J5	RAILROAD	20	5.2312	\$0	\$20,001,983	\$19,960,176
J6	PIPELINE COMPANY	19		\$0	\$1,458,746	\$1,450,084
J7	CABLE TELEVISION COMPANY	1		\$0	\$3,975,540	\$3,975,540
L1	COMMERCIAL PERSONAL PROPERTY	1,564		\$0	\$358,571,110	\$353,197,668
L2	INDUSTRIAL PERSONAL PROPERTY	141		\$98,153,378	\$1,386,439,030	\$446,622,557
L4	LEASE ACCOUNTS	255		\$0	\$50,578,676	\$49,366,104
M1	TANGIBLE OTHER PERSONAL, MOBILE	211		\$185,414	\$5,454,053	\$4,658,225
O1	RESIDENTIAL INVENTORY	2,533	407.4699	\$47,526,397	\$157,753,499	\$156,698,313
S		67		\$0	\$30,712,559	\$30,712,559
X	DO NOT USE	2,093	3,089.0050	\$58,474,611	\$986,277,904	\$0
	Totals		26,222.8376	\$751,258,433	\$13,717,268,839	\$7,731,170,695

2025 CERTIFIED TOTALS

Property Count: 25,578

CSH - City of Sherman
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$751,258,433
TOTAL NEW VALUE TAXABLE:	\$687,924,339

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	1	2024 Market Value	\$0
EX-XA	11.111 Public property for housing indigent per	1	2024 Market Value	\$1,768,754
EX-XJ	11.21 Private schools	1	2024 Market Value	\$119,558
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$22,252
EX-XV	Other Exemptions (including public property, r	29	2024 Market Value	\$24,577,635
EX366	HOUSE BILL 366	139	2024 Market Value	\$95,967
ABSOLUTE EXEMPTIONS VALUE LOSS				\$26,584,166

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	3	\$0
DV1	Disabled Veterans 10% - 29%	3	\$15,000
DV2	Disabled Veterans 30% - 49%	9	\$67,500
DV3	Disabled Veterans 50% - 69%	3	\$30,000
DV4	Disabled Veterans 70% - 100%	38	\$391,800
DV4S	Disabled Veterans Surviving Spouse 70% - 100	3	\$12,000
DVHS	Disabled Veteran Homestead	31	\$7,682,686
HS	HOMESTEAD	371	\$0
OV65	OVER 65	210	\$5,783,276
OV65S	OVER 65 Surviving Spouse	3	\$90,000
PARTIAL EXEMPTIONS VALUE LOSS		674	\$14,072,262
NEW EXEMPTIONS VALUE LOSS			\$40,656,428

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$40,656,428
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New Ag / Timber Exemptions

2024 Market Value	\$4,335,750	Count: 5
2025 Ag/Timber Use	\$7,446	
NEW AG / TIMBER VALUE LOSS	\$4,328,304	

New Annexations

Count	Market Value	Taxable Value
2	\$6,229,654	\$9,581

New Deannexations

Count	Market Value	Taxable Value
6	\$614,981	\$614,981

Average Homestead Value**Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,434	\$279,799	\$19,848	\$259,951

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,393	\$278,989	\$19,644	\$259,345

2025 CERTIFIED TOTALS

CSH - City of Sherman

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
8,434	\$250,793	\$0	\$250,793

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
8,393	\$250,249	\$0	\$250,249

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
8	\$24,920,158	\$23,283,275

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		31,493,616			
Non Homesite:		14,782,636			
Ag Market:		27,288,444			
Timber Market:		0	Total Land	(+)	73,564,696
Improvement		Value			
Homesite:		41,506,455			
Non Homesite:		18,435,940	Total Improvements	(+)	59,942,395
Non Real		Count	Value		
Personal Property:	72		23,712,780		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 23,712,780
			Market Value	=	157,219,871
Ag	Non Exempt	Exempt			
Total Productivity Market:	27,288,444	0			
Ag Use:	58,042	0	Productivity Loss	(-)	27,230,402
Timber Use:	0	0	Appraised Value	=	129,989,469
Productivity Loss:	27,230,402	0			
			Homestead Cap	(-)	8,576,356
			23.231 Cap	(-)	1,365,776
			Assessed Value	=	120,047,337
			Total Exemptions Amount (Breakdown on Next Page)	(-)	10,483,722
			Net Taxable	=	109,563,615

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	772,973	667,973	1,824.35	1,824.35	9		
OV65	14,969,842	12,919,345	37,452.88	38,248.03	123		
Total	15,742,815	13,587,318	39,277.23	40,072.38	132	Freeze Taxable	(-) 13,587,318
Tax Rate	0.6255010						
						Freeze Adjusted Taxable	= 95,976,297

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
639,609.93 = 95,976,297 * (0.6255010 / 100) + 39,277.23

Certified Estimate of Market Value: 157,219,871
Certified Estimate of Taxable Value: 109,563,615

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

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	9	105,000	0	105,000
DV1	2	0	10,000	10,000
DV2	2	0	15,000	15,000
DV4	12	0	84,000	84,000
DV4S	1	0	0	0
DVHS	9	0	1,658,036	1,658,036
DVHSS	2	0	277,006	277,006
EX-XN	4	0	42,300	42,300
EX-XV	41	0	6,424,094	6,424,094
EX-XV (Prorated)	3	0	70,836	70,836
EX366	14	0	9,141	9,141
OV65	132	1,597,499	0	1,597,499
OV65S	1	15,000	0	15,000
PC	2	3,184	0	3,184
PPV	1	30,000	0	30,000
SO	3	142,626	0	142,626
Totals		1,893,309	8,590,413	10,483,722

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		31,493,616			
Non Homesite:		14,782,636			
Ag Market:		27,288,444			
Timber Market:		0	Total Land	(+)	73,564,696
Improvement		Value			
Homesite:		41,506,455			
Non Homesite:		18,435,940	Total Improvements	(+)	59,942,395
Non Real		Count	Value		
Personal Property:	72		23,712,780		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	23,712,780
					157,219,871
Ag	Non Exempt	Exempt			
Total Productivity Market:	27,288,444	0			
Ag Use:	58,042	0	Productivity Loss	(-)	27,230,402
Timber Use:	0	0	Appraised Value	=	129,989,469
Productivity Loss:	27,230,402	0	Homestead Cap	(-)	8,576,356
			23.231 Cap	(-)	1,365,776
			Assessed Value	=	120,047,337
			Total Exemptions Amount (Breakdown on Next Page)	(-)	10,483,722
			Net Taxable	=	109,563,615

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	772,973	667,973	1,824.35	1,824.35	9		
OV65	14,969,842	12,919,345	37,452.88	38,248.03	123		
Total	15,742,815	13,587,318	39,277.23	40,072.38	132	Freeze Taxable	(-) 13,587,318
Tax Rate	0.6255010						
						Freeze Adjusted Taxable	= 95,976,297

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
639,609.93 = 95,976,297 * (0.6255010 / 100) + 39,277.23

Certified Estimate of Market Value: 157,219,871
Certified Estimate of Taxable Value: 109,563,615

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

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	9	105,000	0	105,000
DV1	2	0	10,000	10,000
DV2	2	0	15,000	15,000
DV4	12	0	84,000	84,000
DV4S	1	0	0	0
DVHS	9	0	1,658,036	1,658,036
DVHSS	2	0	277,006	277,006
EX-XN	4	0	42,300	42,300
EX-XV	41	0	6,424,094	6,424,094
EX-XV (Prorated)	3	0	70,836	70,836
EX366	14	0	9,141	9,141
OV65	132	1,597,499	0	1,597,499
OV65S	1	15,000	0	15,000
PC	2	3,184	0	3,184
PPV	1	30,000	0	30,000
SO	3	142,626	0	142,626
Totals		1,893,309	8,590,413	10,483,722

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	487	366.1980	\$1,819,168	\$75,178,259	\$63,010,703
C1	VACANT LOTS AND LAND TRACTS	52	31.4893	\$0	\$2,220,874	\$2,179,702
D1	QUALIFIED OPEN-SPACE LAND	90	927.4970	\$0	\$27,288,444	\$58,042
D2	IMPROVEMENTS ON QUALIFIED OP	10		\$0	\$64,312	\$64,312
E	RURAL LAND, NON QUALIFIED OPE	20	46.2550	\$0	\$3,320,108	\$3,250,701
F1	COMMERCIAL REAL PROPERTY	23	98.5696	\$0	\$11,175,704	\$10,986,287
F2	INDUSTRIAL AND MANUFACTURIN	7	97.8040	\$0	\$7,146,633	\$6,279,872
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$198,190	\$198,190
J3	ELECTRIC COMPANY (INCLUDING C	3	1.3800	\$0	\$1,099,107	\$1,099,107
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$137,118	\$137,118
J6	PIPELAND COMPANY	5		\$0	\$386,201	\$383,017
J7	CABLE TELEVISION COMPANY	1		\$0	\$50,490	\$50,490
L1	COMMERCIAL PERSONAL PROPE	37		\$0	\$13,299,908	\$13,157,282
L2	INDUSTRIAL AND MANUFACTURIN	7		\$0	\$7,670,138	\$7,670,138
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$318,171	\$191,660
S	SPECIAL INVENTORY TAX	2		\$0	\$846,994	\$846,994
X	TOTALLY EXEMPT PROPERTY	63	65.3229	\$155,962	\$6,819,220	\$0
Totals			1,634.5158	\$1,975,130	\$157,219,871	\$109,563,615

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	487	366.1980	\$1,819,168	\$75,178,259	\$63,010,703
C1	VACANT LOTS AND LAND TRACTS	52	31.4893	\$0	\$2,220,874	\$2,179,702
D1	QUALIFIED OPEN-SPACE LAND	90	927.4970	\$0	\$27,288,444	\$58,042
D2	IMPROVEMENTS ON QUALIFIED OP	10		\$0	\$64,312	\$64,312
E	RURAL LAND, NON QUALIFIED OPE	20	46.2550	\$0	\$3,320,108	\$3,250,701
F1	COMMERCIAL REAL PROPERTY	23	98.5696	\$0	\$11,175,704	\$10,986,287
F2	INDUSTRIAL AND MANUFACTURIN	7	97.8040	\$0	\$7,146,633	\$6,279,872
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$198,190	\$198,190
J3	ELECTRIC COMPANY (INCLUDING C	3	1.3800	\$0	\$1,099,107	\$1,099,107
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$137,118	\$137,118
J6	PIPELAND COMPANY	5		\$0	\$386,201	\$383,017
J7	CABLE TELEVISION COMPANY	1		\$0	\$50,490	\$50,490
L1	COMMERCIAL PERSONAL PROPE	37		\$0	\$13,299,908	\$13,157,282
L2	INDUSTRIAL AND MANUFACTURIN	7		\$0	\$7,670,138	\$7,670,138
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$318,171	\$191,660
S	SPECIAL INVENTORY TAX	2		\$0	\$846,994	\$846,994
X	TOTALLY EXEMPT PROPERTY	63	65.3229	\$155,962	\$6,819,220	\$0
Totals			1,634.5158	\$1,975,130	\$157,219,871	\$109,563,615

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		3	0.2408	\$0	\$71,675	\$47,341
A1	REAL-RESIDENTIAL SINGLE FAMILY &	134	122.5838	\$1,233,987	\$28,521,624	\$24,648,139
A2	REAL-RESIDENTIAL MOBILE HOMES	345	236.3959	\$585,181	\$45,976,534	\$37,740,644
A4	REAL-OTHER IMPROVEMENTS WITH	12	6.9775	\$0	\$608,426	\$574,579
C1	REAL-VAC PLATTED LOTS-RESIDENT	47	26.3317	\$0	\$1,961,193	\$1,920,021
C1C	REAL-VAC PLATTED LOTS - COMMER	5	5.1576	\$0	\$259,681	\$259,681
D1	REAL-ACREAGE WITH AG	90	927.4970	\$0	\$27,288,444	\$58,042
D2	FARM & RANCH IMPS ON AG QUALI	10		\$0	\$64,312	\$64,312
E	REAL-NON QUAL OPEN SPACE LAND	20	46.2550	\$0	\$3,320,108	\$3,250,701
F1	COMMERCIAL REAL PROPERTY	23	98.5696	\$0	\$11,175,704	\$10,986,287
F2	INDUSTRIAL REAL PROPERTY	7	97.8040	\$0	\$7,146,633	\$6,279,872
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$198,190	\$198,190
J3	ELECTRIC COMPANY (INCLUDING CC	3	1.3800	\$0	\$1,099,107	\$1,099,107
J4	TELEPHONE COMPANY (INCLUDING I	1		\$0	\$137,118	\$137,118
J6	PIPELAND COMPANY	5		\$0	\$386,201	\$383,017
J7	CABLE TELEVISION COMPANY	1		\$0	\$50,490	\$50,490
L1	COMMERCIAL PERSONAL PROPER	22		\$0	\$12,973,871	\$12,961,251
L2	INDUSTRIAL PERSONAL PROPERTY	7		\$0	\$7,670,138	\$7,670,138
L4	LEASE ACCOUNTS	19		\$0	\$326,037	\$196,031
M1	TANGIBLE OTHER PERSONAL, MOBI	8		\$0	\$318,171	\$191,660
S		2		\$0	\$846,994	\$846,994
X	DO NOT USE	63	65.3229	\$155,962	\$6,819,220	\$0
Totals			1,634.5158	\$1,975,130	\$157,219,871	\$109,563,615

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description	Count	Acres	New Value	Market Value	Taxable Value
A	3	0.2408	\$0	\$71,675	\$47,341
A1 REAL-RESIDENTIAL SINGLE FAMILY &	134	122.5838	\$1,233,987	\$28,521,624	\$24,648,139
A2 REAL-RESIDENTIAL MOBILE HOMES	345	236.3959	\$585,181	\$45,976,534	\$37,740,644
A4 REAL-OTHER IMPROVEMENTS WITH	12	6.9775	\$0	\$608,426	\$574,579
C1 REAL-VAC PLATTED LOTS-RESIDENT	47	26.3317	\$0	\$1,961,193	\$1,920,021
C1C REAL-VAC PLATTED LOTS - COMMER	5	5.1576	\$0	\$259,681	\$259,681
D1 REAL-ACREAGE WITH AG	90	927.4970	\$0	\$27,288,444	\$58,042
D2 FARM & RANCH IMPS ON AG QUALI	10		\$0	\$64,312	\$64,312
E REAL-NON QUAL OPEN SPACE LAND	20	46.2550	\$0	\$3,320,108	\$3,250,701
F1 COMMERCIAL REAL PROPERTY	23	98.5696	\$0	\$11,175,704	\$10,986,287
F2 INDUSTRIAL REAL PROPERTY	7	97.8040	\$0	\$7,146,633	\$6,279,872
J2 GAS DISTRIBUTION SYSTEM	1		\$0	\$198,190	\$198,190
J3 ELECTRIC COMPANY (INCLUDING CC	3	1.3800	\$0	\$1,099,107	\$1,099,107
J4 TELEPHONE COMPANY (INCLUDING I	1		\$0	\$137,118	\$137,118
J6 PIPELAND COMPANY	5		\$0	\$386,201	\$383,017
J7 CABLE TELEVISION COMPANY	1		\$0	\$50,490	\$50,490
L1 COMMERCIAL PERSONAL PROPER	22		\$0	\$12,973,871	\$12,961,251
L2 INDUSTRIAL PERSONAL PROPERTY	7		\$0	\$7,670,138	\$7,670,138
L4 LEASE ACCOUNTS	19		\$0	\$326,037	\$196,031
M1 TANGIBLE OTHER PERSONAL, MOBI	8		\$0	\$318,171	\$191,660
S	2		\$0	\$846,994	\$846,994
X DO NOT USE	63	65.3229	\$155,962	\$6,819,220	\$0
Totals		1,634.5158	\$1,975,130	\$157,219,871	\$109,563,615

2025 CERTIFIED TOTALS

Property Count: 785

CSM - City of Southmayd
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,975,130
TOTAL NEW VALUE TAXABLE:	\$1,619,122

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	3	2024 Market Value	\$137,054
EX366	HOUSE BILL 366	1	2024 Market Value	\$4,063
ABSOLUTE EXEMPTIONS VALUE LOSS				\$141,117

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	3	\$24,000
DVHS	Disabled Veteran Homestead	3	\$559,531
OV65	OVER 65	5	\$52,171
PARTIAL EXEMPTIONS VALUE LOSS		13	\$648,202
NEW EXEMPTIONS VALUE LOSS			\$789,319

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$789,319
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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
296	\$167,924	\$28,801	\$139,123

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
292	\$167,201	\$29,094	\$138,107

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
296	\$158,569	\$22,066	\$136,503

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
292	\$158,992	\$22,585	\$136,407

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS

CSM - City of Southmayd

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		29,308,711			
Non Homesite:		8,985,754			
Ag Market:		7,737,264			
Timber Market:		0	Total Land	(+)	46,031,729
Improvement		Value			
Homesite:		69,720,556			
Non Homesite:		29,561,679	Total Improvements	(+)	99,282,235
Non Real		Count	Value		
Personal Property:	73		4,263,329		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 4,263,329
			Market Value	=	149,577,293
Ag		Non Exempt	Exempt		
Total Productivity Market:	7,737,264		0		
Ag Use:	17,140		0	Productivity Loss	(-) 7,720,124
Timber Use:	0		0	Appraised Value	= 141,857,169
Productivity Loss:	7,720,124		0	Homestead Cap	(-) 6,849,228
				23.231 Cap	(-) 321,992
				Assessed Value	= 134,685,949
				Total Exemptions Amount (Breakdown on Next Page)	(-) 23,329,050
				Net Taxable	= 111,356,899

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	789,053	789,053	2,776.45	2,776.45	6		
OV65	23,892,846	22,130,354	81,147.11	83,085.63	108		
Total	24,681,899	22,919,407	83,923.56	85,862.08	114	Freeze Taxable	(-) 22,919,407
Tax Rate	0.5885700						
						Freeze Adjusted Taxable	= 88,437,492

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
604,440.11 = 88,437,492 * (0.5885700 / 100) + 83,923.56

Certified Estimate of Market Value: 149,577,293
Certified Estimate of Taxable Value: 111,356,899

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

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	6	0	0	0
DV1	2	0	10,000	10,000
DV3	3	0	30,000	30,000
DV4	11	0	72,000	72,000
DV4S	1	0	12,000	12,000
DVHS	8	0	2,350,143	2,350,143
DVHSS	1	0	166,640	166,640
EX-XN	4	0	72,334	72,334
EX-XR	1	0	209,514	209,514
EX-XV	30	0	20,055,080	20,055,080
EX366	31	0	22,839	22,839
OV65	121	328,500	0	328,500
Totals		328,500	23,000,550	23,329,050

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		29,308,711			
Non Homesite:		8,985,754			
Ag Market:		7,737,264			
Timber Market:		0	Total Land	(+)	46,031,729
Improvement		Value			
Homesite:		69,720,556			
Non Homesite:		29,561,679	Total Improvements	(+)	99,282,235
Non Real		Count	Value		
Personal Property:	73		4,263,329		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 4,263,329
			Market Value	=	149,577,293
Ag		Non Exempt	Exempt		
Total Productivity Market:	7,737,264		0		
Ag Use:	17,140		0	Productivity Loss	(-) 7,720,124
Timber Use:	0		0	Appraised Value	= 141,857,169
Productivity Loss:	7,720,124		0	Homestead Cap	(-) 6,849,228
				23.231 Cap	(-) 321,992
				Assessed Value	= 134,685,949
				Total Exemptions Amount (Breakdown on Next Page)	(-) 23,329,050
				Net Taxable	= 111,356,899

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	789,053	789,053	2,776.45	2,776.45	6		
OV65	23,892,846	22,130,354	81,147.11	83,085.63	108		
Total	24,681,899	22,919,407	83,923.56	85,862.08	114	Freeze Taxable	(-) 22,919,407
Tax Rate	0.5885700						
						Freeze Adjusted Taxable	= 88,437,492

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
604,440.11 = 88,437,492 * (0.5885700 / 100) + 83,923.56

Certified Estimate of Market Value: 149,577,293
Certified Estimate of Taxable Value: 111,356,899

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

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	6	0	0	0
DV1	2	0	10,000	10,000
DV3	3	0	30,000	30,000
DV4	11	0	72,000	72,000
DV4S	1	0	12,000	12,000
DVHS	8	0	2,350,143	2,350,143
DVHSS	1	0	166,640	166,640
EX-XN	4	0	72,334	72,334
EX-XR	1	0	209,514	209,514
EX-XV	30	0	20,055,080	20,055,080
EX366	31	0	22,839	22,839
OV65	121	328,500	0	328,500
Totals		328,500	23,000,550	23,329,050

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	398	327.9663	\$2,794,034	\$94,961,617	\$85,698,182
B	MULTIFAMILY RESIDENCE	16	5.5956	\$261,501	\$6,109,574	\$5,958,288
C1	VACANT LOTS AND LAND TRACTS	23	8.3557	\$0	\$853,334	\$809,612
D1	QUALIFIED OPEN-SPACE LAND	31	283.3465	\$0	\$7,737,264	\$17,127
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$0	\$59,316	\$59,316
E	RURAL LAND, NON QUALIFIED OPE	37	110.4254	\$8,981	\$6,352,421	\$5,701,068
F1	COMMERCIAL REAL PROPERTY	18	9.4865	\$0	\$7,714,130	\$7,695,173
F2	INDUSTRIAL AND MANUFACTURIN	1	1.3720	\$0	\$459,130	\$459,130
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$406,986	\$406,986
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$1,024,972	\$1,024,972
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$148,980	\$148,980
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPE	30		\$0	\$2,553,963	\$2,553,963
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$47,483	\$47,483
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$16,870	\$16,870
O	RESIDENTIAL INVENTORY	5	1.0405	\$626,053	\$723,141	\$723,141
X	TOTALLY EXEMPT PROPERTY	66	104.9717	\$0	\$20,371,504	\$0
Totals			852.7324	\$3,690,569	\$149,577,293	\$111,356,899

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	398	327.9663	\$2,794,034	\$94,961,617	\$85,698,182
B	MULTIFAMILY RESIDENCE	16	5.5956	\$261,501	\$6,109,574	\$5,958,288
C1	VACANT LOTS AND LAND TRACTS	23	8.3557	\$0	\$853,334	\$809,612
D1	QUALIFIED OPEN-SPACE LAND	31	283.3465	\$0	\$7,737,264	\$17,127
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$0	\$59,316	\$59,316
E	RURAL LAND, NON QUALIFIED OPE	37	110.4254	\$8,981	\$6,352,421	\$5,701,068
F1	COMMERCIAL REAL PROPERTY	18	9.4865	\$0	\$7,714,130	\$7,695,173
F2	INDUSTRIAL AND MANUFACTURIN	1	1.3720	\$0	\$459,130	\$459,130
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$406,986	\$406,986
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$1,024,972	\$1,024,972
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$148,980	\$148,980
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPE	30		\$0	\$2,553,963	\$2,553,963
L2	INDUSTRIAL AND MANUFACTURIN	2		\$0	\$47,483	\$47,483
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$16,870	\$16,870
O	RESIDENTIAL INVENTORY	5	1.0405	\$626,053	\$723,141	\$723,141
X	TOTALLY EXEMPT PROPERTY	66	104.9717	\$0	\$20,371,504	\$0
Totals			852.7324	\$3,690,569	\$149,577,293	\$111,356,899

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	386	309.3996	\$2,783,892	\$93,462,169	\$84,426,775
A2	REAL-RESIDENTIAL MOBILE HOMES	9	12.1270	\$0	\$868,083	\$640,042
A4	REAL-OTHER IMPROVEMENTS WITH	7	6.4397	\$10,142	\$631,365	\$631,365
B1	REAL-RESIDENTIAL DUPLEXES	14	4.5481	\$261,501	\$4,202,646	\$4,202,646
B2	REAL-RESIDENTIAL APARTMENTS	2	1.0475	\$0	\$1,906,928	\$1,755,642
C1	REAL-VAC PLATTED LOTS-RESIDENT	13	6.3840	\$0	\$632,403	\$588,681
C1C	REAL-VAC PLATTED LOTS - COMMER	10	1.9717	\$0	\$220,931	\$220,931
D1	REAL-ACREAGE WITH AG	31	283.3465	\$0	\$7,737,264	\$17,127
D2	FARM & RANCH IMPS ON AG QUALI	8		\$0	\$59,316	\$59,316
E	REAL-NON QUAL OPEN SPACE LAND	37	110.4254	\$8,981	\$6,352,421	\$5,701,068
F1	COMMERCIAL REAL PROPERTY	18	9.4865	\$0	\$7,714,130	\$7,695,173
F2	INDUSTRIAL REAL PROPERTY	1	1.3720	\$0	\$459,130	\$459,130
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$406,986	\$406,986
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$1,024,972	\$1,024,972
J4	TELEPHONE COMPANY (INCLUDING	2	0.1722	\$0	\$148,980	\$148,980
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPER	18		\$0	\$2,315,638	\$2,315,638
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$47,483	\$47,483
L4	LEASE ACCOUNTS	14		\$0	\$238,325	\$238,325
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$16,870	\$16,870
O1	RESIDENTIAL INVENTORY	5	1.0405	\$626,053	\$723,141	\$723,141
X	DO NOT USE	66	104.9717	\$0	\$20,371,504	\$0
Totals			852.7324	\$3,690,569	\$149,577,293	\$111,356,899

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	386	309.3996	\$2,783,892	\$93,462,169	\$84,426,775
A2	REAL-RESIDENTIAL MOBILE HOMES	9	12.1270	\$0	\$868,083	\$640,042
A4	REAL-OTHER IMPROVEMENTS WITH	7	6.4397	\$10,142	\$631,365	\$631,365
B1	REAL-RESIDENTIAL DUPLEXES	14	4.5481	\$261,501	\$4,202,646	\$4,202,646
B2	REAL-RESIDENTIAL APARTMENTS	2	1.0475	\$0	\$1,906,928	\$1,755,642
C1	REAL-VAC PLATTED LOTS-RESIDENT	13	6.3840	\$0	\$632,403	\$588,681
C1C	REAL-VAC PLATTED LOTS - COMMER	10	1.9717	\$0	\$220,931	\$220,931
D1	REAL-ACREAGE WITH AG	31	283.3465	\$0	\$7,737,264	\$17,127
D2	FARM & RANCH IMPS ON AG QUALI	8		\$0	\$59,316	\$59,316
E	REAL-NON QUAL OPEN SPACE LAND	37	110.4254	\$8,981	\$6,352,421	\$5,701,068
F1	COMMERCIAL REAL PROPERTY	18	9.4865	\$0	\$7,714,130	\$7,695,173
F2	INDUSTRIAL REAL PROPERTY	1	1.3720	\$0	\$459,130	\$459,130
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$406,986	\$406,986
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$1,024,972	\$1,024,972
J4	TELEPHONE COMPANY (INCLUDING	2	0.1722	\$0	\$148,980	\$148,980
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPER	18		\$0	\$2,315,638	\$2,315,638
L2	INDUSTRIAL PERSONAL PROPERTY	2		\$0	\$47,483	\$47,483
L4	LEASE ACCOUNTS	14		\$0	\$238,325	\$238,325
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$16,870	\$16,870
O1	RESIDENTIAL INVENTORY	5	1.0405	\$626,053	\$723,141	\$723,141
X	DO NOT USE	66	104.9717	\$0	\$20,371,504	\$0
Totals			852.7324	\$3,690,569	\$149,577,293	\$111,356,899

2025 CERTIFIED TOTALS

Property Count: 623

CTB - City of Tom Bean
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$3,690,569
TOTAL NEW VALUE TAXABLE:	\$3,690,568

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	1	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV4	Disabled Veterans 70% - 100%	2	\$0
DVHS	Disabled Veteran Homestead	1	\$206,334
OV65	OVER 65	6	\$16,500
PARTIAL EXEMPTIONS VALUE LOSS		10	\$227,834
NEW EXEMPTIONS VALUE LOSS			\$227,834

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$227,834

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
288	\$265,970	\$23,782	\$242,188

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
279	\$264,044	\$22,994	\$241,050

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
288	\$262,199	\$5,762	\$256,437

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
279	\$261,261	\$5,798	\$255,463

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CTB - City of Tom Bean
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		55,917,282			
Non Homesite:		23,530,427			
Ag Market:		40,082,844			
Timber Market:		0	Total Land	(+)	119,530,553
Improvement		Value			
Homesite:		103,784,888			
Non Homesite:		36,489,057	Total Improvements	(+)	140,273,945
Non Real		Count	Value		
Personal Property:	100		7,614,621		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 7,614,621
			Market Value	=	267,419,119
Ag	Non Exempt	Exempt			
Total Productivity Market:	40,082,844	0			
Ag Use:	150,636	0	Productivity Loss	(-)	39,932,208
Timber Use:	0	0	Appraised Value	=	227,486,911
Productivity Loss:	39,932,208	0	Homestead Cap	(-)	11,402,725
			23.231 Cap	(-)	620,491
			Assessed Value	=	215,463,695
			Total Exemptions Amount (Breakdown on Next Page)	(-)	28,219,660
			Net Taxable	=	187,244,035

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,045,691	1,045,691	2,806.81	2,806.81	5		
OV65	33,819,700	32,226,103	91,900.25	92,953.82	134		
Total	34,865,391	33,271,794	94,707.06	95,760.63	139	Freeze Taxable	(-) 33,271,794
Tax Rate	0.4931550						
						Freeze Adjusted Taxable	= 153,972,241

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
854,028.87 = 153,972,241 * (0.4931550 / 100) + 94,707.06

Certified Estimate of Market Value: 267,419,119
Certified Estimate of Taxable Value: 187,244,035

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

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	5	0	0	0
DV2	2	0	15,000	15,000
DV3	1	0	10,000	10,000
DV4	10	0	84,000	84,000
DVHS	8	0	2,500,427	2,500,427
EX-XN	6	0	285,784	285,784
EX-XV	24	0	25,222,794	25,222,794
EX366	24	0	24,353	24,353
OV65	142	0	0	0
SO	2	77,302	0	77,302
Totals		77,302	28,142,358	28,219,660

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		55,917,282			
Non Homesite:		23,530,427			
Ag Market:		40,082,844			
Timber Market:		0	Total Land	(+)	119,530,553
Improvement		Value			
Homesite:		103,784,888			
Non Homesite:		36,489,057	Total Improvements	(+)	140,273,945
Non Real		Count	Value		
Personal Property:	100		7,614,621		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					7,614,621
					267,419,119
Ag	Non Exempt	Exempt			
Total Productivity Market:	40,082,844	0			
Ag Use:	150,636	0	Productivity Loss	(-)	39,932,208
Timber Use:	0	0	Appraised Value	=	227,486,911
Productivity Loss:	39,932,208	0			
			Homestead Cap	(-)	11,402,725
			23.231 Cap	(-)	620,491
			Assessed Value	=	215,463,695
			Total Exemptions Amount	(-)	28,219,660
			(Breakdown on Next Page)		
			Net Taxable	=	187,244,035

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	1,045,691	1,045,691	2,806.81	2,806.81	5			
OV65	33,819,700	32,226,103	91,900.25	92,953.82	134			
Total	34,865,391	33,271,794	94,707.06	95,760.63	139	Freeze Taxable	(-)	33,271,794
Tax Rate	0.4931550							
						Freeze Adjusted Taxable	=	153,972,241

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
854,028.87 = 153,972,241 * (0.4931550 / 100) + 94,707.06

Certified Estimate of Market Value: 267,419,119
Certified Estimate of Taxable Value: 187,244,035

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

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	5	0	0	0
DV2	2	0	15,000	15,000
DV3	1	0	10,000	10,000
DV4	10	0	84,000	84,000
DVHS	8	0	2,500,427	2,500,427
EX-XN	6	0	285,784	285,784
EX-XV	24	0	25,222,794	25,222,794
EX366	24	0	24,353	24,353
OV65	142	0	0	0
SO	2	77,302	0	77,302
Totals		77,302	28,142,358	28,219,660

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	500	287.1888	\$2,036,281	\$156,339,740	\$142,224,035
B	MULTIFAMILY RESIDENCE	14	6.4049	\$0	\$7,486,159	\$7,486,159
C1	VACANT LOTS AND LAND TRACTS	66	42.4851	\$0	\$6,692,422	\$6,376,035
D1	QUALIFIED OPEN-SPACE LAND	35	1,135.2790	\$0	\$40,082,844	\$150,636
D2	IMPROVEMENTS ON QUALIFIED OP	10		\$0	\$1,565,327	\$1,565,327
E	RURAL LAND, NON QUALIFIED OPE	18	23.7410	\$0	\$4,127,829	\$4,033,057
F1	COMMERCIAL REAL PROPERTY	38	19.3748	\$0	\$13,394,135	\$13,333,424
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$1,618,565	\$1,618,565
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$159,820	\$159,820
J5	RAILROAD	1		\$0	\$785,300	\$785,300
J7	CABLE TELEVISION COMPANY	1		\$0	\$339,100	\$339,100
L1	COMMERCIAL PERSONAL PROPE	60		\$0	\$3,141,482	\$3,064,180
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$322,766	\$322,766
O	RESIDENTIAL INVENTORY	29	7.8830	\$1,992,225	\$4,763,451	\$4,754,698
X	TOTALLY EXEMPT PROPERTY	54	115.4577	\$0	\$25,569,246	\$0
Totals			1,638.0619	\$4,028,506	\$267,419,119	\$187,244,035

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	500	287.1888	\$2,036,281	\$156,339,740	\$142,224,035
B	MULTIFAMILY RESIDENCE	14	6.4049	\$0	\$7,486,159	\$7,486,159
C1	VACANT LOTS AND LAND TRACTS	66	42.4851	\$0	\$6,692,422	\$6,376,035
D1	QUALIFIED OPEN-SPACE LAND	35	1,135.2790	\$0	\$40,082,844	\$150,636
D2	IMPROVEMENTS ON QUALIFIED OP	10		\$0	\$1,565,327	\$1,565,327
E	RURAL LAND, NON QUALIFIED OPE	18	23.7410	\$0	\$4,127,829	\$4,033,057
F1	COMMERCIAL REAL PROPERTY	38	19.3748	\$0	\$13,394,135	\$13,333,424
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$1,618,565	\$1,618,565
J4	TELEPHONE COMPANY (INCLUDI	2	0.1722	\$0	\$159,820	\$159,820
J5	RAILROAD	1		\$0	\$785,300	\$785,300
J7	CABLE TELEVISION COMPANY	1		\$0	\$339,100	\$339,100
L1	COMMERCIAL PERSONAL PROPE	60		\$0	\$3,141,482	\$3,064,180
L2	INDUSTRIAL AND MANUFACTURIN	3		\$0	\$322,766	\$322,766
O	RESIDENTIAL INVENTORY	29	7.8830	\$1,992,225	\$4,763,451	\$4,754,698
X	TOTALLY EXEMPT PROPERTY	54	115.4577	\$0	\$25,569,246	\$0
Totals			1,638.0619	\$4,028,506	\$267,419,119	\$187,244,035

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	482	267.4896	\$2,036,281	\$153,530,117	\$140,079,716
A2	REAL-RESIDENTIAL MOBILE HOMES	9	5.0905	\$0	\$1,369,708	\$819,597
A4	REAL-OTHER IMPROVEMENTS WITH	9	14.6087	\$0	\$1,439,915	\$1,324,722
B1	REAL-RESIDENTIAL DUPLEXES	13	3.3039	\$0	\$6,661,013	\$6,661,013
B2	REAL-RESIDENTIAL APARTMENTS	2	3.1010	\$0	\$825,146	\$825,146
C1	REAL-VAC PLATTED LOTS-RESIDENT	40	16.7973	\$0	\$3,437,230	\$3,214,055
C1C	REAL-VAC PLATTED LOTS - COMMER	26	25.6878	\$0	\$3,255,192	\$3,161,980
D1	REAL-ACREAGE WITH AG	35	1,135.2790	\$0	\$40,082,844	\$150,636
D2	FARM & RANCH IMPS ON AG QUALI	10		\$0	\$1,565,327	\$1,565,327
E	REAL-NON QUAL OPEN SPACE LAND	18	23.7410	\$0	\$4,127,829	\$4,033,057
F1	COMMERCIAL REAL PROPERTY	38	19.3748	\$0	\$13,394,135	\$13,333,424
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$1,618,565	\$1,618,565
J4	TELEPHONE COMPANY (INCLUDING I	2	0.1722	\$0	\$159,820	\$159,820
J5	RAILROAD	1		\$0	\$785,300	\$785,300
J7	CABLE TELEVISION COMPANY	1		\$0	\$339,100	\$339,100
L1	COMMERCIAL PERSONAL PROPER	43		\$0	\$2,336,365	\$2,302,222
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$322,766	\$322,766
L4	LEASE ACCOUNTS	23		\$0	\$805,117	\$761,958
O1	RESIDENTIAL INVENTORY	29	7.8830	\$1,992,225	\$4,763,451	\$4,754,698
X	DO NOT USE	54	115.4577	\$0	\$25,569,246	\$0
Totals			1,638.0619	\$4,028,506	\$267,419,119	\$187,244,035

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	482	267.4896	\$2,036,281	\$153,530,117	\$140,079,716
A2	REAL-RESIDENTIAL MOBILE HOMES	9	5.0905	\$0	\$1,369,708	\$819,597
A4	REAL-OTHER IMPROVEMENTS WITH	9	14.6087	\$0	\$1,439,915	\$1,324,722
B1	REAL-RESIDENTIAL DUPLEXES	13	3.3039	\$0	\$6,661,013	\$6,661,013
B2	REAL-RESIDENTIAL APARTMENTS	2	3.1010	\$0	\$825,146	\$825,146
C1	REAL-VAC PLATTED LOTS-RESIDENT	40	16.7973	\$0	\$3,437,230	\$3,214,055
C1C	REAL-VAC PLATTED LOTS - COMMER	26	25.6878	\$0	\$3,255,192	\$3,161,980
D1	REAL-ACREAGE WITH AG	35	1,135.2790	\$0	\$40,082,844	\$150,636
D2	FARM & RANCH IMPS ON AG QUALI	10		\$0	\$1,565,327	\$1,565,327
E	REAL-NON QUAL OPEN SPACE LAND	18	23.7410	\$0	\$4,127,829	\$4,033,057
F1	COMMERCIAL REAL PROPERTY	38	19.3748	\$0	\$13,394,135	\$13,333,424
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$1,618,565	\$1,618,565
J4	TELEPHONE COMPANY (INCLUDING I	2	0.1722	\$0	\$159,820	\$159,820
J5	RAILROAD	1		\$0	\$785,300	\$785,300
J7	CABLE TELEVISION COMPANY	1		\$0	\$339,100	\$339,100
L1	COMMERCIAL PERSONAL PROPER	43		\$0	\$2,336,365	\$2,302,222
L2	INDUSTRIAL PERSONAL PROPERTY	3		\$0	\$322,766	\$322,766
L4	LEASE ACCOUNTS	23		\$0	\$805,117	\$761,958
O1	RESIDENTIAL INVENTORY	29	7.8830	\$1,992,225	\$4,763,451	\$4,754,698
X	DO NOT USE	54	115.4577	\$0	\$25,569,246	\$0
Totals			1,638.0619	\$4,028,506	\$267,419,119	\$187,244,035

2025 CERTIFIED TOTALS

Property Count: 805

CTI - City of Tioga
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$4,028,506
TOTAL NEW VALUE TAXABLE:	\$3,992,629

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	3	2024 Market Value	\$0
ABSOLUTE EXEMPTIONS VALUE LOSS				\$0

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	4	\$48,000
OV65	OVER 65	8	\$0
PARTIAL EXEMPTIONS VALUE LOSS		13	\$55,500
NEW EXEMPTIONS VALUE LOSS			\$55,500

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$55,500

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
364	\$327,586	\$31,326	\$296,260

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
359	\$329,183	\$31,498	\$297,685

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
364	\$326,718	\$11,101	\$315,617

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
359	\$327,450	\$11,457	\$315,993

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CTI - City of Tioga
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3,881

CVA - City of Van Alstyne
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		216,405,931			
Non Homesite:		168,385,627			
Ag Market:		70,037,444			
Timber Market:		0	Total Land	(+)	454,829,002
Improvement		Value			
Homesite:		641,789,657			
Non Homesite:		272,244,433	Total Improvements	(+)	914,034,090
Non Real		Count	Value		
Personal Property:	318		98,882,210		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 98,882,210
			Market Value	=	1,467,745,302
Ag		Non Exempt	Exempt		
Total Productivity Market:	70,037,444		0		
Ag Use:	149,163		0	Productivity Loss	(-) 69,888,281
Timber Use:	0		0	Appraised Value	= 1,397,857,021
Productivity Loss:	69,888,281		0	Homestead Cap	(-) 21,216,536
				23.231 Cap	(-) 16,274,891
				Assessed Value	= 1,360,365,594
				Total Exemptions Amount	(-) 266,887,859
				(Breakdown on Next Page)	
				Net Taxable	= 1,093,477,735

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	7,865,692	7,491,712	27,850.70	27,947.97	27		
OV65	111,987,500	107,581,737	399,313.88	404,258.40	395		
Total	119,853,192	115,073,449	427,164.58	432,206.37	422	Freeze Taxable	(-) 115,073,449
Tax Rate	0.5537130						
						Freeze Adjusted Taxable	= 978,404,286

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
5,844,716.30 = 978,404,286 * (0.5537130 / 100) + 427,164.58

Certified Estimate of Market Value: 1,467,745,302
Certified Estimate of Taxable Value: 1,093,477,735

Tif Zone Code	Tax Increment Loss
VARV1	6,985,111
VARV2	-16,941
Tax Increment Finance Value:	6,968,170
Tax Increment Finance Levy:	38,583.66

2025 CERTIFIED TOTALS

Property Count: 3,881

CVA - City of Van Alstyne
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	29	0	0	0
DV1	9	0	45,000	45,000
DV2	6	0	45,000	45,000
DV3	8	0	80,000	80,000
DV4	66	0	492,000	492,000
DV4S	2	0	24,000	24,000
DVHS	51	0	18,629,689	18,629,689
DVHSS	1	0	213,594	213,594
EX-XG	2	0	312,673	312,673
EX-XL	1	0	129,700	129,700
EX-XN	17	0	2,867,824	2,867,824
EX-XR	1	0	184,520	184,520
EX-XV	113	0	220,508,185	220,508,185
EX-XV (Prorated)	2	0	206,157	206,157
EX366	67	0	56,324	56,324
FR	2	20,644,124	0	20,644,124
OV65	453	2,094,389	0	2,094,389
OV65S	1	5,000	0	5,000
SO	8	349,680	0	349,680
Totals		23,093,193	243,794,666	266,887,859

2025 CERTIFIED TOTALS

Property Count: 4

CVA - City of Van Alstyne
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		736,307			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	736,307
Improvement		Value			
Homesite:		834,518			
Non Homesite:		0	Total Improvements	(+)	834,518
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	1,570,825
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	1,570,825
Productivity Loss:	0	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	0
			Assessed Value	=	1,318,716
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	1,318,716

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 7,301.90 = 1,318,716 * (0.553713 / 100)

Certified Estimate of Market Value: 1,431,024
 Certified Estimate of Taxable Value: 1,206,857

Tif Zone Code	Tax Increment Loss
VARV1	898,483
Tax Increment Finance Value:	898,483
Tax Increment Finance Levy:	4,975.02

2025 CERTIFIED TOTALS

CVA - City of Van Alstyne

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 3,885

CVA - City of Van Alstyne
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		217,142,238			
Non Homesite:		168,385,627			
Ag Market:		70,037,444			
Timber Market:		0	Total Land	(+)	455,565,309
Improvement		Value			
Homesite:		642,624,175			
Non Homesite:		272,244,433	Total Improvements	(+)	914,868,608
Non Real		Count	Value		
Personal Property:	318		98,882,210		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 98,882,210
			Market Value	=	1,469,316,127
Ag		Non Exempt	Exempt		
Total Productivity Market:	70,037,444		0		
Ag Use:	149,163		0	Productivity Loss	(-) 69,888,281
Timber Use:	0		0	Appraised Value	= 1,399,427,846
Productivity Loss:	69,888,281		0	Homestead Cap	(-) 21,468,645
				23.231 Cap	(-) 16,274,891
				Assessed Value	= 1,361,684,310
				Total Exemptions Amount (Breakdown on Next Page)	(-) 266,887,859
				Net Taxable	= 1,094,796,451

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	7,865,692	7,491,712	27,850.70	27,947.97	27		
OV65	111,987,500	107,581,737	399,313.88	404,258.40	395		
Total	119,853,192	115,073,449	427,164.58	432,206.37	422	Freeze Taxable	(-) 115,073,449
Tax Rate	0.5537130						
						Freeze Adjusted Taxable	= 979,723,002

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
5,852,018.21 = 979,723,002 * (0.5537130 / 100) + 427,164.58

Certified Estimate of Market Value: 1,469,176,326
Certified Estimate of Taxable Value: 1,094,684,592

Tif Zone Code	Tax Increment Loss
VARV1	7,883,594
VARV2	-16,941
Tax Increment Finance Value:	7,866,653
Tax Increment Finance Levy:	43,558.68

2025 CERTIFIED TOTALS

Property Count: 3,885

CVA - City of Van Alstyne
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	29	0	0	0
DV1	9	0	45,000	45,000
DV2	6	0	45,000	45,000
DV3	8	0	80,000	80,000
DV4	66	0	492,000	492,000
DV4S	2	0	24,000	24,000
DVHS	51	0	18,629,689	18,629,689
DVHSS	1	0	213,594	213,594
EX-XG	2	0	312,673	312,673
EX-XL	1	0	129,700	129,700
EX-XN	17	0	2,867,824	2,867,824
EX-XR	1	0	184,520	184,520
EX-XV	113	0	220,508,185	220,508,185
EX-XV (Prorated)	2	0	206,157	206,157
EX366	67	0	56,324	56,324
FR	2	20,644,124	0	20,644,124
OV65	453	2,094,389	0	2,094,389
OV65S	1	5,000	0	5,000
SO	8	349,680	0	349,680
Totals		23,093,193	243,794,666	266,887,859

2025 CERTIFIED TOTALS

Property Count: 3,881

CVA - City of Van Alstyne
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,536	609.5972	\$81,991,667	\$837,143,003	\$793,820,813
B	MULTIFAMILY RESIDENCE	49	9.6280	\$0	\$48,364,750	\$48,353,739
C1	VACANT LOTS AND LAND TRACTS	184	152.9229	\$0	\$20,558,414	\$18,883,085
D1	QUALIFIED OPEN-SPACE LAND	56	1,234.4020	\$0	\$70,037,444	\$149,163
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$31,351	\$31,351
E	RURAL LAND, NON QUALIFIED OPE	16	221.4582	\$0	\$13,176,628	\$12,995,248
F1	COMMERCIAL REAL PROPERTY	113	86.9975	\$1,871,262	\$72,835,622	\$70,730,621
F2	INDUSTRIAL AND MANUFACTURIN	8	61.4932	\$0	\$19,101,415	\$16,582,692
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,385,326	\$5,385,326
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$5,356,504	\$5,356,504
J4	TELEPHONE COMPANY (INCLUDI	4	1.2890	\$0	\$726,637	\$714,268
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPE	206		\$510,159	\$36,148,862	\$35,799,182
L2	INDUSTRIAL AND MANUFACTURIN	17		\$0	\$46,446,221	\$25,802,097
M1	TANGIBLE OTHER PERSONAL, MOB	2		\$0	\$47,916	\$47,916
O	RESIDENTIAL INVENTORY	492	93.8465	\$26,173,722	\$57,876,956	\$56,597,988
S	SPECIAL INVENTORY TAX	1		\$0	\$2,013,187	\$2,013,187
X	TOTALLY EXEMPT PROPERTY	203	518.9950	\$0	\$232,280,511	\$0
Totals			2,990.6295	\$110,546,810	\$1,467,745,302	\$1,093,477,735

2025 CERTIFIED TOTALS

Property Count: 4

CVA - City of Van Alstyne
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	3	0.5630	\$0	\$748,366	\$649,173
E	RURAL LAND, NON QUALIFIED OPE	1	6.7490	\$0	\$822,459	\$669,543
Totals			7.3120	\$0	\$1,570,825	\$1,318,716

2025 CERTIFIED TOTALS

Property Count: 3,885

CVA - City of Van Alstyne
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,539	610.1602	\$81,991,667	\$837,891,369	\$794,469,986
B	MULTIFAMILY RESIDENCE	49	9.6280	\$0	\$48,364,750	\$48,353,739
C1	VACANT LOTS AND LAND TRACTS	184	152.9229	\$0	\$20,558,414	\$18,883,085
D1	QUALIFIED OPEN-SPACE LAND	56	1,234.4020	\$0	\$70,037,444	\$149,163
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$31,351	\$31,351
E	RURAL LAND, NON QUALIFIED OPE	17	228.2072	\$0	\$13,999,087	\$13,664,791
F1	COMMERCIAL REAL PROPERTY	113	86.9975	\$1,871,262	\$72,835,622	\$70,730,621
F2	INDUSTRIAL AND MANUFACTURIN	8	61.4932	\$0	\$19,101,415	\$16,582,692
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,385,326	\$5,385,326
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$5,356,504	\$5,356,504
J4	TELEPHONE COMPANY (INCLUDI	4	1.2890	\$0	\$726,637	\$714,268
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPE	206		\$510,159	\$36,148,862	\$35,799,182
L2	INDUSTRIAL AND MANUFACTURIN	17		\$0	\$46,446,221	\$25,802,097
M1	TANGIBLE OTHER PERSONAL, MOB	2		\$0	\$47,916	\$47,916
O	RESIDENTIAL INVENTORY	492	93.8465	\$26,173,722	\$57,876,956	\$56,597,988
S	SPECIAL INVENTORY TAX	1		\$0	\$2,013,187	\$2,013,187
X	TOTALLY EXEMPT PROPERTY	203	518.9950	\$0	\$232,280,511	\$0
Totals			2,997.9415	\$110,546,810	\$1,469,316,127	\$1,094,796,451

2025 CERTIFIED TOTALS

Property Count: 3,881

CVA - City of Van Alstyne
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	2,494	590.5367	\$81,991,567	\$831,794,587	\$789,517,965
A2	REAL-RESIDENTIAL MOBILE HOMES	23	6.7622	\$0	\$3,105,080	\$2,197,043
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	4	0.4474	\$0	\$324,056	\$257,118
A4	REAL-OTHER IMPROVEMENTS WITH	18	11.8509	\$100	\$1,919,280	\$1,848,687
B1	REAL-RESIDENTIAL DUPLEXES	42	7.8078	\$0	\$15,296,210	\$15,285,199
B2	REAL-RESIDENTIAL APARTMENTS	11	1.8202	\$0	\$33,068,540	\$33,068,540
C1	REAL-VAC PLATTED LOTS-RESIDENT	157	93.1180	\$0	\$8,640,478	\$8,021,509
C1C	REAL-VAC PLATTED LOTS - COMMER	27	59.8049	\$0	\$11,917,936	\$10,861,576
D1	REAL-ACREAGE WITH AG	56	1,234.4020	\$0	\$70,037,444	\$149,163
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$31,351	\$31,351
E	REAL-NON QUAL OPEN SPACE LAND	16	221.4582	\$0	\$13,176,628	\$12,995,248
F1	COMMERCIAL REAL PROPERTY	113	86.9975	\$1,871,262	\$72,835,622	\$70,730,621
F2	INDUSTRIAL REAL PROPERTY	8	61.4932	\$0	\$19,101,415	\$16,582,692
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,385,326	\$5,385,326
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$5,356,504	\$5,356,504
J4	TELEPHONE COMPANY (INCLUDING I	4	1.2890	\$0	\$726,637	\$714,268
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPER	152		\$510,159	\$34,357,632	\$34,306,791
L2	INDUSTRIAL PERSONAL PROPERTY	17		\$0	\$46,446,221	\$25,802,097
L4	LEASE ACCOUNTS	67		\$0	\$1,791,230	\$1,492,391
M1	TANGIBLE OTHER PERSONAL, MOBI	2		\$0	\$47,916	\$47,916
O1	RESIDENTIAL INVENTORY	492	93.8465	\$26,173,722	\$57,876,956	\$56,597,988
S		1		\$0	\$2,013,187	\$2,013,187
X	DO NOT USE	203	518.9950	\$0	\$232,280,511	\$0
Totals			2,990.6295	\$110,546,810	\$1,467,745,302	\$1,093,477,735

2025 CERTIFIED TOTALS

Property Count: 4

CVA - City of Van Alstyne
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	3	0.5630	\$0	\$748,366	\$649,173
E	REAL-NON QUAL OPEN SPACE LAND	1	6.7490	\$0	\$822,459	\$669,543
Totals			7.3120	\$0	\$1,570,825	\$1,318,716

2025 CERTIFIED TOTALS

Property Count: 3,885

CVA - City of Van Alstyne
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	2,497	591.0997	\$81,991,567	\$832,542,953	\$790,167,138
A2	REAL-RESIDENTIAL MOBILE HOMES	23	6.7622	\$0	\$3,105,080	\$2,197,043
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	4	0.4474	\$0	\$324,056	\$257,118
A4	REAL-OTHER IMPROVEMENTS WITH	18	11.8509	\$100	\$1,919,280	\$1,848,687
B1	REAL-RESIDENTIAL DUPLEXES	42	7.8078	\$0	\$15,296,210	\$15,285,199
B2	REAL-RESIDENTIAL APARTMENTS	11	1.8202	\$0	\$33,068,540	\$33,068,540
C1	REAL-VAC PLATTED LOTS-RESIDENT	157	93.1180	\$0	\$8,640,478	\$8,021,509
C1C	REAL-VAC PLATTED LOTS - COMMER	27	59.8049	\$0	\$11,917,936	\$10,861,576
D1	REAL-ACREAGE WITH AG	56	1,234.4020	\$0	\$70,037,444	\$149,163
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$31,351	\$31,351
E	REAL-NON QUAL OPEN SPACE LAND	17	228.2072	\$0	\$13,999,087	\$13,664,791
F1	COMMERCIAL REAL PROPERTY	113	86.9975	\$1,871,262	\$72,835,622	\$70,730,621
F2	INDUSTRIAL REAL PROPERTY	8	61.4932	\$0	\$19,101,415	\$16,582,692
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$5,385,326	\$5,385,326
J3	ELECTRIC COMPANY (INCLUDING CC	3		\$0	\$5,356,504	\$5,356,504
J4	TELEPHONE COMPANY (INCLUDING I	4	1.2890	\$0	\$726,637	\$714,268
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPER	152		\$510,159	\$34,357,632	\$34,306,791
L2	INDUSTRIAL PERSONAL PROPERTY	17		\$0	\$46,446,221	\$25,802,097
L4	LEASE ACCOUNTS	67		\$0	\$1,791,230	\$1,492,391
M1	TANGIBLE OTHER PERSONAL, MOBI	2		\$0	\$47,916	\$47,916
O1	RESIDENTIAL INVENTORY	492	93.8465	\$26,173,722	\$57,876,956	\$56,597,988
S		1		\$0	\$2,013,187	\$2,013,187
X	DO NOT USE	203	518.9950	\$0	\$232,280,511	\$0
Totals			2,997.9415	\$110,546,810	\$1,469,316,127	\$1,094,796,451

2025 CERTIFIED TOTALS

Property Count: 3,885

CVA - City of Van Alstyne
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$110,546,810
TOTAL NEW VALUE TAXABLE:	\$108,452,899

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	3	2024 Market Value	\$1,004,337
EX366	HOUSE BILL 366	7	2024 Market Value	\$11,079
ABSOLUTE EXEMPTIONS VALUE LOSS				\$1,015,416

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$0
DV1	Disabled Veterans 10% - 29%	2	\$10,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	3	\$30,000
DV4	Disabled Veterans 70% - 100%	10	\$84,000
DVHS	Disabled Veteran Homestead	12	\$3,817,784
OV65	OVER 65	53	\$221,071
PARTIAL EXEMPTIONS VALUE LOSS		84	\$4,177,855
NEW EXEMPTIONS VALUE LOSS			\$5,193,271

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$5,193,271
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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
1,714	\$348,989	\$12,525	\$336,464

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,711	\$348,810	\$12,458	\$336,352

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,714	\$346,771	\$0	\$346,771

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,711	\$346,778	\$0	\$346,778

2025 CERTIFIED TOTALS

CVA - City of Van Alstyne

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
4	\$1,570,825	\$1,206,857

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		82,499,743			
Non Homesite:		53,767,426			
Ag Market:		13,543,134			
Timber Market:		0	Total Land	(+)	149,810,303
Improvement		Value			
Homesite:		257,163,492			
Non Homesite:		128,140,833	Total Improvements	(+)	385,304,325
Non Real		Count	Value		
Personal Property:	316		48,418,219		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 48,418,219
			Market Value	=	583,532,847
Ag	Non Exempt	Exempt			
Total Productivity Market:	13,543,134	0			
Ag Use:	22,280	0	Productivity Loss	(-)	13,520,854
Timber Use:	0	0	Appraised Value	=	570,011,993
Productivity Loss:	13,520,854	0	Homestead Cap	(-)	11,994,662
			23.231 Cap	(-)	3,485,893
			Assessed Value	=	554,531,438
			Total Exemptions Amount (Breakdown on Next Page)	(-)	67,006,878
			Net Taxable	=	487,524,560

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
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	90,438,025	84,026,277	193,801.12	196,894.63	420		
Total	93,113,996	86,397,179	198,728.59	201,822.10	438	Freeze Taxable	(-) 86,397,179
Tax Rate	0.5858000						
						Freeze Adjusted Taxable	= 401,127,381

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,548,532.79 = 401,127,381 * (0.5858000 / 100) + 198,728.59

Certified Estimate of Market Value: 583,532,847
Certified Estimate of Taxable Value: 487,524,560

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

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
ARB Approved Totals

11/18/2025

11:24:44AM

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	288,000	288,000
DV4S	3	0	12,000	12,000
DVHS	24	0	6,711,467	6,711,467
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	80	0	84,739	84,739
FR	1	895,598	0	895,598
OV65	445	2,061,608	0	2,061,608
OV65S	2	10,000	0	10,000
SO	1	975	0	975
Totals		2,968,181	64,038,697	67,006,878

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		82,499,743			
Non Homesite:		53,767,426			
Ag Market:		13,543,134			
Timber Market:		0	Total Land	(+)	149,810,303
Improvement		Value			
Homesite:		257,163,492			
Non Homesite:		128,140,833	Total Improvements	(+)	385,304,325
Non Real		Count	Value		
Personal Property:	316		48,418,219		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 48,418,219
			Market Value	=	583,532,847
Ag	Non Exempt	Exempt			
Total Productivity Market:	13,543,134	0			
Ag Use:	22,280	0	Productivity Loss	(-)	13,520,854
Timber Use:	0	0	Appraised Value	=	570,011,993
Productivity Loss:	13,520,854	0	Homestead Cap	(-)	11,994,662
			23.231 Cap	(-)	3,485,893
			Assessed Value	=	554,531,438
			Total Exemptions Amount (Breakdown on Next Page)	(-)	67,006,878
			Net Taxable	=	487,524,560

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
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	90,438,025	84,026,277	193,801.12	196,894.63	420		
Total	93,113,996	86,397,179	198,728.59	201,822.10	438	Freeze Taxable	(-) 86,397,179
Tax Rate	0.5858000						
						Freeze Adjusted Taxable	= 401,127,381

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,548,532.79 = 401,127,381 * (0.5858000 / 100) + 198,728.59

Certified Estimate of Market Value: 583,532,847
Certified Estimate of Taxable Value: 487,524,560

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

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
Grand Totals

11/18/2025

11:24:44AM

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	288,000	288,000
DV4S	3	0	12,000	12,000
DVHS	24	0	6,711,467	6,711,467
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	80	0	84,739	84,739
FR	1	895,598	0	895,598
OV65	445	2,061,608	0	2,061,608
OV65S	2	10,000	0	10,000
SO	1	975	0	975
Totals		2,968,181	64,038,697	67,006,878

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
ARB Approved Totals

11/18/2025 11:24:44AM

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	\$335,400,582	\$313,578,283
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	3	0.0212	\$0	\$4,899,073	\$4,899,073
J3	ELECTRIC COMPANY (INCLUDING C	5	0.2984	\$0	\$232,483	\$226,328
J4	TELEPHONE COMPANY (INCLUDI	3	0.2594	\$0	\$658,948	\$658,948
J5	RAILROAD	4	9.0100	\$0	\$1,753,324	\$1,753,324
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPE	206		\$0	\$20,748,200	\$19,852,602
L2	INDUSTRIAL AND MANUFACTURIN	4		\$0	\$1,693,581	\$1,693,581
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	191	261.8395	\$9,282	\$56,346,208	\$0
Totals			1,715.2049	\$14,549,932	\$583,532,847	\$487,524,561

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
Grand Totals

11/18/2025 11:24:44AM

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	\$335,400,582	\$313,578,283
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	3	0.0212	\$0	\$4,899,073	\$4,899,073
J3	ELECTRIC COMPANY (INCLUDING C	5	0.2984	\$0	\$232,483	\$226,328
J4	TELEPHONE COMPANY (INCLUDI	3	0.2594	\$0	\$658,948	\$658,948
J5	RAILROAD	4	9.0100	\$0	\$1,753,324	\$1,753,324
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPE	206		\$0	\$20,748,200	\$19,852,602
L2	INDUSTRIAL AND MANUFACTURIN	4		\$0	\$1,693,581	\$1,693,581
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	191	261.8395	\$9,282	\$56,346,208	\$0
Totals			1,715.2049	\$14,549,932	\$583,532,847	\$487,524,561

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
ARB Approved Totals

11/18/2025 11:24:44AM

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	\$325,426,203	\$304,828,149
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	3	0.0212	\$0	\$4,899,073	\$4,899,073
J3 ELECTRIC COMPANY (INCLUDING CC	5	0.2984	\$0	\$232,483	\$226,328
J4 TELEPHONE COMPANY (INCLUDING I	3	0.2594	\$0	\$658,948	\$658,948
J5 RAILROAD	4	9.0100	\$0	\$1,753,324	\$1,753,324
J7 CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1 COMMERCIAL PERSONAL PROPER	159		\$0	\$19,523,752	\$18,628,154
L2 INDUSTRIAL PERSONAL PROPERTY	4		\$0	\$1,693,581	\$1,693,581
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	191	261.8395	\$9,282	\$56,346,208	\$0
Totals		1,715.2049	\$14,549,932	\$583,532,847	\$487,524,561

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
Grand Totals

11/18/2025 11:24:44AM

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	\$325,426,203	\$304,828,149
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	3	0.0212	\$0	\$4,899,073	\$4,899,073
J3	ELECTRIC COMPANY (INCLUDING CC	5	0.2984	\$0	\$232,483	\$226,328
J4	TELEPHONE COMPANY (INCLUDING I	3	0.2594	\$0	\$658,948	\$658,948
J5	RAILROAD	4	9.0100	\$0	\$1,753,324	\$1,753,324
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPER	159		\$0	\$19,523,752	\$18,628,154
L2	INDUSTRIAL PERSONAL PROPERTY	4		\$0	\$1,693,581	\$1,693,581
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	191	261.8395	\$9,282	\$56,346,208	\$0
Totals			1,715.2049	\$14,549,932	\$583,532,847	\$487,524,561

2025 CERTIFIED TOTALS

Property Count: 2,485

CWB - City of Whitesboro
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$14,549,932
TOTAL NEW VALUE TAXABLE:	\$14,514,039

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

ABSOLUTE EXEMPTIONS VALUE LOSS	\$187,195
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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	23	\$102,660
PARTIAL EXEMPTIONS VALUE LOSS		28	\$173,223
NEW EXEMPTIONS VALUE LOSS			\$360,418

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS	
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TOTAL EXEMPTIONS VALUE LOSS	\$360,418
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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
974	\$235,408	\$12,315	\$223,093

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
963	\$235,580	\$12,115	\$223,465

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
974	\$222,532	\$0	\$222,532

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
963	\$223,184	\$0	\$223,184

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CWB - City of Whitesboro

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		40,743,164			
Non Homesite:		24,293,756			
Ag Market:		9,090,845			
Timber Market:		0	Total Land	(+)	74,127,765
Improvement		Value			
Homesite:		105,099,717			
Non Homesite:		55,939,447	Total Improvements	(+)	161,039,164
Non Real		Count	Value		
Personal Property:	131		18,140,998		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 18,140,998
			Market Value	=	253,307,927
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,090,845	0			
Ag Use:	21,629	0	Productivity Loss	(-)	9,069,216
Timber Use:	0	0	Appraised Value	=	244,238,711
Productivity Loss:	9,069,216	0	Homestead Cap	(-)	13,150,948
			23.231 Cap	(-)	2,989,260
			Assessed Value	=	228,098,503
			Total Exemptions Amount (Breakdown on Next Page)	(-)	31,384,765
			Net Taxable	=	196,713,738

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,822,560	1,822,560	6,383.96	6,383.96	11		
OV65	33,142,573	31,105,695	99,335.90	99,535.66	184		
Total	34,965,133	32,928,255	105,719.86	105,919.62	195	Freeze Taxable	(-) 32,928,255
Tax Rate	0.4966980						
						Freeze Adjusted Taxable	= 163,785,483

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 919,239.08 = 163,785,483 * (0.4966980 / 100) + 105,719.86

Certified Estimate of Market Value: 253,307,927
 Certified Estimate of Taxable Value: 196,713,738

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

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	11	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV4	17	0	120,000	120,000
DV4S	2	0	12,000	12,000
DVHS	13	0	3,692,475	3,692,475
DVHSS	3	0	646,497	646,497
EX-XG	1	0	191,307	191,307
EX-XI	1	0	441,418	441,418
EX-XN	8	0	198,129	198,129
EX-XV	66	0	24,703,185	24,703,185
EX366	34	0	26,692	26,692
FR	1	1,301,166	0	1,301,166
OV65	201	0	0	0
OV65S	2	0	0	0
SO	1	9,396	0	9,396
Totals		1,310,562	30,074,203	31,384,765

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		40,743,164			
Non Homesite:		24,293,756			
Ag Market:		9,090,845			
Timber Market:		0	Total Land	(+)	74,127,765
Improvement		Value			
Homesite:		105,099,717			
Non Homesite:		55,939,447	Total Improvements	(+)	161,039,164
Non Real		Count	Value		
Personal Property:	131		18,140,998		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 18,140,998
			Market Value	=	253,307,927
Ag		Non Exempt	Exempt		
Total Productivity Market:	9,090,845		0		
Ag Use:	21,629		0	Productivity Loss	(-) 9,069,216
Timber Use:	0		0	Appraised Value	= 244,238,711
Productivity Loss:	9,069,216		0	Homestead Cap	(-) 13,150,948
				23.231 Cap	(-) 2,989,260
				Assessed Value	= 228,098,503
				Total Exemptions Amount (Breakdown on Next Page)	(-) 31,384,765
				Net Taxable	= 196,713,738

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,822,560	1,822,560	6,383.96	6,383.96	11		
OV65	33,142,573	31,105,695	99,335.90	99,535.66	184		
Total	34,965,133	32,928,255	105,719.86	105,919.62	195	Freeze Taxable	(-) 32,928,255
Tax Rate	0.4966980						
						Freeze Adjusted Taxable	= 163,785,483

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 919,239.08 = 163,785,483 * (0.4966980 / 100) + 105,719.86

Certified Estimate of Market Value: 253,307,927
 Certified Estimate of Taxable Value: 196,713,738

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

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	11	0	0	0
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV4	17	0	120,000	120,000
DV4S	2	0	12,000	12,000
DVHS	13	0	3,692,475	3,692,475
DVHSS	3	0	646,497	646,497
EX-XG	1	0	191,307	191,307
EX-XI	1	0	441,418	441,418
EX-XN	8	0	198,129	198,129
EX-XV	66	0	24,703,185	24,703,185
EX366	34	0	26,692	26,692
FR	1	1,301,166	0	1,301,166
OV65	201	0	0	0
OV65S	2	0	0	0
SO	1	9,396	0	9,396
Totals		1,310,562	30,074,203	31,384,765

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	725	298.3969	\$1,299,950	\$145,297,398	\$128,120,027
B	MULTIFAMILY RESIDENCE	8	2.2406	\$0	\$6,793,038	\$6,793,038
C1	VACANT LOTS AND LAND TRACTS	150	56.6683	\$0	\$6,501,212	\$6,436,440
D1	QUALIFIED OPEN-SPACE LAND	30	282.2220	\$0	\$9,090,845	\$21,629
D2	IMPROVEMENTS ON QUALIFIED OP	5		\$0	\$47,172	\$47,172
E	RURAL LAND, NON QUALIFIED OPE	20	51.7220	\$0	\$3,477,144	\$2,823,895
F1	COMMERCIAL REAL PROPERTY	92	74.2225	\$0	\$34,560,980	\$32,869,957
F2	INDUSTRIAL AND MANUFACTURIN	5	2.0524	\$0	\$2,611,079	\$2,598,970
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,125,204	\$1,125,204
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$3,184,125	\$3,184,125
J4	TELEPHONE COMPANY (INCLUDI	2	0.1630	\$0	\$245,463	\$245,463
J5	RAILROAD	1		\$0	\$175,298	\$175,298
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPE	76		\$0	\$6,513,826	\$6,504,430
L2	INDUSTRIAL AND MANUFACTURIN	8		\$0	\$6,629,424	\$5,328,258
M1	TANGIBLE OTHER PERSONAL, MOB	3		\$0	\$63,509	\$44,629
O	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
X	TOTALLY EXEMPT PROPERTY	110	95.7362	\$0	\$26,596,698	\$0
Totals			867.3200	\$1,299,950	\$253,307,927	\$196,713,738

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	725	298.3969	\$1,299,950	\$145,297,398	\$128,120,027
B	MULTIFAMILY RESIDENCE	8	2.2406	\$0	\$6,793,038	\$6,793,038
C1	VACANT LOTS AND LAND TRACTS	150	56.6683	\$0	\$6,501,212	\$6,436,440
D1	QUALIFIED OPEN-SPACE LAND	30	282.2220	\$0	\$9,090,845	\$21,629
D2	IMPROVEMENTS ON QUALIFIED OP	5		\$0	\$47,172	\$47,172
E	RURAL LAND, NON QUALIFIED OPE	20	51.7220	\$0	\$3,477,144	\$2,823,895
F1	COMMERCIAL REAL PROPERTY	92	74.2225	\$0	\$34,560,980	\$32,869,957
F2	INDUSTRIAL AND MANUFACTURIN	5	2.0524	\$0	\$2,611,079	\$2,598,970
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,125,204	\$1,125,204
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$3,184,125	\$3,184,125
J4	TELEPHONE COMPANY (INCLUDI	2	0.1630	\$0	\$245,463	\$245,463
J5	RAILROAD	1		\$0	\$175,298	\$175,298
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPE	76		\$0	\$6,513,826	\$6,504,430
L2	INDUSTRIAL AND MANUFACTURIN	8		\$0	\$6,629,424	\$5,328,258
M1	TANGIBLE OTHER PERSONAL, MOB	3		\$0	\$63,509	\$44,629
O	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
X	TOTALLY EXEMPT PROPERTY	110	95.7362	\$0	\$26,596,698	\$0
Totals			867.3200	\$1,299,950	\$253,307,927	\$196,713,738

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	659	281.0687	\$1,299,950	\$140,826,640	\$124,162,379
A2	REAL-RESIDENTIAL MOBILE HOMES	53	13.5462	\$0	\$3,926,601	\$3,445,940
A4	REAL-OTHER IMPROVEMENTS WITH	14	3.7820	\$0	\$544,157	\$511,708
B1	REAL-RESIDENTIAL DUPLEXES	6	2.2406	\$0	\$3,326,108	\$3,326,108
B2	REAL-RESIDENTIAL APARTMENTS	2		\$0	\$3,466,930	\$3,466,930
C1	REAL-VAC PLATTED LOTS-RESIDENT	142	51.0122	\$0	\$6,085,162	\$6,020,390
C1C	REAL-VAC PLATTED LOTS - COMMER	8	5.6561	\$0	\$416,050	\$416,050
D1	REAL-ACREAGE WITH AG	30	282.2220	\$0	\$9,090,845	\$21,629
D2	FARM & RANCH IMPS ON AG QUALI	5		\$0	\$47,172	\$47,172
E	REAL-NON QUAL OPEN SPACE LAND	20	51.7220	\$0	\$3,477,144	\$2,823,895
F1	COMMERCIAL REAL PROPERTY	92	74.2225	\$0	\$34,560,980	\$32,869,957
F2	INDUSTRIAL REAL PROPERTY	5	2.0524	\$0	\$2,611,079	\$2,598,970
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,125,204	\$1,125,204
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$3,184,125	\$3,184,125
J4	TELEPHONE COMPANY (INCLUDING	2	0.1630	\$0	\$245,463	\$245,463
J5	RAILROAD	1		\$0	\$175,298	\$175,298
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPER	52		\$0	\$5,883,010	\$5,879,352
L2	INDUSTRIAL PERSONAL PROPERTY	8		\$0	\$6,629,424	\$5,328,258
L4	LEASE ACCOUNTS	34		\$0	\$630,816	\$625,078
M1	TANGIBLE OTHER PERSONAL, MOBI	3		\$0	\$63,509	\$44,629
O1	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
X	DO NOT USE	110	95.7362	\$0	\$26,596,698	\$0
Totals			867.3200	\$1,299,950	\$253,307,927	\$196,713,738

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	659	281.0687	\$1,299,950	\$140,826,640	\$124,162,379
A2	REAL-RESIDENTIAL MOBILE HOMES	53	13.5462	\$0	\$3,926,601	\$3,445,940
A4	REAL-OTHER IMPROVEMENTS WITH	14	3.7820	\$0	\$544,157	\$511,708
B1	REAL-RESIDENTIAL DUPLEXES	6	2.2406	\$0	\$3,326,108	\$3,326,108
B2	REAL-RESIDENTIAL APARTMENTS	2		\$0	\$3,466,930	\$3,466,930
C1	REAL-VAC PLATTED LOTS-RESIDENT	142	51.0122	\$0	\$6,085,162	\$6,020,390
C1C	REAL-VAC PLATTED LOTS - COMMER	8	5.6561	\$0	\$416,050	\$416,050
D1	REAL-ACREAGE WITH AG	30	282.2220	\$0	\$9,090,845	\$21,629
D2	FARM & RANCH IMPS ON AG QUALI	5		\$0	\$47,172	\$47,172
E	REAL-NON QUAL OPEN SPACE LAND	20	51.7220	\$0	\$3,477,144	\$2,823,895
F1	COMMERCIAL REAL PROPERTY	92	74.2225	\$0	\$34,560,980	\$32,869,957
F2	INDUSTRIAL REAL PROPERTY	5	2.0524	\$0	\$2,611,079	\$2,598,970
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$1,125,204	\$1,125,204
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$3,184,125	\$3,184,125
J4	TELEPHONE COMPANY (INCLUDING I	2	0.1630	\$0	\$245,463	\$245,463
J5	RAILROAD	1		\$0	\$175,298	\$175,298
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPER	52		\$0	\$5,883,010	\$5,879,352
L2	INDUSTRIAL PERSONAL PROPERTY	8		\$0	\$6,629,424	\$5,328,258
L4	LEASE ACCOUNTS	34		\$0	\$630,816	\$625,078
M1	TANGIBLE OTHER PERSONAL, MOBI	3		\$0	\$63,509	\$44,629
O1	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
X	DO NOT USE	110	95.7362	\$0	\$26,596,698	\$0
Totals			867.3200	\$1,299,950	\$253,307,927	\$196,713,738

2025 CERTIFIED TOTALS

Property Count: 1,234

CWW - City of Whitewright
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,299,950
TOTAL NEW VALUE TAXABLE:	\$1,021,005

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	3	2024 Market Value	\$9,557
ABSOLUTE EXEMPTIONS VALUE LOSS				\$9,557

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	2	\$24,000
DVHS	Disabled Veteran Homestead	1	\$110,265
OV65	OVER 65	17	\$0
PARTIAL EXEMPTIONS VALUE LOSS			\$141,765
NEW EXEMPTIONS VALUE LOSS			\$151,322

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$151,322

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
445	\$234,198	\$29,553	\$204,645

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
436	\$233,875	\$29,058	\$204,817

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
445	\$236,349	\$11,789	\$224,560

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
436	\$236,730	\$11,426	\$225,304

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
CWW - City of Whitewright
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 146
 CXX - No City
 ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	146		20,877,265		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 20,877,265
			Market Value	=	20,877,265
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	20,877,265
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	20,877,265
			Total Exemptions Amount	(-)	8,759,383
			(Breakdown on Next Page)		
			Net Taxable	=	12,117,882

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 12,117,882 * (0.000000 / 100)

Certified Estimate of Market Value: 20,877,265
 Certified Estimate of Taxable Value: 12,117,882

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

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XN	18	0	8,352,522	8,352,522
EX366	36	0	36,066	36,066
SO	4	370,795	0	370,795
	Totals	370,795	8,388,588	8,759,383

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	146		20,877,265		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 20,877,265
			Market Value	=	20,877,265
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	20,877,265
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	20,877,265
			Total Exemptions Amount	(-)	8,759,383
			(Breakdown on Next Page)		
			Net Taxable	=	12,117,882

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 12,117,882 * (0.000000 / 100)

Certified Estimate of Market Value: 20,877,265
Certified Estimate of Taxable Value: 12,117,882

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

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XN	18	0	8,352,522	8,352,522
EX366	36	0	36,066	36,066
SO	4	370,795	0	370,795
	Totals	370,795	8,388,588	8,759,383

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	92		\$0	\$12,488,677	\$12,117,882
X	TOTALLY EXEMPT PROPERTY	54		\$0	\$8,388,588	\$0
Totals			0.0000	\$0	\$20,877,265	\$12,117,882

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	92		\$0	\$12,488,677	\$12,117,882
X	TOTALLY EXEMPT PROPERTY	54		\$0	\$8,388,588	\$0
Totals			0.0000	\$0	\$20,877,265	\$12,117,882

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	28		\$0	\$1,161,868	\$1,124,030
L4	LEASE ACCOUNTS	91		\$0	\$11,326,809	\$10,993,852
X	DO NOT USE	54		\$0	\$8,388,588	\$0
Totals			0.0000	\$0	\$20,877,265	\$12,117,882

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	28		\$0	\$1,161,868	\$1,124,030
L4	LEASE ACCOUNTS	91		\$0	\$11,326,809	\$10,993,852
X	DO NOT USE	54		\$0	\$8,388,588	\$0
Totals			0.0000	\$0	\$20,877,265	\$12,117,882

2025 CERTIFIED TOTALS

Property Count: 146

CXX - No City
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	3	2024 Market Value	\$21,681
ABSOLUTE EXEMPTIONS VALUE LOSS				\$21,681

Exemption	Description	Count	Exemption Amount
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$21,681

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$21,681

New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		25,171,996			
Non Homesite:		36,141,106			
Ag Market:		3,692,297			
Timber Market:		0	Total Land	(+)	65,005,399
Improvement		Value			
Homesite:		179,254,547			
Non Homesite:		89,263,108	Total Improvements	(+)	268,517,655
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	333,523,054
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,692,297	0			
Ag Use:	4,170	0	Productivity Loss	(-)	3,688,127
Timber Use:	0	0	Appraised Value	=	329,834,927
Productivity Loss:	3,688,127	0			
			Homestead Cap	(-)	885,694
			23.231 Cap	(-)	1,782,065
			Assessed Value	=	327,167,168
			Total Exemptions Amount (Breakdown on Next Page)	(-)	30,735,444
			Net Taxable	=	296,431,724

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 296,431,724 * (0.000000 / 100)

Certified Estimate of Market Value: 333,523,054
Certified Estimate of Taxable Value: 296,431,724

Tif Zone Code	Tax Increment Loss
DERVZ1	277,318,609
Tax Increment Finance Value:	277,318,609
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
CCF	1	0	0	0
DV1	1	0	5,000	5,000
DV3	3	0	30,000	30,000
DV4	19	0	228,000	228,000
DV4S	1	0	0	0
DVHSS	5	0	2,107,817	2,107,817
EX-XV	7	0	28,364,627	28,364,627
Totals		0	30,735,444	30,735,444

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		25,171,996			
Non Homesite:		36,141,106			
Ag Market:		3,692,297			
Timber Market:		0	Total Land	(+)	65,005,399
Improvement		Value			
Homesite:		179,254,547			
Non Homesite:		89,263,108	Total Improvements	(+)	268,517,655
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	333,523,054
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,692,297	0			
Ag Use:	4,170	0	Productivity Loss	(-)	3,688,127
Timber Use:	0	0	Appraised Value	=	329,834,927
Productivity Loss:	3,688,127	0			
			Homestead Cap	(-)	885,694
			23.231 Cap	(-)	1,782,065
			Assessed Value	=	327,167,168
			Total Exemptions Amount (Breakdown on Next Page)	(-)	30,735,444
			Net Taxable	=	296,431,724

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 296,431,724 * (0.000000 / 100)

Certified Estimate of Market Value: 333,523,054
Certified Estimate of Taxable Value: 296,431,724

Tif Zone Code	Tax Increment Loss
DERVZ1	277,318,609
Tax Increment Finance Value:	277,318,609
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
CCF	1	0	0	0
DV1	1	0	5,000	5,000
DV3	3	0	30,000	30,000
DV4	19	0	228,000	228,000
DV4S	1	0	0	0
DVHSS	5	0	2,107,817	2,107,817
EX-XV	7	0	28,364,627	28,364,627
Totals		0	30,735,444	30,735,444

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	474	88.4532	\$23,913,058	\$194,309,111	\$191,428,094
B	MULTIFAMILY RESIDENCE	2	8.6910	\$0	\$29,975,988	\$29,975,988
C1	VACANT LOTS AND LAND TRACTS	59	133.3039	\$0	\$15,893,414	\$14,111,349
D1	QUALIFIED OPEN-SPACE LAND	11	154.2993	\$0	\$3,692,297	\$4,170
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$7,303	\$7,303
E	RURAL LAND, NON QUALIFIED OPE	12	81.9262	\$0	\$5,297,243	\$4,921,749
F1	COMMERCIAL REAL PROPERTY	9	14.4340	\$72,169	\$46,922,641	\$46,922,641
O	RESIDENTIAL INVENTORY	56	12.0980	\$5,553,260	\$9,060,430	\$9,060,430
X	TOTALLY EXEMPT PROPERTY	7	115.0030	\$0	\$28,364,627	\$0
Totals			608.2086	\$29,538,487	\$333,523,054	\$296,431,724

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	474	88.4532	\$23,913,058	\$194,309,111	\$191,428,094
B	MULTIFAMILY RESIDENCE	2	8.6910	\$0	\$29,975,988	\$29,975,988
C1	VACANT LOTS AND LAND TRACTS	59	133.3039	\$0	\$15,893,414	\$14,111,349
D1	QUALIFIED OPEN-SPACE LAND	11	154.2993	\$0	\$3,692,297	\$4,170
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$7,303	\$7,303
E	RURAL LAND, NON QUALIFIED OPE	12	81.9262	\$0	\$5,297,243	\$4,921,749
F1	COMMERCIAL REAL PROPERTY	9	14.4340	\$72,169	\$46,922,641	\$46,922,641
O	RESIDENTIAL INVENTORY	56	12.0980	\$5,553,260	\$9,060,430	\$9,060,430
X	TOTALLY EXEMPT PROPERTY	7	115.0030	\$0	\$28,364,627	\$0
Totals			608.2086	\$29,538,487	\$333,523,054	\$296,431,724

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	474	88.4532	\$23,913,058	\$194,309,111	\$191,428,094
B2	REAL-RESIDENTIAL APARTMENTS	2	8.6910	\$0	\$29,975,988	\$29,975,988
C1	REAL-VAC PLATTED LOTS-RESIDENT	36	46.4529	\$0	\$733,129	\$636,813
C1C	REAL-VAC PLATTED LOTS - COMMER	23	86.8510	\$0	\$15,160,285	\$13,474,536
D1	REAL-ACREAGE WITH AG	11	154.2993	\$0	\$3,692,297	\$4,170
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$7,303	\$7,303
E	REAL-NON QUAL OPEN SPACE LAND	12	81.9262	\$0	\$5,297,243	\$4,921,749
F1	COMMERCIAL REAL PROPERTY	9	14.4340	\$72,169	\$46,922,641	\$46,922,641
O1	RESIDENTIAL INVENTORY	56	12.0980	\$5,553,260	\$9,060,430	\$9,060,430
X	DO NOT USE	7	115.0030	\$0	\$28,364,627	\$0
Totals			608.2086	\$29,538,487	\$333,523,054	\$296,431,724

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	474	88.4532	\$23,913,058	\$194,309,111	\$191,428,094
B2	REAL-RESIDENTIAL APARTMENTS	2	8.6910	\$0	\$29,975,988	\$29,975,988
C1	REAL-VAC PLATTED LOTS-RESIDENT	36	46.4529	\$0	\$733,129	\$636,813
C1C	REAL-VAC PLATTED LOTS - COMMER	23	86.8510	\$0	\$15,160,285	\$13,474,536
D1	REAL-ACREAGE WITH AG	11	154.2993	\$0	\$3,692,297	\$4,170
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$7,303	\$7,303
E	REAL-NON QUAL OPEN SPACE LAND	12	81.9262	\$0	\$5,297,243	\$4,921,749
F1	COMMERCIAL REAL PROPERTY	9	14.4340	\$72,169	\$46,922,641	\$46,922,641
O1	RESIDENTIAL INVENTORY	56	12.0980	\$5,553,260	\$9,060,430	\$9,060,430
X	DO NOT USE	7	115.0030	\$0	\$28,364,627	\$0
Totals			608.2086	\$29,538,487	\$333,523,054	\$296,431,724

2025 CERTIFIED TOTALS

Property Count: 623

DERV1 - Denison Reinvestment Zone 1

Effective Rate Assumption

11/18/2025

11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$29,538,487
TOTAL NEW VALUE TAXABLE:	\$29,530,270

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$11,373,969
ABSOLUTE EXEMPTIONS VALUE LOSS				\$11,373,969

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV4	Disabled Veterans 70% - 100%	6	\$72,000
PARTIAL EXEMPTIONS VALUE LOSS			\$77,000
NEW EXEMPTIONS VALUE LOSS			\$11,450,969

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$11,450,969

New Ag / Timber Exemptions

2024 Market Value	\$262,913	Count: 1
2025 Ag/Timber Use	\$166	
NEW AG / TIMBER VALUE LOSS	\$262,747	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
374	\$429,738	\$2,368	\$427,370

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
368	\$426,490	\$1,386	\$425,104

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
374	\$401,946	\$0	\$401,946

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
368	\$401,404	\$0	\$401,404

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
DERV1 - Denison Reinvestment Zone 1

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		7,657,147			
Ag Market:		28,623,885			
Timber Market:		0	Total Land	(+)	36,281,032
Improvement		Value			
Homesite:		85,825			
Non Homesite:		103,965	Total Improvements	(+)	189,790
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,470,822
Ag		Non Exempt	Exempt		
Total Productivity Market:	28,623,885	0			
Ag Use:	68,867	0	Productivity Loss	(-)	28,555,018
Timber Use:	0	0	Appraised Value	=	7,915,804
Productivity Loss:	28,555,018	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	1,863,461
			Assessed Value	=	6,052,343
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	6,052,343

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 6,052,343 * (0.000000 / 100)

Certified Estimate of Market Value: 36,470,822
Certified Estimate of Taxable Value: 6,052,343

Tif Zone Code	Tax Increment Loss
DERVZ2	4,549,600
Tax Increment Finance Value:	4,549,600
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		7,657,147			
Ag Market:		28,623,885			
Timber Market:		0	Total Land	(+)	36,281,032
Improvement		Value			
Homesite:		85,825			
Non Homesite:		103,965	Total Improvements	(+)	189,790
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,470,822
Ag		Non Exempt	Exempt		
Total Productivity Market:	28,623,885	0			
Ag Use:	68,867	0	Productivity Loss	(-)	28,555,018
Timber Use:	0	0	Appraised Value	=	7,915,804
Productivity Loss:	28,555,018	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	1,863,461
			Assessed Value	=	6,052,343
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	6,052,343

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 6,052,343 * (0.000000 / 100)

Certified Estimate of Market Value: 36,470,822
Certified Estimate of Taxable Value: 6,052,343

Tif Zone Code	Tax Increment Loss
DERVZ2	4,549,600
Tax Increment Finance Value:	4,549,600
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
D1	QUALIFIED OPEN-SPACE LAND	27	2,493.6260	\$0	\$28,623,885	\$68,867
D2	IMPROVEMENTS ON QUALIFIED OP	6		\$0	\$15,561	\$15,561
E	RURAL LAND, NON QUALIFIED OPE	16	620.4740	\$85,825	\$7,742,972	\$5,879,511
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			3,114.1001	\$85,825	\$36,470,822	\$6,052,343

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
D1	QUALIFIED OPEN-SPACE LAND	27	2,493.6260	\$0	\$28,623,885	\$68,867
D2	IMPROVEMENTS ON QUALIFIED OP	6		\$0	\$15,561	\$15,561
E	RURAL LAND, NON QUALIFIED OPE	16	620.4740	\$85,825	\$7,742,972	\$5,879,511
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			3,114.1001	\$85,825	\$36,470,822	\$6,052,343

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	1	0.0001	\$0	\$0	\$0
D1	REAL-ACREAGE WITH AG	27	2,493.6260	\$0	\$28,623,885	\$68,867
D2	FARM & RANCH IMPS ON AG QUALI	6		\$0	\$15,561	\$15,561
E	REAL-NON QUAL OPEN SPACE LAND	16	620.4740	\$85,825	\$7,742,972	\$5,879,511
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			3,114.1001	\$85,825	\$36,470,822	\$6,052,343

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	1	0.0001	\$0	\$0	\$0
D1	REAL-ACREAGE WITH AG	27	2,493.6260	\$0	\$28,623,885	\$68,867
D2	FARM & RANCH IMPS ON AG QUALI	6		\$0	\$15,561	\$15,561
E	REAL-NON QUAL OPEN SPACE LAND	16	620.4740	\$85,825	\$7,742,972	\$5,879,511
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			3,114.1001	\$85,825	\$36,470,822	\$6,052,343

2025 CERTIFIED TOTALS

Property Count: 42

DERV2 - Denison Reinvestment Zone 2
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$85,825
TOTAL NEW VALUE TAXABLE:	\$85,825

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		36,659,616			
Non Homesite:		88,883,777			
Ag Market:		108,628			
Timber Market:		0	Total Land	(+)	125,652,021
Improvement		Value			
Homesite:		98,647,264			
Non Homesite:		183,377,046	Total Improvements	(+)	282,024,310
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	407,676,331
Ag		Non Exempt	Exempt		
Total Productivity Market:	108,628	0			
Ag Use:	228	0	Productivity Loss	(-)	108,400
Timber Use:	0	0	Appraised Value	=	407,567,931
Productivity Loss:	108,400	0			
			Homestead Cap	(-)	7,908,333
			23.231 Cap	(-)	16,663,904
			Assessed Value	=	382,995,694
			Total Exemptions Amount (Breakdown on Next Page)	(-)	50,284,835
			Net Taxable	=	332,710,859

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 332,710,859 * (0.000000 / 100)

Certified Estimate of Market Value: 407,676,331
Certified Estimate of Taxable Value: 332,710,859

Tif Zone Code	Tax Increment Loss
DERVZ3	247,979,773
Tax Increment Finance Value:	247,979,773
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1S	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	4	0	40,000	40,000
DV4	13	0	156,000	156,000
DV4S	5	0	60,000	60,000
EX-XD	1	0	43,054	43,054
EX-XG	2	0	1,408,493	1,408,493
EX-XL	2	0	559,753	559,753
EX-XU	1	0	595,973	595,973
EX-XV	102	0	47,409,062	47,409,062
SO	2	0	0	0
Totals		0	50,284,835	50,284,835

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		36,659,616			
Non Homesite:		88,883,777			
Ag Market:		108,628			
Timber Market:		0	Total Land	(+)	125,652,021
Improvement		Value			
Homesite:		98,647,264			
Non Homesite:		183,377,046	Total Improvements	(+)	282,024,310
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	407,676,331
Ag		Non Exempt	Exempt		
Total Productivity Market:	108,628	0			
Ag Use:	228	0	Productivity Loss	(-)	108,400
Timber Use:	0	0	Appraised Value	=	407,567,931
Productivity Loss:	108,400	0			
			Homestead Cap	(-)	7,908,333
			23.231 Cap	(-)	16,663,904
			Assessed Value	=	382,995,694
			Total Exemptions Amount (Breakdown on Next Page)	(-)	50,284,835
			Net Taxable	=	332,710,859

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 332,710,859 * (0.000000 / 100)

Certified Estimate of Market Value: 407,676,331
Certified Estimate of Taxable Value: 332,710,859

Tif Zone Code	Tax Increment Loss
DERVZ3	247,979,773
Tax Increment Finance Value:	247,979,773
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1S	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV3	4	0	40,000	40,000
DV4	13	0	156,000	156,000
DV4S	5	0	60,000	60,000
EX-XD	1	0	43,054	43,054
EX-XG	2	0	1,408,493	1,408,493
EX-XL	2	0	559,753	559,753
EX-XU	1	0	595,973	595,973
EX-XV	102	0	47,409,062	47,409,062
SO	2	0	0	0
Totals		0	50,284,835	50,284,835

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	830	148.8333	\$4,080,019	\$140,170,280	\$131,521,675
B	MULTIFAMILY RESIDENCE	86	16.0617	\$1,303,483	\$28,827,219	\$28,778,018
C1	VACANT LOTS AND LAND TRACTS	235	115.1674	\$0	\$11,212,097	\$9,714,581
D1	QUALIFIED OPEN-SPACE LAND	1	9.5000	\$0	\$108,628	\$228
E	RURAL LAND, NON QUALIFIED OPE	1	14.0300	\$0	\$250,000	\$250,000
F1	COMMERCIAL REAL PROPERTY	419	187.8484	\$1,638,622	\$171,251,718	\$161,779,289
J4	TELEPHONE COMPANY (INCLUDI	1	0.4132	\$0	\$642,446	\$642,446
J5	RAILROAD	1	0.6850	\$0	\$30,346	\$24,622
X	TOTALLY EXEMPT PROPERTY	108	86.8317	\$1,177,461	\$55,183,597	\$0
Totals			579.3707	\$8,199,585	\$407,676,331	\$332,710,859

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	830	148.8333	\$4,080,019	\$140,170,280	\$131,521,675
B	MULTIFAMILY RESIDENCE	86	16.0617	\$1,303,483	\$28,827,219	\$28,778,018
C1	VACANT LOTS AND LAND TRACTS	235	115.1674	\$0	\$11,212,097	\$9,714,581
D1	QUALIFIED OPEN-SPACE LAND	1	9.5000	\$0	\$108,628	\$228
E	RURAL LAND, NON QUALIFIED OPE	1	14.0300	\$0	\$250,000	\$250,000
F1	COMMERCIAL REAL PROPERTY	419	187.8484	\$1,638,622	\$171,251,718	\$161,779,289
J4	TELEPHONE COMPANY (INCLUDI	1	0.4132	\$0	\$642,446	\$642,446
J5	RAILROAD	1	0.6850	\$0	\$30,346	\$24,622
X	TOTALLY EXEMPT PROPERTY	108	86.8317	\$1,177,461	\$55,183,597	\$0
Totals			579.3707	\$8,199,585	\$407,676,331	\$332,710,859

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	820	144.3950	\$4,080,019	\$139,367,490	\$130,799,772
A2	REAL-RESIDENTIAL MOBILE HOMES	5	0.8610	\$0	\$300,204	\$219,317
A4	REAL-OTHER IMPROVEMENTS WITH	7	3.5773	\$0	\$502,586	\$502,586
B1	REAL-RESIDENTIAL DUPLEXES	80	14.0741	\$1,303,483	\$21,925,736	\$21,876,535
B2	REAL-RESIDENTIAL APARTMENTS	6	1.9876	\$0	\$6,901,483	\$6,901,483
C1	REAL-VAC PLATTED LOTS-RESIDENT	150	37.2986	\$0	\$5,787,690	\$5,546,618
C1C	REAL-VAC PLATTED LOTS - COMMER	85	77.8688	\$0	\$5,424,407	\$4,167,963
D1	REAL-ACREAGE WITH AG	1	9.5000	\$0	\$108,628	\$228
E	REAL-NON QUAL OPEN SPACE LAND	1	14.0300	\$0	\$250,000	\$250,000
F1	COMMERCIAL REAL PROPERTY	419	187.8484	\$1,638,622	\$171,251,718	\$161,779,289
J4	TELEPHONE COMPANY (INCLUDING I	1	0.4132	\$0	\$642,446	\$642,446
J5	RAILROAD	1	0.6850	\$0	\$30,346	\$24,622
X	DO NOT USE	108	86.8317	\$1,177,461	\$55,183,597	\$0
Totals			579.3707	\$8,199,585	\$407,676,331	\$332,710,859

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	820	144.3950	\$4,080,019	\$139,367,490	\$130,799,772
A2	REAL-RESIDENTIAL MOBILE HOMES	5	0.8610	\$0	\$300,204	\$219,317
A4	REAL-OTHER IMPROVEMENTS WITH	7	3.5773	\$0	\$502,586	\$502,586
B1	REAL-RESIDENTIAL DUPLEXES	80	14.0741	\$1,303,483	\$21,925,736	\$21,876,535
B2	REAL-RESIDENTIAL APARTMENTS	6	1.9876	\$0	\$6,901,483	\$6,901,483
C1	REAL-VAC PLATTED LOTS-RESIDENT	150	37.2986	\$0	\$5,787,690	\$5,546,618
C1C	REAL-VAC PLATTED LOTS - COMMER	85	77.8688	\$0	\$5,424,407	\$4,167,963
D1	REAL-ACREAGE WITH AG	1	9.5000	\$0	\$108,628	\$228
E	REAL-NON QUAL OPEN SPACE LAND	1	14.0300	\$0	\$250,000	\$250,000
F1	COMMERCIAL REAL PROPERTY	419	187.8484	\$1,638,622	\$171,251,718	\$161,779,289
J4	TELEPHONE COMPANY (INCLUDING I	1	0.4132	\$0	\$642,446	\$642,446
J5	RAILROAD	1	0.6850	\$0	\$30,346	\$24,622
X	DO NOT USE	108	86.8317	\$1,177,461	\$55,183,597	\$0
Totals			579.3707	\$8,199,585	\$407,676,331	\$332,710,859

2025 CERTIFIED TOTALS

Property Count: 1,660

DERV3 - Denison Reinvestment Zone 3
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$8,199,585
TOTAL NEW VALUE TAXABLE:	\$6,984,961

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	2	\$24,000
PARTIAL EXEMPTIONS VALUE LOSS		3	\$34,000
NEW EXEMPTIONS VALUE LOSS			\$34,000

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$34,000
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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
422	\$179,214	\$18,740	\$160,474

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
422	\$179,214	\$18,740	\$160,474

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
422	\$162,260	\$9,003	\$153,257

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
422	\$162,260	\$9,003	\$153,257

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
DERV3 - Denison Reinvestment Zone 3
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		46,490,523			
Non Homesite:		25,361,602			
Ag Market:		15,881,969			
Timber Market:		0	Total Land	(+)	87,734,094
Improvement		Value			
Homesite:		118,859,042			
Non Homesite:		25,762,471	Total Improvements	(+)	144,621,513
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	232,355,607
Ag		Non Exempt	Exempt		
Total Productivity Market:	15,881,969	0			
Ag Use:	15,774	0	Productivity Loss	(-)	15,866,195
Timber Use:	0	0	Appraised Value	=	216,489,412
Productivity Loss:	15,866,195	0			
			Homestead Cap	(-)	4,187,333
			23.231 Cap	(-)	1,414,471
			Assessed Value	=	210,887,608
			Total Exemptions Amount (Breakdown on Next Page)	(-)	240,689
			Net Taxable	=	210,646,919

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 210,646,919 * (0.000000 / 100)

Certified Estimate of Market Value: 232,355,607
Certified Estimate of Taxable Value: 210,646,919

Tif Zone Code	Tax Increment Loss
DERVZ4	114,572,150
Tax Increment Finance Value:	114,572,150
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DVHSS	1	0	240,689	240,689
Totals		0	240,689	240,689

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		46,490,523			
Non Homesite:		25,361,602			
Ag Market:		15,881,969			
Timber Market:		0	Total Land	(+)	87,734,094
Improvement		Value			
Homesite:		118,859,042			
Non Homesite:		25,762,471	Total Improvements	(+)	144,621,513
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	232,355,607
Ag	Non Exempt	Exempt			
Total Productivity Market:	15,881,969	0			
Ag Use:	15,774	0	Productivity Loss	(-)	15,866,195
Timber Use:	0	0	Appraised Value	=	216,489,412
Productivity Loss:	15,866,195	0			
			Homestead Cap	(-)	4,187,333
			23.231 Cap	(-)	1,414,471
			Assessed Value	=	210,887,608
			Total Exemptions Amount (Breakdown on Next Page)	(-)	240,689
			Net Taxable	=	210,646,919

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 210,646,919 * (0.000000 / 100)

Certified Estimate of Market Value: 232,355,607
Certified Estimate of Taxable Value: 210,646,919

Tif Zone Code	Tax Increment Loss
DERVZ4	114,572,150
Tax Increment Finance Value:	114,572,150
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DVHSS	1	0	240,689	240,689
	Totals	0	240,689	240,689

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	475	388.1078	\$2,152,678	\$155,905,452	\$152,815,050
C1	VACANT LOTS AND LAND TRACTS	80	217.1118	\$0	\$14,639,963	\$14,326,235
D1	QUALIFIED OPEN-SPACE LAND	36	490.6630	\$0	\$15,881,969	\$15,774
D2	IMPROVEMENTS ON QUALIFIED OP	7		\$0	\$132,058	\$132,058
E	RURAL LAND, NON QUALIFIED OPE	36	219.9670	\$0	\$15,349,936	\$13,017,395
F1	COMMERCIAL REAL PROPERTY	11	171.0610	\$5,439	\$27,831,773	\$27,725,951
O	RESIDENTIAL INVENTORY	32	6.2250	\$1,231,718	\$2,614,456	\$2,614,456
Totals			1,493.1356	\$3,389,835	\$232,355,607	\$210,646,919

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	475	388.1078	\$2,152,678	\$155,905,452	\$152,815,050
C1	VACANT LOTS AND LAND TRACTS	80	217.1118	\$0	\$14,639,963	\$14,326,235
D1	QUALIFIED OPEN-SPACE LAND	36	490.6630	\$0	\$15,881,969	\$15,774
D2	IMPROVEMENTS ON QUALIFIED OP	7		\$0	\$132,058	\$132,058
E	RURAL LAND, NON QUALIFIED OPE	36	219.9670	\$0	\$15,349,936	\$13,017,395
F1	COMMERCIAL REAL PROPERTY	11	171.0610	\$5,439	\$27,831,773	\$27,725,951
O	RESIDENTIAL INVENTORY	32	6.2250	\$1,231,718	\$2,614,456	\$2,614,456
Totals			1,493.1356	\$3,389,835	\$232,355,607	\$210,646,919

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	464	378.9438	\$2,149,428	\$154,621,647	\$151,659,636
A2	REAL-RESIDENTIAL MOBILE HOMES	7	5.2650	\$0	\$1,055,581	\$931,257
A4	REAL-OTHER IMPROVEMENTS WITH	7	3.8990	\$3,250	\$228,224	\$224,157
C1	REAL-VAC PLATTED LOTS-RESIDENT	47	84.3532	\$0	\$4,368,536	\$4,346,461
C1C	REAL-VAC PLATTED LOTS - COMMER	33	132.7586	\$0	\$10,271,427	\$9,979,774
D1	REAL-ACREAGE WITH AG	36	490.6630	\$0	\$15,881,969	\$15,774
D2	FARM & RANCH IMPS ON AG QUALI	7		\$0	\$132,058	\$132,058
E	REAL-NON QUAL OPEN SPACE LAND	36	219.9670	\$0	\$15,349,936	\$13,017,395
F1	COMMERCIAL REAL PROPERTY	11	171.0610	\$5,439	\$27,831,773	\$27,725,951
O1	RESIDENTIAL INVENTORY	32	6.2250	\$1,231,718	\$2,614,456	\$2,614,456
Totals			1,493.1356	\$3,389,835	\$232,355,607	\$210,646,919

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	464	378.9438	\$2,149,428	\$154,621,647	\$151,659,636
A2	REAL-RESIDENTIAL MOBILE HOMES	7	5.2650	\$0	\$1,055,581	\$931,257
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C1	REAL-VAC PLATTED LOTS-RESIDENT	47	84.3532	\$0	\$4,368,536	\$4,346,461
C1C	REAL-VAC PLATTED LOTS - COMMER	33	132.7586	\$0	\$10,271,427	\$9,979,774
D1	REAL-ACREAGE WITH AG	36	490.6630	\$0	\$15,881,969	\$15,774
D2	FARM & RANCH IMPS ON AG QUALI	7		\$0	\$132,058	\$132,058
E	REAL-NON QUAL OPEN SPACE LAND	36	219.9670	\$0	\$15,349,936	\$13,017,395
F1	COMMERCIAL REAL PROPERTY	11	171.0610	\$5,439	\$27,831,773	\$27,725,951
O1	RESIDENTIAL INVENTORY	32	6.2250	\$1,231,718	\$2,614,456	\$2,614,456
Totals			1,493.1356	\$3,389,835	\$232,355,607	\$210,646,919

2025 CERTIFIED TOTALS

Property Count: 651

DERV4 - Denison Reinvestment Zone 4
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$3,389,835
TOTAL NEW VALUE TAXABLE:	\$3,389,835

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations**

Count	Market Value	Taxable Value
1	\$417,362	\$538

Average Homestead Value**Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
400	\$359,797	\$10,468	\$349,329

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
386	\$347,896	\$7,372	\$340,524

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
400	\$305,094	\$0	\$305,094

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
386	\$303,746	\$0	\$303,746

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
DERV4 - Denison Reinvestment Zone 4
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		73,945,845			
Non Homesite:		74,574,957			
Ag Market:		24,940,822			
Timber Market:		0	Total Land	(+)	173,461,624
Improvement		Value			
Homesite:		163,365,123			
Non Homesite:		114,042,912	Total Improvements	(+)	277,408,035
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	450,869,659
Ag	Non Exempt	Exempt			
Total Productivity Market:	24,940,822	0			
Ag Use:	23,846	0	Productivity Loss	(-)	24,916,976
Timber Use:	0	0	Appraised Value	=	425,952,683
Productivity Loss:	24,916,976	0			
			Homestead Cap	(-)	8,943,691
			23.231 Cap	(-)	7,903,773
			Assessed Value	=	409,105,219
			Total Exemptions Amount (Breakdown on Next Page)	(-)	152,788
			Net Taxable	=	408,952,431

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 408,952,431 * (0.000000 / 100)

Certified Estimate of Market Value: 450,869,659
 Certified Estimate of Taxable Value: 408,952,431

Tif Zone Code	Tax Increment Loss
DERVZ5	218,028,237
Tax Increment Finance Value:	218,028,237
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DVHSS	1	0	152,788	152,788
	Totals	0	152,788	152,788

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		73,945,845			
Non Homesite:		74,574,957			
Ag Market:		24,940,822			
Timber Market:		0	Total Land	(+)	173,461,624
Improvement		Value			
Homesite:		163,365,123			
Non Homesite:		114,042,912	Total Improvements	(+)	277,408,035
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	450,869,659
Ag	Non Exempt	Exempt			
Total Productivity Market:	24,940,822	0			
Ag Use:	23,846	0	Productivity Loss	(-)	24,916,976
Timber Use:	0	0	Appraised Value	=	425,952,683
Productivity Loss:	24,916,976	0			
			Homestead Cap	(-)	8,943,691
			23.231 Cap	(-)	7,903,773
			Assessed Value	=	409,105,219
			Total Exemptions Amount (Breakdown on Next Page)	(-)	152,788
			Net Taxable	=	408,952,431

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 408,952,431 * (0.000000 / 100)

Certified Estimate of Market Value: 450,869,659
Certified Estimate of Taxable Value: 408,952,431

Tif Zone Code	Tax Increment Loss
DERVZ5	218,028,237
Tax Increment Finance Value:	218,028,237
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DVHSS	1	0	152,788	152,788
	Totals	0	152,788	152,788

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,235	634.5402	\$6,059,079	\$233,527,418	\$225,172,012
B	MULTIFAMILY RESIDENCE	25	16.5977	\$1,672,289	\$31,216,798	\$31,011,042
C1	VACANT LOTS AND LAND TRACTS	577	466.9406	\$0	\$26,809,631	\$24,306,875
D1	QUALIFIED OPEN-SPACE LAND	53	841.1851	\$0	\$24,940,822	\$23,846
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$10,121	\$10,121
E	RURAL LAND, NON QUALIFIED OPE	62	689.5279	\$117,187	\$23,739,798	\$21,003,438
F1	COMMERCIAL REAL PROPERTY	164	358.6603	\$613,991	\$109,660,211	\$106,478,493
F2	INDUSTRIAL AND MANUFACTURIN	2	2.1260	\$0	\$776,263	\$758,007
J2	GAS DISTRIBUTION SYSTEM	1	0.1722	\$0	\$48,750	\$48,750
J3	ELECTRIC COMPANY (INCLUDING C	1	1.5000	\$0	\$73,200	\$73,200
J4	TELEPHONE COMPANY (INCLUDI	1	0.3400	\$0	\$66,647	\$66,647
Totals			3,011.5900	\$8,462,546	\$450,869,659	\$408,952,431

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,235	634.5402	\$6,059,079	\$233,527,418	\$225,172,012
B	MULTIFAMILY RESIDENCE	25	16.5977	\$1,672,289	\$31,216,798	\$31,011,042
C1	VACANT LOTS AND LAND TRACTS	577	466.9406	\$0	\$26,809,631	\$24,306,875
D1	QUALIFIED OPEN-SPACE LAND	53	841.1851	\$0	\$24,940,822	\$23,846
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$10,121	\$10,121
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F1	COMMERCIAL REAL PROPERTY	164	358.6603	\$613,991	\$109,660,211	\$106,478,493
F2	INDUSTRIAL AND MANUFACTURIN	2	2.1260	\$0	\$776,263	\$758,007
J2	GAS DISTRIBUTION SYSTEM	1	0.1722	\$0	\$48,750	\$48,750
J3	ELECTRIC COMPANY (INCLUDING C	1	1.5000	\$0	\$73,200	\$73,200
J4	TELEPHONE COMPANY (INCLUDI	1	0.3400	\$0	\$66,647	\$66,647
Totals			3,011.5900	\$8,462,546	\$450,869,659	\$408,952,431

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1,214	605.1259	\$6,059,079	\$231,264,277	\$223,204,246
A2	REAL-RESIDENTIAL MOBILE HOMES	15	20.0152	\$0	\$1,589,518	\$1,331,723
A4	REAL-OTHER IMPROVEMENTS WITH	14	9.3991	\$0	\$673,623	\$636,043
B1	REAL-RESIDENTIAL DUPLEXES	15	2.9197	\$0	\$2,872,340	\$2,872,340
B2	REAL-RESIDENTIAL APARTMENTS	10	13.6780	\$1,672,289	\$28,344,458	\$28,138,702
C1	REAL-VAC PLATTED LOTS-RESIDENT	476	230.3435	\$0	\$11,749,116	\$10,506,001
C1C	REAL-VAC PLATTED LOTS - COMMER	101	236.5971	\$0	\$15,060,515	\$13,800,874
D1	REAL-ACREAGE WITH AG	53	841.1851	\$0	\$24,940,822	\$23,846
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$10,121	\$10,121
E	REAL-NON QUAL OPEN SPACE LAND	62	689.5279	\$117,187	\$23,739,798	\$21,003,438
F1	COMMERCIAL REAL PROPERTY	164	358.6603	\$613,991	\$109,660,211	\$106,478,493
F2	INDUSTRIAL REAL PROPERTY	2	2.1260	\$0	\$776,263	\$758,007
J2	GAS DISTRIBUTION SYSTEM	1	0.1722	\$0	\$48,750	\$48,750
J3	ELECTRIC COMPANY (INCLUDING CC	1	1.5000	\$0	\$73,200	\$73,200
J4	TELEPHONE COMPANY (INCLUDING	1	0.3400	\$0	\$66,647	\$66,647
Totals			3,011.5900	\$8,462,546	\$450,869,659	\$408,952,431

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1,214	605.1259	\$6,059,079	\$231,264,277	\$223,204,246
A2	REAL-RESIDENTIAL MOBILE HOMES	15	20.0152	\$0	\$1,589,518	\$1,331,723
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B1	REAL-RESIDENTIAL DUPLEXES	15	2.9197	\$0	\$2,872,340	\$2,872,340
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C1	REAL-VAC PLATTED LOTS-RESIDENT	476	230.3435	\$0	\$11,749,116	\$10,506,001
C1C	REAL-VAC PLATTED LOTS - COMMER	101	236.5971	\$0	\$15,060,515	\$13,800,874
D1	REAL-ACREAGE WITH AG	53	841.1851	\$0	\$24,940,822	\$23,846
D2	FARM & RANCH IMPS ON AG QUALI	4		\$0	\$10,121	\$10,121
E	REAL-NON QUAL OPEN SPACE LAND	62	689.5279	\$117,187	\$23,739,798	\$21,003,438
F1	COMMERCIAL REAL PROPERTY	164	358.6603	\$613,991	\$109,660,211	\$106,478,493
F2	INDUSTRIAL REAL PROPERTY	2	2.1260	\$0	\$776,263	\$758,007
J2	GAS DISTRIBUTION SYSTEM	1	0.1722	\$0	\$48,750	\$48,750
J3	ELECTRIC COMPANY (INCLUDING CC	1	1.5000	\$0	\$73,200	\$73,200
J4	TELEPHONE COMPANY (INCLUDING	1	0.3400	\$0	\$66,647	\$66,647
Totals			3,011.5900	\$8,462,546	\$450,869,659	\$408,952,431

2025 CERTIFIED TOTALS

Property Count: 2,108

DERV5 - Denison Reinvestment Zone 5
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$8,462,546
TOTAL NEW VALUE TAXABLE:	\$8,462,546

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions**

2024 Market Value	\$301,281	Count: 2
2025 Ag/Timber Use	\$609	

NEW AG / TIMBER VALUE LOSS \$300,672**New Annexations****New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
765	\$214,313	\$11,691	\$202,622

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
751	\$210,374	\$10,651	\$199,723

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
765	\$193,346	\$0	\$193,346

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
751	\$192,918	\$0	\$192,918

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
DERV5 - Denison Reinvestment Zone 5
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		103,920			
Non Homesite:		5,007,030			
Ag Market:		24,779,166			
Timber Market:		0	Total Land	(+)	29,890,116
Improvement		Value			
Homesite:		389,807			
Non Homesite:		20,586	Total Improvements	(+)	410,393
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	30,300,509
Ag	Non Exempt	Exempt			
Total Productivity Market:	24,779,166	0			
Ag Use:	212,399	0	Productivity Loss	(-)	24,566,767
Timber Use:	0	0	Appraised Value	=	5,733,742
Productivity Loss:	24,566,767	0			
			Homestead Cap	(-)	44,118
			23.231 Cap	(-)	0
			Assessed Value	=	5,689,624
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	5,689,624

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 5,689,624 * (0.000000 / 100)

Certified Estimate of Market Value: 30,300,509
Certified Estimate of Taxable Value: 5,689,624

Tax Increment Finance Value: -1,210,488,629
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		103,920			
Non Homesite:		5,007,030			
Ag Market:		24,779,166			
Timber Market:		0	Total Land	(+)	29,890,116
Improvement			Value		
Homesite:		389,807			
Non Homesite:		20,586	Total Improvements	(+)	410,393
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	30,300,509
Ag	Non Exempt	Exempt			
Total Productivity Market:	24,779,166	0			
Ag Use:	212,399	0	Productivity Loss	(-)	24,566,767
Timber Use:	0	0	Appraised Value	=	5,733,742
Productivity Loss:	24,566,767	0			
			Homestead Cap	(-)	44,118
			23.231 Cap	(-)	0
			Assessed Value	=	5,689,624
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	5,689,624

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 5,689,624 * (0.000000 / 100)

Certified Estimate of Market Value: 30,300,509
Certified Estimate of Taxable Value: 5,689,624

Tax Increment Finance Value: -1,210,488,629
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	4.0401	\$0	\$618,036	\$573,918
D1	QUALIFIED OPEN-SPACE LAND	28	1,244.1495	\$0	\$24,779,166	\$212,399
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$2,275	\$2,275
E	RURAL LAND, NON QUALIFIED OPE	7	113.1780	\$0	\$3,077,807	\$3,077,807
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			1,396.4296	\$0	\$30,300,509	\$5,689,624

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	4.0401	\$0	\$618,036	\$573,918
D1	QUALIFIED OPEN-SPACE LAND	28	1,244.1495	\$0	\$24,779,166	\$212,399
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$2,275	\$2,275
E	RURAL LAND, NON QUALIFIED OPE	7	113.1780	\$0	\$3,077,807	\$3,077,807
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			1,396.4296	\$0	\$30,300,509	\$5,689,624

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	2	4.0401	\$0	\$618,036	\$573,918
D1	REAL-ACREAGE WITH AG	28	1,244.1495	\$0	\$24,779,166	\$212,399
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$2,275	\$2,275
E	REAL-NON QUAL OPEN SPACE LAND	7	113.1780	\$0	\$3,077,807	\$3,077,807
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			1,396.4296	\$0	\$30,300,509	\$5,689,624

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	2	4.0401	\$0	\$618,036	\$573,918
D1	REAL-ACREAGE WITH AG	28	1,244.1495	\$0	\$24,779,166	\$212,399
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$2,275	\$2,275
E	REAL-NON QUAL OPEN SPACE LAND	7	113.1780	\$0	\$3,077,807	\$3,077,807
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			1,396.4296	\$0	\$30,300,509	\$5,689,624

2025 CERTIFIED TOTALS

Property Count: 41

DORV1 - Dorchester Reinvestment Zone 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
1	\$493,727	\$44,118	\$449,609

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1	\$493,727	\$44,118	\$449,609

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1	\$493,727	\$44,118	\$449,609

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1	\$493,727	\$44,118	\$449,609

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
DORV1 - Dorchester Reinvestment Zone 1

2025 CERTIFIED TOTALS

Property Count: 336

GCRV1 - Grayson County Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		6,010,115			
Non Homesite:		45,285,491			
Ag Market:		478,894,580			
Timber Market:		0	Total Land	(+)	530,190,186
Improvement		Value			
Homesite:		12,430,324			
Non Homesite:		7,186,163	Total Improvements	(+)	19,616,487
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	549,806,673
Ag	Non Exempt	Exempt			
Total Productivity Market:	475,009,419	3,885,161			
Ag Use:	710,496	2,941	Productivity Loss	(-)	474,298,923
Timber Use:	0	0	Appraised Value	=	75,507,750
Productivity Loss:	474,298,923	3,882,220			
			Homestead Cap	(-)	964,729
			23.231 Cap	(-)	1,266,469
			Assessed Value	=	73,276,552
			Total Exemptions Amount (Breakdown on Next Page)	(-)	40,044,849
			Net Taxable	=	33,231,703

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 33,231,703 * (0.000000 / 100)

Certified Estimate of Market Value: 549,806,673
Certified Estimate of Taxable Value: 33,231,703

Tax Increment Finance Value: -35,641,893
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 336

GCRV1 - Grayson County Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV4	1	0	12,000	12,000
EX-XV	25	0	40,027,849	40,027,849
Totals		0	40,044,849	40,044,849

2025 CERTIFIED TOTALSGCRV1 - Grayson County Reinvestment Zone 1
Under ARB Review Totals

Property Count: 2

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		7,523,999			
Timber Market:		0	Total Land	(+)	7,523,999
Improvement		Value			
Homesite:		0			
Non Homesite:		10,205	Total Improvements	(+)	10,205
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,534,204
Ag	Non Exempt	Exempt			
Total Productivity Market:	7,523,999	0			
Ag Use:	5,350	0	Productivity Loss	(-)	7,518,649
Timber Use:	0	0	Appraised Value	=	15,555
Productivity Loss:	7,518,649	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	15,555
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	15,555

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 15,555 * (0.000000 / 100)

Certified Estimate of Market Value: 6,794,645
Certified Estimate of Taxable Value: 15,392

Tif Zone Code	Tax Increment Loss
GCRV1	15,555
Tax Increment Finance Value:	15,555
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS
GCRV1 - Grayson County Reinvestment Zone 1

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 338

GCRV1 - Grayson County Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		6,010,115			
Non Homesite:		45,285,491			
Ag Market:		486,418,579			
Timber Market:		0	Total Land	(+)	537,714,185
Improvement		Value			
Homesite:		12,430,324			
Non Homesite:		7,196,368	Total Improvements	(+)	19,626,692
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	557,340,877
Ag	Non Exempt	Exempt			
Total Productivity Market:	482,533,418	3,885,161			
Ag Use:	715,846	2,941	Productivity Loss	(-)	481,817,572
Timber Use:	0	0	Appraised Value	=	75,523,305
Productivity Loss:	481,817,572	3,882,220			
			Homestead Cap	(-)	964,729
			23.231 Cap	(-)	1,266,469
			Assessed Value	=	73,292,107
			Total Exemptions Amount (Breakdown on Next Page)	(-)	40,044,849
			Net Taxable	=	33,247,258

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 33,247,258 * (0.000000 / 100)

Certified Estimate of Market Value: 556,601,318
Certified Estimate of Taxable Value: 33,247,095

Tax Increment Finance Value: -35,626,338
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 338

GCRV1 - Grayson County Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV4	1	0	12,000	12,000
EX-XV	25	0	40,027,849	40,027,849
Totals		0	40,044,849	40,044,849

2025 CERTIFIED TOTALS

Property Count: 336

GCRV1 - Grayson County Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	30	33.3609	\$177,767	\$6,116,645	\$5,759,286
C1	VACANT LOTS AND LAND TRACTS	16	13.2922	\$0	\$2,861,159	\$2,769,751
D1	QUALIFIED OPEN-SPACE LAND	246	10,655.0503	\$0	\$475,009,419	\$709,799
D2	IMPROVEMENTS ON QUALIFIED OP	41		\$0	\$552,831	\$540,984
E	RURAL LAND, NON QUALIFIED OPE	52	116.3231	\$155,143	\$14,675,905	\$13,805,341
F1	COMMERCIAL REAL PROPERTY	8	21.0950	\$0	\$10,562,865	\$9,646,542
X	TOTALLY EXEMPT PROPERTY	25	216.3023	\$0	\$40,027,849	\$0
Totals			11,055.4238	\$332,910	\$549,806,673	\$33,231,703

2025 CERTIFIED TOTALS

Property Count: 2

GCRV1 - Grayson County Reinvestment Zone 1
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	2	192.8340	\$0	\$7,523,999	\$5,350
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$10,205	\$10,205
Totals			192.8340	\$0	\$7,534,204	\$15,555

2025 CERTIFIED TOTALS

Property Count: 338

GCRV1 - Grayson County Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	30	33.3609	\$177,767	\$6,116,645	\$5,759,286
C1	VACANT LOTS AND LAND TRACTS	16	13.2922	\$0	\$2,861,159	\$2,769,751
D1	QUALIFIED OPEN-SPACE LAND	248	10,847.8843	\$0	\$482,533,418	\$715,149
D2	IMPROVEMENTS ON QUALIFIED OP	42		\$0	\$563,036	\$551,189
E	RURAL LAND, NON QUALIFIED OPE	52	116.3231	\$155,143	\$14,675,905	\$13,805,341
F1	COMMERCIAL REAL PROPERTY	8	21.0950	\$0	\$10,562,865	\$9,646,542
X	TOTALLY EXEMPT PROPERTY	25	216.3023	\$0	\$40,027,849	\$0
Totals			11,248.2578	\$332,910	\$557,340,877	\$33,247,258

2025 CERTIFIED TOTALS

Property Count: 336

GCRV1 - Grayson County Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	17	23.0112	\$176,766	\$4,631,738	\$4,466,058
A2	REAL-RESIDENTIAL MOBILE HOMES	13	9.4220	\$1,001	\$1,393,008	\$1,201,329
A4	REAL-OTHER IMPROVEMENTS WITH	2	0.9277	\$0	\$91,899	\$91,899
C1	REAL-VAC PLATTED LOTS-RESIDENT	11	4.8542	\$0	\$507,144	\$415,736
C1C	REAL-VAC PLATTED LOTS - COMMER	5	8.4380	\$0	\$2,354,015	\$2,354,015
D1	REAL-ACREAGE WITH AG	246	10,655.0503	\$0	\$475,009,419	\$709,799
D2	FARM & RANCH IMPS ON AG QUALI	41		\$0	\$552,831	\$540,984
E	REAL-NON QUAL OPEN SPACE LAND	52	116.3231	\$155,143	\$14,675,905	\$13,805,341
F1	COMMERCIAL REAL PROPERTY	8	21.0950	\$0	\$10,562,865	\$9,646,542
X	DO NOT USE	25	216.3023	\$0	\$40,027,849	\$0
Totals			11,055.4238	\$332,910	\$549,806,673	\$33,231,703

2025 CERTIFIED TOTALS

Property Count: 2

GCRV1 - Grayson County Reinvestment Zone 1
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	2	192.8340	\$0	\$7,523,999	\$5,350
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$10,205	\$10,205
Totals			192.8340	\$0	\$7,534,204	\$15,555

2025 CERTIFIED TOTALSGCRV1 - Grayson County Reinvestment Zone 1
Grand Totals

Property Count: 338

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	17	23.0112	\$176,766	\$4,631,738	\$4,466,058
A2	REAL-RESIDENTIAL MOBILE HOMES	13	9.4220	\$1,001	\$1,393,008	\$1,201,329
A4	REAL-OTHER IMPROVEMENTS WITH	2	0.9277	\$0	\$91,899	\$91,899
C1	REAL-VAC PLATTED LOTS-RESIDENT	11	4.8542	\$0	\$507,144	\$415,736
C1C	REAL-VAC PLATTED LOTS - COMMER	5	8.4380	\$0	\$2,354,015	\$2,354,015
D1	REAL-ACREAGE WITH AG	248	10,847.8843	\$0	\$482,533,418	\$715,149
D2	FARM & RANCH IMPS ON AG QUALI	42		\$0	\$563,036	\$551,189
E	REAL-NON QUAL OPEN SPACE LAND	52	116.3231	\$155,143	\$14,675,905	\$13,805,341
F1	COMMERCIAL REAL PROPERTY	8	21.0950	\$0	\$10,562,865	\$9,646,542
X	DO NOT USE	25	216.3023	\$0	\$40,027,849	\$0
Totals			11,248.2578	\$332,910	\$557,340,877	\$33,247,258

2025 CERTIFIED TOTALS

GCRV1 - Grayson County Reinvestment Zone 1
Effective Rate Assumption

Property Count: 338

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$332,910
TOTAL NEW VALUE TAXABLE:	\$332,910

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
43	\$292,458	\$22,436	\$270,022

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
20	\$190,878	\$17,837	\$173,041

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
43	\$267,000	\$4,701	\$262,299

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
20	\$192,050	\$7,236	\$184,814

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	\$7,534,204	\$15,392

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
GCRV1 - Grayson County Reinvestment Zone 1

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		72,000			
Non Homesite:		49,915,981			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	49,987,981
Improvement			Value		
Homesite:		66,672			
Non Homesite:		22,965,881	Total Improvements	(+)	23,032,553
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	73,020,534
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	73,020,534
Productivity Loss:	0	0			
			Homestead Cap	(-)	56,116
			23.231 Cap	(-)	5,107,948
			Assessed Value	=	67,856,470
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	67,856,470

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 67,856,470 * (0.000000 / 100)

Certified Estimate of Market Value: 73,020,534
Certified Estimate of Taxable Value: 67,856,470

Tif Zone Code	Tax Increment Loss
GCRV2	24,631,234
Tax Increment Finance Value:	24,631,234
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS
GCRV2 - Grayson County Reinvestment Zone 2
ARB Approved Totals

Property Count: 99

11/18/2025 11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		72,000			
Non Homesite:		49,915,981			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	49,987,981
Improvement		Value			
Homesite:		66,672			
Non Homesite:		22,965,881	Total Improvements	(+)	23,032,553
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	73,020,534
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	73,020,534
Productivity Loss:	0	0			
			Homestead Cap	(-)	56,116
			23.231 Cap	(-)	5,107,948
			Assessed Value	=	67,856,470
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	67,856,470

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 67,856,470 * (0.000000 / 100)

Certified Estimate of Market Value: 73,020,534
Certified Estimate of Taxable Value: 67,856,470

Tif Zone Code	Tax Increment Loss
GCRV2	24,631,234
Tax Increment Finance Value:	24,631,234
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	1.0000	\$0	\$138,672	\$82,556
C1	VACANT LOTS AND LAND TRACTS	2	23.9000	\$0	\$880,021	\$730,970
E	RURAL LAND, NON QUALIFIED OPE	3	43.3601	\$0	\$1,069,500	\$1,069,500
F1	COMMERCIAL REAL PROPERTY	93	1,337.5020	\$0	\$70,932,341	\$65,973,444
Totals			1,405.7621	\$0	\$73,020,534	\$67,856,470

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	1.0000	\$0	\$138,672	\$82,556
C1	VACANT LOTS AND LAND TRACTS	2	23.9000	\$0	\$880,021	\$730,970
E	RURAL LAND, NON QUALIFIED OPE	3	43.3601	\$0	\$1,069,500	\$1,069,500
F1	COMMERCIAL REAL PROPERTY	93	1,337.5020	\$0	\$70,932,341	\$65,973,444
Totals			1,405.7621	\$0	\$73,020,534	\$67,856,470

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1	1.0000	\$0	\$138,672	\$82,556
C1C	REAL-VAC PLATTED LOTS - COMMER	2	23.9000	\$0	\$880,021	\$730,970
E	REAL-NON QUAL OPEN SPACE LAND	3	43.3601	\$0	\$1,069,500	\$1,069,500
F1	COMMERCIAL REAL PROPERTY	93	1,337.5020	\$0	\$70,932,341	\$65,973,444
Totals			1,405.7621	\$0	\$73,020,534	\$67,856,470

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1	1.0000	\$0	\$138,672	\$82,556
C1C	REAL-VAC PLATTED LOTS - COMMER	2	23.9000	\$0	\$880,021	\$730,970
E	REAL-NON QUAL OPEN SPACE LAND	3	43.3601	\$0	\$1,069,500	\$1,069,500
F1	COMMERCIAL REAL PROPERTY	93	1,337.5020	\$0	\$70,932,341	\$65,973,444
Totals			1,405.7621	\$0	\$73,020,534	\$67,856,470

2025 CERTIFIED TOTALS

Property Count: 99

GCRV2 - Grayson County Reinvestment Zone 2
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
1	\$138,672	\$56,116	\$82,556

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1	\$138,672	\$56,116	\$82,556

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1	\$138,672	\$56,116	\$82,556

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1	\$138,672	\$56,116	\$82,556

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
GCRV2 - Grayson County Reinvestment Zone 2

2025 CERTIFIED TOTALS

Property Count: 116,508

GRA - Grayson County
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,784,713,043			
Non Homesite:		5,445,466,083			
Ag Market:		11,563,578,351			
Timber Market:		0	Total Land	(+)	21,793,757,477
Improvement		Value			
Homesite:		12,047,934,592			
Non Homesite:		9,847,023,566	Total Improvements	(+)	21,894,958,158
Non Real		Count	Value		
Personal Property:	5,940		3,618,645,027		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,786,514,948
					47,475,230,583
Ag		Non Exempt	Exempt		
Total Productivity Market:	11,558,452,387		5,125,964		
Ag Use:	25,908,648		5,388	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	11,532,543,739		5,120,576		35,942,686,844
				Homestead Cap	(-)
				23.231 Cap	(-)
					1,006,624,265
				Assessed Value	=
					34,666,686,930
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	11,725,178,778
				Net Taxable	=
					22,941,508,152

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	168,064,399	123,565,647	304,027.75	310,960.06	840		
DPS	2,675,803	1,932,453	4,511.09	4,530.86	15		
OV65	4,367,847,916	3,060,735,008	7,161,663.57	7,345,044.64	16,158		
Total	4,538,588,118	3,186,233,108	7,470,202.41	7,660,535.56	17,013	Freeze Taxable	(-) 3,186,233,108
Tax Rate	0.3051000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	2,140,058	1,529,463	1,138,561	390,902	6		
Total	2,140,058	1,529,463	1,138,561	390,902	6	Transfer Adjustment	(-) 390,902
						Freeze Adjusted Taxable	= 19,754,884,142

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
67,742,353.93 = 19,754,884,142 * (0.3051000 / 100) + 7,470,202.41

Certified Estimate of Market Value: 47,475,230,583
Certified Estimate of Taxable Value: 22,941,508,152

2025 CERTIFIED TOTALS

Property Count: 116,508

GRA - Grayson County
ARB Approved Totals

11/18/2025

11:23:11AM

Tif Zone Code	Tax Increment Loss
CERT1	-2,864,573
DERVZ1	237,279,425
DERVZ2	4,549,600
DERVZ3	226,154,953
DERVZ4	81,544,997
DERVZ5	144,864,048
GCRV1	-38,245,010
GCRV2	-33,468,212
PBRVZ1	39,980,545
SHRV5	46,662,105
SHRV6	18,423,376
SHRV7	24,192,829
SHRV7E	113,566,376
SHRV8	31,031,047
SHRV9	38,348
VARV1	6,039,084
Tax Increment Finance Value:	899,748,938
Tax Increment Finance Levy:	2,745,134.01

2025 CERTIFIED TOTALS

Property Count: 116,508

GRA - Grayson County
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	42	4,002,837,763	0	4,002,837,763
CCF	6	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	866	0	0	0
DPS	15	0	0	0
DV1	127	0	630,835	630,835
DV1S	6	0	30,000	30,000
DV2	91	0	664,459	664,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,451,127	1,451,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	11,181,857	11,181,857
DV4S	158	0	993,662	993,662
DVCH	1	0	506,565	506,565
DVHS	1,179	0	386,450,829	386,450,829
DVHSS	188	0	41,360,161	41,360,161
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	110,111	110,111
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	17,978,345	17,978,345
EX366	4,042	0	1,071,487	1,071,487
FR	39	253,931,849	0	253,931,849
FRSS	3	0	865,522	865,522
HS	38,333	2,380,162,429	0	2,380,162,429
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
OV65	17,287	182,958,868	0	182,958,868
OV65S	42	408,000	0	408,000
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	26	3,477,829	0	3,477,829
Totals		6,897,327,445	4,827,851,333	11,725,178,778

2025 CERTIFIED TOTALS

Property Count: 27

GRA - Grayson County
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		1,787,579			
Non Homesite:		4,685,312			
Ag Market:		11,817,308			
Timber Market:		0	Total Land	(+)	18,290,199
Improvement		Value			
Homesite:		3,806,342			
Non Homesite:		20,119,636	Total Improvements	(+)	23,925,978
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	42,216,177
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,817,308	0			
Ag Use:	13,502	0	Productivity Loss	(-)	11,803,806
Timber Use:	0	0	Appraised Value	=	30,412,371
Productivity Loss:	11,803,806	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	4,300
			Assessed Value	=	30,155,962
			Total Exemptions Amount (Breakdown on Next Page)	(-)	883,616
			Net Taxable	=	29,272,346

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
89,309.93 = 29,272,346 * (0.305100 / 100)

Certified Estimate of Market Value: 39,146,869
Certified Estimate of Taxable Value: 27,233,546

Tif Zone Code	Tax Increment Loss
GCRV1	15,555
VARV1	668,364
Tax Increment Finance Value:	683,919
Tax Increment Finance Levy:	2,086.64

2025 CERTIFIED TOTALS

Property Count: 27

GRA - Grayson County
Under ARB Review Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
HS	9	883,616	0	883,616
Totals		883,616	0	883,616

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,786,500,622			
Non Homesite:		5,450,151,395			
Ag Market:		11,575,395,659			
Timber Market:		0	Total Land	(+)	21,812,047,676
Improvement		Value			
Homesite:		12,051,740,934			
Non Homesite:		9,867,143,202	Total Improvements	(+)	21,918,884,136
Non Real		Count	Value		
Personal Property:	5,940		3,618,645,027		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,786,514,948
					47,517,446,760
Ag		Non Exempt	Exempt		
Total Productivity Market:	11,570,269,695		5,125,964		
Ag Use:	25,922,150		5,388	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	11,544,347,545		5,120,576		35,973,099,215
				Homestead Cap	(-)
				23.231 Cap	(-)
					1,006,876,374
				Assessed Value	=
					34,696,842,892
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	11,726,062,394
				Net Taxable	=
					22,970,780,498

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	168,064,399	123,565,647	304,027.75	310,960.06	840		
DPS	2,675,803	1,932,453	4,511.09	4,530.86	15		
OV65	4,367,847,916	3,060,735,008	7,161,663.57	7,345,044.64	16,158		
Total	4,538,588,118	3,186,233,108	7,470,202.41	7,660,535.56	17,013	Freeze Taxable	(-) 3,186,233,108
Tax Rate	0.3051000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	2,140,058	1,529,463	1,138,561	390,902	6		
Total	2,140,058	1,529,463	1,138,561	390,902	6	Transfer Adjustment	(-) 390,902
						Freeze Adjusted Taxable	= 19,784,156,488

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
67,831,663.85 = 19,784,156,488 * (0.3051000 / 100) + 7,470,202.41

Certified Estimate of Market Value: 47,514,377,452
Certified Estimate of Taxable Value: 22,968,741,698

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Grand Totals

11/18/2025

11:23:11AM

Tif Zone Code	Tax Increment Loss
CERT1	-2,864,573
DERVZ1	237,279,425
DERVZ2	4,549,600
DERVZ3	226,154,953
DERVZ4	81,544,997
DERVZ5	144,864,048
GCRV1	-38,229,455
GCRV2	-33,468,212
PBRVZ1	39,980,545
SHRV5	46,662,105
SHRV6	18,423,376
SHRV7	24,192,829
SHRV7E	113,566,376
SHRV8	31,031,047
SHRV9	38,348
VARV1	6,707,448
Tax Increment Finance Value:	900,432,857
Tax Increment Finance Levy:	2,747,220.65

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	42	4,002,837,763	0	4,002,837,763
CCF	6	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	866	0	0	0
DPS	15	0	0	0
DV1	127	0	630,835	630,835
DV1S	6	0	30,000	30,000
DV2	91	0	664,459	664,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,451,127	1,451,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	11,181,857	11,181,857
DV4S	158	0	993,662	993,662
DVCH	1	0	506,565	506,565
DVHS	1,179	0	386,450,829	386,450,829
DVHSS	188	0	41,360,161	41,360,161
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	110,111	110,111
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	17,978,345	17,978,345
EX366	4,042	0	1,071,487	1,071,487
FR	39	253,931,849	0	253,931,849
FRSS	3	0	865,522	865,522
HS	38,342	2,381,046,045	0	2,381,046,045
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
OV65	17,287	182,958,868	0	182,958,868
OV65S	42	408,000	0	408,000
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	26	3,477,829	0	3,477,829
Totals		6,898,211,061	4,827,851,333	11,726,062,394

2025 CERTIFIED TOTALS

Property Count: 116,508

GRA - Grayson County
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,881	32,224.7697	\$572,362,350	\$13,842,177,884	\$10,681,873,140
B	MULTIFAMILY RESIDENCE	1,182	572.2587	\$175,452,038	\$1,006,841,283	\$1,004,372,091
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,759,960
D1	QUALIFIED OPEN-SPACE LAND	13,673	442,674.7751	\$0	\$11,558,452,387	\$25,805,259
D2	IMPROVEMENTS ON QUALIFIED OP	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	RURAL LAND, NON QUALIFIED OPE	10,233	41,681.3866	\$85,490,964	\$3,733,057,729	\$2,869,304,563
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,922,270,986
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$244,672,540	\$4,763,596,626	\$1,493,792,712
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,063		\$517,659	\$995,510,224	\$982,027,173
L2	INDUSTRIAL AND MANUFACTURIN	529		\$98,153,378	\$1,827,746,415	\$780,726,876
M1	TANGIBLE OTHER PERSONAL, MOB	1,805		\$8,772,915	\$101,549,165	\$87,935,024
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$375,390,975
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,185	70,541.0143	\$70,211,246	\$4,496,211,671	\$966,982
Totals			605,679.6006	\$1,502,830,706	\$47,475,230,583	\$22,941,508,151

2025 CERTIFIED TOTALS

Property Count: 27

GRA - Grayson County
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10	6.4921	\$851,546	\$4,274,447	\$3,555,533
B	MULTIFAMILY RESIDENCE	3	18.0106	\$0	\$22,393,108	\$22,393,108
D1	QUALIFIED OPEN-SPACE LAND	8	374.2840	\$0	\$11,817,308	\$13,502
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$10,205	\$10,205
E	RURAL LAND, NON QUALIFIED OPE	5	27.2170	\$240,817	\$1,666,766	\$1,249,955
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$29,272,346

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,891	32,231.2618	\$573,213,896	\$13,846,452,331	\$10,685,428,673
B	MULTIFAMILY RESIDENCE	1,185	590.2693	\$175,452,038	\$1,029,234,391	\$1,026,765,199
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,759,960
D1	QUALIFIED OPEN-SPACE LAND	13,681	443,049.0591	\$0	\$11,570,269,695	\$25,818,761
D2	IMPROVEMENTS ON QUALIFIED OP	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	RURAL LAND, NON QUALIFIED OPE	10,238	41,708.6036	\$85,731,781	\$3,734,724,495	\$2,870,554,518
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,924,271,418
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$244,672,540	\$4,763,596,626	\$1,493,792,712
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,063		\$517,659	\$995,510,224	\$982,027,173
L2	INDUSTRIAL AND MANUFACTURIN	529		\$98,153,378	\$1,827,746,415	\$780,726,876
M1	TANGIBLE OTHER PERSONAL, MOB	1,806		\$8,821,174	\$101,603,076	\$87,984,635
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$375,390,975
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,185	70,541.0143	\$70,211,246	\$4,496,211,671	\$966,982
Totals			606,134.2693	\$1,503,971,328	\$47,517,446,760	\$22,970,780,497

2025 CERTIFIED TOTALS

Property Count: 116,508

GRA - Grayson County
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.2661	\$112,918	\$1,050,930	\$848,319
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,324	27,298.0063	\$557,644,099	\$13,136,355,324	\$10,148,901,098
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$429,066,199
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$26,516,383
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$76,541,141
B		4	7.9017	\$0	\$13,430,206	\$13,430,206
B1	REAL-RESIDENTIAL DUPLEXES	1,047	261.5286	\$3,044,881	\$290,928,163	\$290,220,422
B2	REAL-RESIDENTIAL APARTMENTS	139	302.8284	\$172,407,157	\$702,432,914	\$700,721,463
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,625,682
D1	REAL-ACREAGE WITH AG	13,682	442,726.2529	\$0	\$11,559,988,986	\$27,341,858
D2	FARM & RANCH IMPS ON AG QUALI	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	REAL-NON QUAL OPEN SPACE LAND	10,229	41,629.9088	\$85,490,964	\$3,731,521,130	\$2,867,767,964
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,922,270,986
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$244,672,540	\$4,763,596,626	\$1,493,792,712
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,787		\$517,659	\$904,903,710	\$894,272,668
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$98,153,378	\$1,827,746,415	\$780,726,876
L4	LEASE ACCOUNTS	335		\$0	\$90,606,514	\$87,754,505
M1	TANGIBLE OTHER PERSONAL, MOBI	1,805		\$8,772,915	\$101,549,165	\$87,935,024
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$375,390,975
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,185	70,541.0143	\$70,211,246	\$4,496,211,671	\$966,982
Totals			605,679.6006	\$1,502,830,706	\$47,475,230,583	\$22,941,508,151

2025 CERTIFIED TOTALS

Property Count: 27

GRA - Grayson County
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	10	6.4921	\$851,546	\$4,274,447	\$3,555,533
B1	REAL-RESIDENTIAL DUPLEXES	1	0.1406	\$0	\$193,108	\$193,108
B2	REAL-RESIDENTIAL APARTMENTS	2	17.8700	\$0	\$22,200,000	\$22,200,000
D1	REAL-ACREAGE WITH AG	8	374.2840	\$0	\$11,817,308	\$13,502
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$10,205	\$10,205
E	REAL-NON QUAL OPEN SPACE LAND	5	27.2170	\$240,817	\$1,666,766	\$1,249,955
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$29,272,346

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.2661	\$112,918	\$1,050,930	\$848,319
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,334	27,304.4984	\$558,495,645	\$13,140,629,771	\$10,152,456,631
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$429,066,199
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$26,516,383
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$76,541,141
B		4	7.9017	\$0	\$13,430,206	\$13,430,206
B1	REAL-RESIDENTIAL DUPLEXES	1,048	261.6692	\$3,044,881	\$291,171,271	\$290,413,530
B2	REAL-RESIDENTIAL APARTMENTS	141	320.6984	\$172,407,157	\$724,632,914	\$722,921,463
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,625,682
D1	REAL-ACREAGE WITH AG	13,690	443,100.5369	\$0	\$11,571,806,294	\$27,355,360
D2	FARM & RANCH IMPS ON AG QUALI	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	REAL-NON QUAL OPEN SPACE LAND	10,234	41,657.1258	\$85,731,781	\$3,733,187,896	\$2,869,017,919
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,924,271,418
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$244,672,540	\$4,763,596,626	\$1,493,792,712
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING C	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,787		\$517,659	\$904,903,710	\$894,272,668
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$98,153,378	\$1,827,746,415	\$780,726,876
L4	LEASE ACCOUNTS	335		\$0	\$90,606,514	\$87,754,505
M1	TANGIBLE OTHER PERSONAL, MOBI	1,806		\$8,821,174	\$101,603,076	\$87,984,635
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$375,390,975
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,185	70,541.0143	\$70,211,246	\$4,496,211,671	\$966,982
Totals			606,134.2693	\$1,503,971,328	\$47,517,446,760	\$22,970,780,497

2025 CERTIFIED TOTALS

Property Count: 116,535

GRA - Grayson County
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,503,971,328
TOTAL NEW VALUE TAXABLE:	\$1,332,829,285

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	2	2024 Market Value	\$17,460
EX-XA	11.111 Public property for housing indigent per	1	2024 Market Value	\$1,768,754
EX-XI	11.19 Youth spiritual, mental, and physical dev	1	2024 Market Value	\$579,926
EX-XJ	11.21 Private schools	1	2024 Market Value	\$119,558
EX-XN	11.252 Motor vehicles leased for personal use	6	2024 Market Value	\$168,072
EX-XR	11.30 Nonprofit water or wastewater corporati	3	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	53	2024 Market Value	\$38,267,478
EX366	HOUSE BILL 366	495	2024 Market Value	\$776,263
ABSOLUTE EXEMPTIONS VALUE LOSS				\$41,697,511

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	28	\$0
DV1	Disabled Veterans 10% - 29%	32	\$183,922
DV2	Disabled Veterans 30% - 49%	23	\$177,000
DV3	Disabled Veterans 50% - 69%	33	\$322,954
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	172	\$1,512,530
DV4S	Disabled Veterans Surviving Spouse 70% - 100	5	\$24,000
DVHS	Disabled Veteran Homestead	161	\$43,275,859
HS	HOMESTEAD	1,755	\$112,544,980
OV65	OVER 65	958	\$9,727,345
OV65S	OVER 65 Surviving Spouse	5	\$60,000
PARTIAL EXEMPTIONS VALUE LOSS		3,173	\$167,838,590
NEW EXEMPTIONS VALUE LOSS			\$209,536,101

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
INCREASED EXEMPTIONS VALUE LOSS			
TOTAL EXEMPTIONS VALUE LOSS			\$209,536,101

New Ag / Timber Exemptions

2024 Market Value	\$28,471,491	Count: 83
2025 Ag/Timber Use	\$35,986	
NEW AG / TIMBER VALUE LOSS	\$28,435,505	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
37,635	\$327,197	\$89,521	\$237,676

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
31,902	\$310,642	\$82,518	\$228,124

2025 CERTIFIED TOTALS

GRA - Grayson County

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
37,635	\$282,009	\$70,474	\$211,535

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
31,902	\$268,181	\$67,291	\$200,890

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
27	\$42,216,177	\$27,233,546

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		58,951,811			
Non Homesite:		8,616,482			
Ag Market:		1,486,906			
Timber Market:		0	Total Land	(+)	69,055,199
Improvement		Value			
Homesite:		161,437,696			
Non Homesite:		4,755,701	Total Improvements	(+)	166,193,397
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	235,248,596
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,486,906	0			
Ag Use:	2,273	0	Productivity Loss	(-)	1,484,633
Timber Use:	0	0	Appraised Value	=	233,763,963
Productivity Loss:	1,484,633	0			
			Homestead Cap	(-)	6,934,955
			23.231 Cap	(-)	788,298
			Assessed Value	=	226,040,710
			Total Exemptions Amount (Breakdown on Next Page)	(-)	778,479
			Net Taxable	=	225,262,231

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 225,262,231 * (0.000000 / 100)

Certified Estimate of Market Value: 235,248,596
Certified Estimate of Taxable Value: 225,262,231

Tif Zone Code	Tax Increment Loss
GURV1	205,496,383
Tax Increment Finance Value:	205,496,383
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV2	2	0	15,000	15,000
DV3	4	0	40,000	40,000
DV4	11	0	132,000	132,000
DVHSS	1	0	586,479	586,479
Totals		0	778,479	778,479

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		58,951,811			
Non Homesite:		8,616,482			
Ag Market:		1,486,906			
Timber Market:		0	Total Land	(+)	69,055,199
Improvement		Value			
Homesite:		161,437,696			
Non Homesite:		4,755,701	Total Improvements	(+)	166,193,397
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	235,248,596
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,486,906	0			
Ag Use:	2,273	0	Productivity Loss	(-)	1,484,633
Timber Use:	0	0	Appraised Value	=	233,763,963
Productivity Loss:	1,484,633	0			
			Homestead Cap	(-)	6,934,955
			23.231 Cap	(-)	788,298
			Assessed Value	=	226,040,710
			Total Exemptions Amount (Breakdown on Next Page)	(-)	778,479
			Net Taxable	=	225,262,231

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 225,262,231 * (0.000000 / 100)

Certified Estimate of Market Value: 235,248,596
Certified Estimate of Taxable Value: 225,262,231

Tif Zone Code	Tax Increment Loss
GURV1	205,496,383
Tax Increment Finance Value:	205,496,383
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV1	1	0	5,000	5,000
DV2	2	0	15,000	15,000
DV3	4	0	40,000	40,000
DV4	11	0	132,000	132,000
DVHSS	1	0	586,479	586,479
Totals		0	778,479	778,479

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	317	141.9372	\$4,735,081	\$223,968,159	\$216,030,427
C1	VACANT LOTS AND LAND TRACTS	72	57.1178	\$0	\$6,960,149	\$6,684,075
D1	QUALIFIED OPEN-SPACE LAND	1	40.5920	\$0	\$1,486,906	\$2,273
F1	COMMERCIAL REAL PROPERTY	5		\$0	\$2,833,382	\$2,545,456
Totals			239.6470	\$4,735,081	\$235,248,596	\$225,262,231

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	317	141.9372	\$4,735,081	\$223,968,159	\$216,030,427
C1	VACANT LOTS AND LAND TRACTS	72	57.1178	\$0	\$6,960,149	\$6,684,075
D1	QUALIFIED OPEN-SPACE LAND	1	40.5920	\$0	\$1,486,906	\$2,273
F1	COMMERCIAL REAL PROPERTY	5		\$0	\$2,833,382	\$2,545,456
Totals			239.6470	\$4,735,081	\$235,248,596	\$225,262,231

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	316	140.9162	\$4,735,081	\$223,935,745	\$215,998,013
A4	REAL-OTHER IMPROVEMENTS WITH	1	1.0210	\$0	\$32,414	\$32,414
C1	REAL-VAC PLATTED LOTS-RESIDENT	72	57.1178	\$0	\$6,960,149	\$6,684,075
D1	REAL-ACREAGE WITH AG	1	40.5920	\$0	\$1,486,906	\$2,273
F1	COMMERCIAL REAL PROPERTY	5		\$0	\$2,833,382	\$2,545,456
Totals			239.6470	\$4,735,081	\$235,248,596	\$225,262,231

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	316	140.9162	\$4,735,081	\$223,935,745	\$215,998,013
A4	REAL-OTHER IMPROVEMENTS WITH	1	1.0210	\$0	\$32,414	\$32,414
C1	REAL-VAC PLATTED LOTS-RESIDENT	72	57.1178	\$0	\$6,960,149	\$6,684,075
D1	REAL-ACREAGE WITH AG	1	40.5920	\$0	\$1,486,906	\$2,273
F1	COMMERCIAL REAL PROPERTY	5		\$0	\$2,833,382	\$2,545,456
Totals			239.6470	\$4,735,081	\$235,248,596	\$225,262,231

2025 CERTIFIED TOTALS

Property Count: 395

GURV1 - Gunter Reinvestment Zone 1

Effective Rate Assumption

11/18/2025

11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$4,735,081
TOTAL NEW VALUE TAXABLE:	\$4,735,081

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV3	Disabled Veterans 50% - 69%	2	\$20,000
DV4	Disabled Veterans 70% - 100%	1	\$12,000
PARTIAL EXEMPTIONS VALUE LOSS		3	\$32,000
NEW EXEMPTIONS VALUE LOSS			\$32,000

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$32,000
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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
283	\$710,461	\$24,505	\$685,956

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
283	\$710,461	\$24,505	\$685,956

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
283	\$711,055	\$0	\$711,055

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
283	\$711,055	\$0	\$711,055

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
GURV1 - Gunter Reinvestment Zone 1
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		2,692,445			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	2,692,445
Improvement		Value			
Homesite:		0			
Non Homesite:		113,808	Total Improvements	(+)	113,808
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	2,806,253
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	2,806,253
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	2,806,253
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	2,806,253

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 2,806,253 * (0.000000 / 100)

Certified Estimate of Market Value: 2,806,253
Certified Estimate of Taxable Value: 2,806,253

Tif Zone Code	Tax Increment Loss
GURV2	2,662,878
Tax Increment Finance Value:	2,662,878
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		2,692,445			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	2,692,445
Improvement		Value			
Homesite:		0			
Non Homesite:		113,808	Total Improvements	(+)	113,808
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	2,806,253
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	2,806,253
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	2,806,253
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	2,806,253

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 2,806,253 * (0.000000 / 100)

Certified Estimate of Market Value: 2,806,253
Certified Estimate of Taxable Value: 2,806,253

Tif Zone Code	Tax Increment Loss
GURV2	2,662,878
Tax Increment Finance Value:	2,662,878
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	1	2.0800	\$0	\$100	\$100
E	RURAL LAND, NON QUALIFIED OPE	3	29.3410	\$0	\$200	\$200
F1	COMMERCIAL REAL PROPERTY	3		\$0	\$113,808	\$113,808
O	RESIDENTIAL INVENTORY	140	20.0400	\$0	\$2,692,145	\$2,692,145
Totals			51.4610	\$0	\$2,806,253	\$2,806,253

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	1	2.0800	\$0	\$100	\$100
E	RURAL LAND, NON QUALIFIED OPE	3	29.3410	\$0	\$200	\$200
F1	COMMERCIAL REAL PROPERTY	3		\$0	\$113,808	\$113,808
O	RESIDENTIAL INVENTORY	140	20.0400	\$0	\$2,692,145	\$2,692,145
Totals			51.4610	\$0	\$2,806,253	\$2,806,253

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	REAL-VAC PLATTED LOTS-RESIDENT	1	2.0800	\$0	\$100	\$100
E	REAL-NON QUAL OPEN SPACE LAND	3	29.3410	\$0	\$200	\$200
F1	COMMERCIAL REAL PROPERTY	3		\$0	\$113,808	\$113,808
O1	RESIDENTIAL INVENTORY	140	20.0400	\$0	\$2,692,145	\$2,692,145
Totals			51.4610	\$0	\$2,806,253	\$2,806,253

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	REAL-VAC PLATTED LOTS-RESIDENT	1	2.0800	\$0	\$100	\$100
E	REAL-NON QUAL OPEN SPACE LAND	3	29.3410	\$0	\$200	\$200
F1	COMMERCIAL REAL PROPERTY	3		\$0	\$113,808	\$113,808
O1	RESIDENTIAL INVENTORY	140	20.0400	\$0	\$2,692,145	\$2,692,145
Totals			51.4610	\$0	\$2,806,253	\$2,806,253

2025 CERTIFIED TOTALS

Property Count: 147

GURV2 - Gunter Reinvestment Zone 2

Effective Rate Assumption

11/18/2025

11:24:44AM

New Value

TOTAL NEW VALUE MARKET:

\$0

TOTAL NEW VALUE TAXABLE:

\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS**

\$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS**

\$0

New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 116,504

JRC - Jr College
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,784,713,043			
Non Homesite:		5,445,466,083			
Ag Market:		11,563,578,351			
Timber Market:		0	Total Land	(+)	21,793,757,477
Improvement		Value			
Homesite:		12,047,934,592			
Non Homesite:		9,847,023,566	Total Improvements	(+)	21,894,958,158
Non Real		Count	Value		
Personal Property:	5,936		3,587,759,961		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,755,629,882
					47,444,345,517
Ag		Non Exempt	Exempt		
Total Productivity Market:	11,558,452,387		5,125,964		
Ag Use:	25,908,648		5,388	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	11,532,543,739		5,120,576		35,911,801,778
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=
					27,003,975,583

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	168,064,399	159,975,426	166,263.87	168,862.97	840		
DPS	2,675,803	2,508,864	2,253.07	2,253.07	15		
OV65	4,366,988,189	3,958,484,266	3,773,334.52	3,842,273.22	16,156		
Total	4,537,728,391	4,120,968,556	3,941,851.46	4,013,389.26	17,011	Freeze Taxable	(-) 4,120,968,556
Tax Rate	0.1459800						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	2,224,131	1,864,342	1,306,501	557,841	7		
Total	2,224,131	1,864,342	1,306,501	557,841	7	Transfer Adjustment	(-) 557,841
						Freeze Adjusted Taxable	= 22,882,449,186

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
37,345,650.78 = 22,882,449,186 * (0.1459800 / 100) + 3,941,851.46

Certified Estimate of Market Value: 47,444,345,517
Certified Estimate of Taxable Value: 27,003,975,583

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

2025 CERTIFIED TOTALS

Property Count: 116,504

JRC - Jr College
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	39	2,238,056,785	0	2,238,056,785
CCF	6	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	866	0	0	0
DPS	15	0	0	0
DV1	127	0	630,835	630,835
DV1S	6	0	30,000	30,000
DV2	91	0	664,459	664,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,451,127	1,451,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	11,181,857	11,181,857
DV4S	158	0	993,662	993,662
DVCH	1	0	506,565	506,565
DVHS	1,179	0	392,076,419	392,076,419
DVHSS	188	0	41,514,014	41,514,014
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	125,555	125,555
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	18,034,647	18,034,647
EX366	4,042	0	1,071,487	1,071,487
FR	39	253,931,849	0	253,931,849
FRSS	3	0	865,522	865,522
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
OV65	17,287	228,596,589	0	228,596,589
OV65S	42	510,000	0	510,000
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	26	3,477,829	0	3,477,829
Totals		2,798,123,759	4,833,702,522	7,631,826,281

2025 CERTIFIED TOTALS

Property Count: 27

JRC - Jr College
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		1,787,579			
Non Homesite:		4,685,312			
Ag Market:		11,817,308			
Timber Market:		0	Total Land	(+)	18,290,199
Improvement		Value			
Homesite:		3,806,342			
Non Homesite:		20,119,636	Total Improvements	(+)	23,925,978
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	42,216,177
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,817,308	0			
Ag Use:	13,502	0	Productivity Loss	(-)	11,803,806
Timber Use:	0	0	Appraised Value	=	30,412,371
Productivity Loss:	11,803,806	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	4,300
			Assessed Value	=	30,155,962
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	30,155,962

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 44,021.67 = 30,155,962 * (0.145980 / 100)

Certified Estimate of Market Value:	39,146,869
Certified Estimate of Taxable Value:	27,904,257
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

JRC - Jr College

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 116,531

JRC - Jr College
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,786,500,622			
Non Homesite:		5,450,151,395			
Ag Market:		11,575,395,659			
Timber Market:		0	Total Land	(+)	21,812,047,676
Improvement		Value			
Homesite:		12,051,740,934			
Non Homesite:		9,867,143,202	Total Improvements	(+)	21,918,884,136
Non Real		Count	Value		
Personal Property:	5,936		3,587,759,961		
Mineral Property:	16,780		167,839,921		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	3,755,629,882
					47,486,561,694
Ag		Non Exempt	Exempt		
Total Productivity Market:	11,570,269,695		5,125,964		
Ag Use:	25,922,150		5,388	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	11,544,347,545		5,120,576		35,942,214,149
			Homestead Cap	(-)	1,006,876,374
			23.231 Cap	(-)	269,379,949
			Assessed Value	=	34,665,957,826
			Total Exemptions Amount (Breakdown on Next Page)	(-)	7,631,826,281
			Net Taxable	=	27,034,131,545

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	168,064,399	159,975,426	166,263.87	168,862.97	840		
DPS	2,675,803	2,508,864	2,253.07	2,253.07	15		
OV65	4,366,988,189	3,958,484,266	3,773,334.52	3,842,273.22	16,156		
Total	4,537,728,391	4,120,968,556	3,941,851.46	4,013,389.26	17,011	Freeze Taxable	(-) 4,120,968,556
Tax Rate	0.1459800						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	2,224,131	1,864,342	1,306,501	557,841	7		
Total	2,224,131	1,864,342	1,306,501	557,841	7	Transfer Adjustment	(-) 557,841
						Freeze Adjusted Taxable	= 22,912,605,148

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
37,389,672.46 = 22,912,605,148 * (0.1459800 / 100) + 3,941,851.46

Certified Estimate of Market Value: 47,483,492,386
Certified Estimate of Taxable Value: 27,031,879,840

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

2025 CERTIFIED TOTALS

Property Count: 116,531

JRC - Jr College
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	39	2,238,056,785	0	2,238,056,785
CCF	6	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	866	0	0	0
DPS	15	0	0	0
DV1	127	0	630,835	630,835
DV1S	6	0	30,000	30,000
DV2	91	0	664,459	664,459
DV2S	4	0	30,000	30,000
DV3	154	0	1,451,127	1,451,127
DV3S	3	0	30,000	30,000
DV4	1,552	0	11,181,857	11,181,857
DV4S	158	0	993,662	993,662
DVCH	1	0	506,565	506,565
DVHS	1,179	0	392,076,419	392,076,419
DVHSS	188	0	41,514,014	41,514,014
EX	3	0	260,030	260,030
EX (Prorated)	1	0	17,586	17,586
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	7	0	370,407	370,407
EX-XD (Prorated)	2	0	125,555	125,555
EX-XG	14	0	3,970,398	3,970,398
EX-XI	16	0	5,404,775	5,404,775
EX-XI (Prorated)	1	0	1,880	1,880
EX-XJ	141	0	220,361,961	220,361,961
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	5	0	854,605	854,605
EX-XN	30	0	36,457,002	36,457,002
EX-XR	106	0	26,963,630	26,963,630
EX-XU	9	0	3,187,653	3,187,653
EX-XV	2,753	0	4,065,522,688	4,065,522,688
EX-XV (Prorated)	30	0	18,034,647	18,034,647
EX366	4,042	0	1,071,487	1,071,487
FR	39	253,931,849	0	253,931,849
FRSS	3	0	865,522	865,522
MASSS	1	0	25,399	25,399
MED	1	0	253,940	253,940
OV65	17,287	228,596,589	0	228,596,589
OV65S	42	510,000	0	510,000
PC	65	69,158,335	0	69,158,335
PPV	21	519,128	0	519,128
SO	26	3,477,829	0	3,477,829
Totals		2,798,123,759	4,833,702,522	7,631,826,281

2025 CERTIFIED TOTALS

Property Count: 116,504

JRC - Jr College
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,881	32,224.6874	\$572,353,585	\$13,842,106,138	\$12,538,389,662
B	MULTIFAMILY RESIDENCE	1,182	572.2587	\$175,452,038	\$1,006,841,283	\$1,004,714,760
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,759,960
D1	QUALIFIED OPEN-SPACE LAND	13,673	442,674.7751	\$0	\$11,558,452,387	\$25,805,259
D2	IMPROVEMENTS ON QUALIFIED OP	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	RURAL LAND, NON QUALIFIED OPE	10,233	41,681.3866	\$85,490,964	\$3,733,057,729	\$3,325,294,138
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,922,321,182
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$467,056,252	\$4,763,596,626	\$2,901,090,442
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,059		\$517,659	\$964,625,158	\$951,142,107
L2	INDUSTRIAL AND MANUFACTURIN	529		\$435,695,451	\$1,827,746,415	\$1,138,210,124
M1	TANGIBLE OTHER PERSONAL, MOB	1,805		\$8,772,915	\$101,549,165	\$94,137,871
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$384,860,685
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,185	70,541.0966	\$70,220,011	\$4,496,283,417	\$966,982
Totals			605,679.6006	\$2,062,756,491	\$47,444,345,517	\$27,003,975,582

2025 CERTIFIED TOTALS

Property Count: 27

JRC - Jr College
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10	6.4921	\$851,546	\$4,274,447	\$4,175,254
B	MULTIFAMILY RESIDENCE	3	18.0106	\$0	\$22,393,108	\$22,393,108
D1	QUALIFIED OPEN-SPACE LAND	8	374.2840	\$0	\$11,817,308	\$13,502
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$10,205	\$10,205
E	RURAL LAND, NON QUALIFIED OPE	5	27.2170	\$240,817	\$1,666,766	\$1,513,850
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$30,155,962

2025 CERTIFIED TOTALS

Property Count: 116,531

JRC - Jr College
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	50,891	32,231.1795	\$573,205,131	\$13,846,380,585	\$12,542,564,916
B	MULTIFAMILY RESIDENCE	1,185	590.2693	\$175,452,038	\$1,029,234,391	\$1,027,107,868
C1	VACANT LOTS AND LAND TRACTS	9,588	7,735.5947	\$9,000	\$689,465,048	\$657,759,960
D1	QUALIFIED OPEN-SPACE LAND	13,681	443,049.0591	\$0	\$11,570,269,695	\$25,818,761
D2	IMPROVEMENTS ON QUALIFIED OP	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	RURAL LAND, NON QUALIFIED OPE	10,238	41,708.6036	\$85,731,781	\$3,734,724,495	\$3,326,807,988
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,924,321,614
F2	INDUSTRIAL AND MANUFACTURIN	144	2,600.6376	\$467,056,252	\$4,763,596,626	\$2,901,090,442
G1	OIL AND GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING C	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDI	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPE	4,059		\$517,659	\$964,625,158	\$951,142,107
L2	INDUSTRIAL AND MANUFACTURIN	529		\$435,695,451	\$1,827,746,415	\$1,138,210,124
M1	TANGIBLE OTHER PERSONAL, MOB	1,806		\$8,821,174	\$101,603,076	\$94,187,482
O	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$384,860,685
S	SPECIAL INVENTORY TAX	159		\$0	\$69,488,044	\$69,488,044
X	TOTALLY EXEMPT PROPERTY	7,185	70,541.0966	\$70,220,011	\$4,496,283,417	\$966,982
Totals			606,134.2693	\$2,063,897,113	\$47,486,561,694	\$27,034,131,544

2025 CERTIFIED TOTALS

Property Count: 116,504

JRC - Jr College
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.1838	\$104,153	\$979,184	\$939,850
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,324	27,298.0063	\$557,644,099	\$13,136,355,324	\$11,937,453,316
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$493,916,458
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$28,684,478
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$77,395,560
B		4	7.9017	\$0	\$13,430,206	\$13,430,206
B1	REAL-RESIDENTIAL DUPLEXES	1,047	261.5286	\$3,044,881	\$290,978,163	\$290,463,804
B2	REAL-RESIDENTIAL APARTMENTS	139	302.8284	\$172,407,157	\$702,432,914	\$700,820,750
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,625,682
D1	REAL-ACREAGE WITH AG	13,682	442,726.2529	\$0	\$11,559,988,986	\$27,341,858
D2	FARM & RANCH IMPS ON AG QUALI	4,345		\$10,526,764	\$149,405,984	\$148,768,644
E	REAL-NON QUAL OPEN SPACE LAND	10,229	41,629.9088	\$85,490,964	\$3,731,521,130	\$3,323,757,539
F1	COMMERCIAL REAL PROPERTY	4,330	6,157.1516	\$72,703,746	\$2,990,489,465	\$2,922,321,182
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$467,056,252	\$4,763,596,626	\$2,901,090,442
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING C	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,783		\$517,659	\$874,051,710	\$863,420,668
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$435,695,451	\$1,827,746,415	\$1,138,210,124
L4	LEASE ACCOUNTS	335		\$0	\$90,573,448	\$87,721,439
M1	TANGIBLE OTHER PERSONAL, MOBI	1,805		\$8,772,915	\$101,549,165	\$94,137,871
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$384,860,685
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,185	70,541.0966	\$70,220,011	\$4,496,283,417	\$966,982
Totals			605,679.6006	\$2,062,756,491	\$47,444,345,517	\$27,003,975,582

2025 CERTIFIED TOTALS

Property Count: 27

JRC - Jr College
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	10	6.4921	\$851,546	\$4,274,447	\$4,175,254
B1	REAL-RESIDENTIAL DUPLEXES	1	0.1406	\$0	\$193,108	\$193,108
B2	REAL-RESIDENTIAL APARTMENTS	2	17.8700	\$0	\$22,200,000	\$22,200,000
D1	REAL-ACREAGE WITH AG	8	374.2840	\$0	\$11,817,308	\$13,502
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$10,205	\$10,205
E	REAL-NON QUAL OPEN SPACE LAND	5	27.2170	\$240,817	\$1,666,766	\$1,513,850
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$48,259	\$53,911	\$49,611
Totals			454.6687	\$1,140,622	\$42,216,177	\$30,155,962

2025 CERTIFIED TOTALS

Property Count: 116,531

JRC - Jr College
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		12	1.1838	\$104,153	\$979,184	\$939,850
A1	REAL-RESIDENTIAL SINGLE FAMILY &	45,334	27,304.4984	\$558,495,645	\$13,140,629,771	\$11,941,628,570
A2	REAL-RESIDENTIAL MOBILE HOMES	4,483	4,038.7373	\$12,968,799	\$592,971,846	\$493,916,458
A3	REAL-RESIDENTIAL SINGLE FAMILY &	319	0.7435	\$485,839	\$30,868,199	\$28,684,478
A4	REAL-OTHER IMPROVEMENTS WITH	1,066	886.0165	\$1,150,695	\$80,931,585	\$77,395,560
B		4	7.9017	\$0	\$13,430,206	\$13,430,206
B1	REAL-RESIDENTIAL DUPLEXES	1,048	261.6692	\$3,044,881	\$291,171,271	\$290,656,912
B2	REAL-RESIDENTIAL APARTMENTS	141	320.6984	\$172,407,157	\$724,632,914	\$723,020,750
C1	REAL-VAC PLATTED LOTS-RESIDENT	8,276	4,704.5978	\$0	\$419,961,707	\$407,134,278
C1C	REAL-VAC PLATTED LOTS - COMMER	1,312	3,030.9969	\$9,000	\$269,503,341	\$250,625,682
D1	REAL-ACREAGE WITH AG	13,690	443,100.5369	\$0	\$11,571,806,294	\$27,355,360
D2	FARM & RANCH IMPS ON AG QUALI	4,346		\$10,526,764	\$149,416,189	\$148,778,849
E	REAL-NON QUAL OPEN SPACE LAND	10,234	41,657.1258	\$85,731,781	\$3,733,187,896	\$3,325,271,389
F1	COMMERCIAL REAL PROPERTY	4,331	6,185.8166	\$72,703,746	\$2,992,489,897	\$2,924,321,614
F2	INDUSTRIAL REAL PROPERTY	144	2,600.6376	\$467,056,252	\$4,763,596,626	\$2,901,090,442
G1	OIL & GAS	13,217		\$0	\$166,823,066	\$157,561,576
J1	WATER SYSTEMS	38	6.9445	\$0	\$4,832,358	\$4,692,371
J2	GAS DISTRIBUTION SYSTEM	45	35.7066	\$0	\$78,411,262	\$78,273,296
J3	ELECTRIC COMPANY (INCLUDING CC	121	88.5203	\$0	\$265,951,076	\$265,039,646
J4	TELEPHONE COMPANY (INCLUDING C	80	17.8269	\$0	\$17,195,740	\$17,109,460
J5	RAILROAD	81	50.9512	\$0	\$129,695,670	\$129,457,483
J6	PIPELAND COMPANY	291	41.4770	\$0	\$187,374,672	\$179,054,782
J7	CABLE TELEVISION COMPANY	23	0.2338	\$0	\$9,837,108	\$9,837,108
L1	COMMERCIAL PERSONAL PROPER	3,783		\$517,659	\$874,051,710	\$863,420,668
L2	INDUSTRIAL PERSONAL PROPERTY	529		\$435,695,451	\$1,827,746,415	\$1,138,210,124
L4	LEASE ACCOUNTS	335		\$0	\$90,573,448	\$87,721,439
M1	TANGIBLE OTHER PERSONAL, MOBI	1,806		\$8,821,174	\$101,603,076	\$94,187,482
O1	RESIDENTIAL INVENTORY	4,632	1,250.3520	\$163,958,106	\$391,117,706	\$384,860,685
S		159		\$0	\$69,488,044	\$69,488,044
X	DO NOT USE	7,185	70,541.0966	\$70,220,011	\$4,496,283,417	\$966,982
Totals			606,134.2693	\$2,063,897,113	\$47,486,561,694	\$27,034,131,544

2025 CERTIFIED TOTALS

Property Count: 116,531

JRC - Jr College
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$2,063,897,113
TOTAL NEW VALUE TAXABLE:	\$1,968,002,248

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	2	2024 Market Value	\$17,460
EX-XA	11.111 Public property for housing indigent per	1	2024 Market Value	\$1,768,754
EX-XI	11.19 Youth spiritual, mental, and physical dev	1	2024 Market Value	\$579,926
EX-XJ	11.21 Private schools	1	2024 Market Value	\$119,558
EX-XN	11.252 Motor vehicles leased for personal use	6	2024 Market Value	\$168,072
EX-XR	11.30 Nonprofit water or wastewater corporati	3	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	53	2024 Market Value	\$38,267,478
EX366	HOUSE BILL 366	495	2024 Market Value	\$776,263
ABSOLUTE EXEMPTIONS VALUE LOSS				\$41,697,511

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	28	\$0
DV1	Disabled Veterans 10% - 29%	32	\$183,922
DV2	Disabled Veterans 30% - 49%	23	\$177,000
DV3	Disabled Veterans 50% - 69%	33	\$322,954
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	172	\$1,512,530
DV4S	Disabled Veterans Surviving Spouse 70% - 100	5	\$24,000
DVHS	Disabled Veteran Homestead	161	\$47,925,994
OV65	OVER 65	958	\$12,155,996
OV65S	OVER 65 Surviving Spouse	5	\$75,000
PARTIAL EXEMPTIONS VALUE LOSS		1,418	\$62,387,396
NEW EXEMPTIONS VALUE LOSS			\$104,084,907

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$104,084,907
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New Ag / Timber Exemptions

2024 Market Value	\$28,471,491	Count: 83
2025 Ag/Timber Use	\$35,986	
NEW AG / TIMBER VALUE LOSS	\$28,435,505	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
37,635	\$327,197	\$26,699	\$300,498

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
31,902	\$310,642	\$22,925	\$287,717

2025 CERTIFIED TOTALS

JRC - Jr College

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
37,635	\$282,009	\$2,120	\$279,889

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
31,902	\$268,181	\$1,360	\$266,821

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
27	\$42,216,177	\$27,904,257

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		4,426,145			
Timber Market:		0	Total Land	(+)	4,426,145
Improvement			Value		
Homesite:		0			
Non Homesite:		2,891	Total Improvements	(+)	2,891
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,429,036
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,426,145	0			
Ag Use:	13,906	0	Productivity Loss	(-)	4,412,239
Timber Use:	0	0	Appraised Value	=	16,797
Productivity Loss:	4,412,239	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	16,797
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	16,797

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 16,797 * (0.000000 / 100)

Certified Estimate of Market Value: 4,429,036
Certified Estimate of Taxable Value: 16,797

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

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		4,426,145			
Timber Market:		0	Total Land	(+)	4,426,145
Improvement		Value			
Homesite:		0			
Non Homesite:		2,891	Total Improvements	(+)	2,891
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,429,036
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,426,145	0			
Ag Use:	13,906	0	Productivity Loss	(-)	4,412,239
Timber Use:	0	0	Appraised Value	=	16,797
Productivity Loss:	4,412,239	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	16,797
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	16,797

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 16,797 * (0.000000 / 100)

Certified Estimate of Market Value: 4,429,036
Certified Estimate of Taxable Value: 16,797

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

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	364.7340	\$0	\$4,426,145	\$13,906
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$2,891	\$2,891
Totals			364.7340	\$0	\$4,429,036	\$16,797

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	364.7340	\$0	\$4,426,145	\$13,906
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$2,891	\$2,891
Totals			364.7340	\$0	\$4,429,036	\$16,797

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	364.7340	\$0	\$4,426,145	\$13,906
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$2,891	\$2,891
Totals			364.7340	\$0	\$4,429,036	\$16,797

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	364.7340	\$0	\$4,426,145	\$13,906
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$2,891	\$2,891
Totals			364.7340	\$0	\$4,429,036	\$16,797

2025 CERTIFIED TOTALS

Property Count: 6

MA360 - Municipal Utility District - Ambrose 360
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		14,924,588			
Timber Market:		0	Total Land	(+)	14,924,588
Improvement		Value			
Homesite:		0			
Non Homesite:		387	Total Improvements	(+)	387
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	14,924,975
Ag		Non Exempt	Exempt		
Total Productivity Market:	14,924,588	0			
Ag Use:	21,180	0	Productivity Loss	(-)	14,903,408
Timber Use:	0	0	Appraised Value	=	21,567
Productivity Loss:	14,903,408	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	21,567
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	21,567

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 21,567 * (0.000000 / 100)

Certified Estimate of Market Value: 14,924,975
Certified Estimate of Taxable Value: 21,567

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

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		14,924,588			
Timber Market:		0	Total Land	(+)	14,924,588
Improvement		Value			
Homesite:		0			
Non Homesite:		387	Total Improvements	(+)	387
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	14,924,975
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,924,588	0			
Ag Use:	21,180	0	Productivity Loss	(-)	14,903,408
Timber Use:	0	0	Appraised Value	=	21,567
Productivity Loss:	14,903,408	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	21,567
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	21,567

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 21,567 * (0.000000 / 100)

Certified Estimate of Market Value: 14,924,975
Certified Estimate of Taxable Value: 21,567

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

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	510.0330	\$0	\$14,924,588	\$21,180
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$387	\$387
Totals			510.0330	\$0	\$14,924,975	\$21,567

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	510.0330	\$0	\$14,924,588	\$21,180
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$387	\$387
Totals			510.0330	\$0	\$14,924,975	\$21,567

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	510.0330	\$0	\$14,924,588	\$21,180
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$387	\$387
Totals			510.0330	\$0	\$14,924,975	\$21,567

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	510.0330	\$0	\$14,924,588	\$21,180
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$387	\$387
Totals			510.0330	\$0	\$14,924,975	\$21,567

2025 CERTIFIED TOTALS

Property Count: 4

MBR - Municipal Utility District - Burks Ranch
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS	\$0
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Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$0
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New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALSMBR1 - Municipal Utility District - Browns Ranch District 1
ARB Approved Totals

Property Count: 7

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		7,364,781			
Timber Market:		0	Total Land	(+)	7,364,781
Improvement			Value		
Homesite:		0			
Non Homesite:		2,155	Total Improvements	(+)	2,155
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,366,936
Ag	Non Exempt	Exempt			
Total Productivity Market:	7,364,781	0			
Ag Use:	82,606	0	Productivity Loss	(-)	7,282,175
Timber Use:	0	0	Appraised Value	=	84,761
Productivity Loss:	7,282,175	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	84,761
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	84,761

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 84,761 * (0.000000 / 100)

Certified Estimate of Market Value: 7,366,936
Certified Estimate of Taxable Value: 84,761

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

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMBR1 - Municipal Utility District - Browns Ranch District 1
Grand Totals

Property Count: 7

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		7,364,781			
Timber Market:		0	Total Land	(+)	7,364,781
Improvement		Value			
Homesite:		0			
Non Homesite:		2,155	Total Improvements	(+)	2,155
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,366,936
Ag	Non Exempt	Exempt			
Total Productivity Market:	7,364,781	0			
Ag Use:	82,606	0	Productivity Loss	(-)	7,282,175
Timber Use:	0	0	Appraised Value	=	84,761
Productivity Loss:	7,282,175	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	84,761
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	84,761

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 84,761 * (0.000000 / 100)

Certified Estimate of Market Value: 7,366,936
Certified Estimate of Taxable Value: 84,761

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

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	618.4990	\$0	\$7,364,781	\$82,606
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$2,155	\$2,155
Totals			618.4990	\$0	\$7,366,936	\$84,761

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	618.4990	\$0	\$7,364,781	\$82,606
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$2,155	\$2,155
Totals			618.4990	\$0	\$7,366,936	\$84,761

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	618.4990	\$0	\$7,364,781	\$82,606
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$2,155	\$2,155
Totals			618.4990	\$0	\$7,366,936	\$84,761

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	618.4990	\$0	\$7,364,781	\$82,606
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$2,155	\$2,155
Totals			618.4990	\$0	\$7,366,936	\$84,761

2025 CERTIFIED TOTALS

Property Count: 7

MBR1 - Municipal Utility District - Browns Ranch District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		89,598			
Ag Market:		8,710,691			
Timber Market:		0	Total Land	(+)	8,800,289
Improvement		Value			
Homesite:		0			
Non Homesite:		6,315	Total Improvements	(+)	6,315
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,806,604
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,710,691	0			
Ag Use:	44,600	0	Productivity Loss	(-)	8,666,091
Timber Use:	0	0	Appraised Value	=	140,513
Productivity Loss:	8,666,091	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	140,513
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	140,513

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 140,513 * (0.000000 / 100)

Certified Estimate of Market Value: 8,806,604
Certified Estimate of Taxable Value: 140,513

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

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		89,598			
Ag Market:		8,710,691			
Timber Market:		0	Total Land	(+)	8,800,289
Improvement		Value			
Homesite:		0			
Non Homesite:		6,315	Total Improvements	(+)	6,315
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,806,604
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,710,691	0			
Ag Use:	44,600	0	Productivity Loss	(-)	8,666,091
Timber Use:	0	0	Appraised Value	=	140,513
Productivity Loss:	8,666,091	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	140,513
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	140,513

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 140,513 * (0.000000 / 100)

Certified Estimate of Market Value: 8,806,604
Certified Estimate of Taxable Value: 140,513

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

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	529.5970	\$0	\$8,710,691	\$44,600
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$3,754	\$3,754
E	RURAL LAND, NON QUALIFIED OPE	3	3.8000	\$0	\$92,159	\$92,159
Totals			533.3970	\$0	\$8,806,604	\$140,513

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	529.5970	\$0	\$8,710,691	\$44,600
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$3,754	\$3,754
E	RURAL LAND, NON QUALIFIED OPE	3	3.8000	\$0	\$92,159	\$92,159
Totals			533.3970	\$0	\$8,806,604	\$140,513

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	529.5970	\$0	\$8,710,691	\$44,600
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$3,754	\$3,754
E	REAL-NON QUAL OPEN SPACE LAND	3	3.8000	\$0	\$92,159	\$92,159
Totals			533.3970	\$0	\$8,806,604	\$140,513

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	529.5970	\$0	\$8,710,691	\$44,600
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$3,754	\$3,754
E	REAL-NON QUAL OPEN SPACE LAND	3	3.8000	\$0	\$92,159	\$92,159
Totals			533.3970	\$0	\$8,806,604	\$140,513

2025 CERTIFIED TOTALS

Property Count: 8

MCC1B - Municipal Utility District - Case Creek District 1B
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		22,913			
Ag Market:		6,835,487			
Timber Market:		0	Total Land	(+)	6,858,400
Improvement		Value			
Homesite:		711,978			
Non Homesite:		22,041	Total Improvements	(+)	734,019
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,592,419
Ag	Non Exempt	Exempt			
Total Productivity Market:	6,835,487	0			
Ag Use:	32,265	0	Productivity Loss	(-)	6,803,222
Timber Use:	0	0	Appraised Value	=	789,197
Productivity Loss:	6,803,222	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	789,197
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	789,197

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 789,197 * (0.000000 / 100)

Certified Estimate of Market Value: 7,592,419
Certified Estimate of Taxable Value: 789,197

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

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:			0		
Non Homesite:			22,913		
Ag Market:			6,835,487		
Timber Market:			0		
			Total Land	(+)	6,858,400
Improvement			Value		
Homesite:			711,978		
Non Homesite:			22,041		
			Total Improvements	(+)	734,019
Non Real		Count	Value		
Personal Property:		0	0		
Mineral Property:		0	0		
Autos:		0	0		
			Total Non Real	(+)	0
			Market Value	=	7,592,419
Ag		Non Exempt	Exempt		
Total Productivity Market:		6,835,487	0		
Ag Use:		32,265	0		
Timber Use:		0	0		
Productivity Loss:		6,803,222	0		
			Productivity Loss	(-)	6,803,222
			Appraised Value	=	789,197
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	789,197
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	789,197

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 789,197 * (0.000000 / 100)

Certified Estimate of Market Value: 7,592,419
Certified Estimate of Taxable Value: 789,197

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

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	541.4810	\$0	\$6,835,487	\$32,265
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,848	\$5,848
E	RURAL LAND, NON QUALIFIED OPE	1	2.0000	\$0	\$751,084	\$751,084
Totals			543.4810	\$0	\$7,592,419	\$789,197

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	541.4810	\$0	\$6,835,487	\$32,265
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,848	\$5,848
E	RURAL LAND, NON QUALIFIED OPE	1	2.0000	\$0	\$751,084	\$751,084
Totals			543.4810	\$0	\$7,592,419	\$789,197

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	541.4810	\$0	\$6,835,487	\$32,265
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,848	\$5,848
E	REAL-NON QUAL OPEN SPACE LAND	1	2.0000	\$0	\$751,084	\$751,084
Totals			543.4810	\$0	\$7,592,419	\$789,197

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	541.4810	\$0	\$6,835,487	\$32,265
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,848	\$5,848
E	REAL-NON QUAL OPEN SPACE LAND	1	2.0000	\$0	\$751,084	\$751,084
Totals			543.4810	\$0	\$7,592,419	\$789,197

2025 CERTIFIED TOTALS

Property Count: 5

MCR - Municipal Utility District - Choctaw Ranch
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		90,000			
Ag Market:		7,013,347			
Timber Market:		0	Total Land	(+)	7,103,347
Improvement			Value		
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,103,347
Ag	Non Exempt	Exempt			
Total Productivity Market:	7,013,347	0			
Ag Use:	68,665	0	Productivity Loss	(-)	6,944,682
Timber Use:	0	0	Appraised Value	=	158,665
Productivity Loss:	6,944,682	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	158,665
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	158,665

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 158,665 * (0.000000 / 100)

Certified Estimate of Market Value: 7,103,347
Certified Estimate of Taxable Value: 158,665

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

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMCW2B - Municipal Utility District - Cottonwood District 2B
Grand Totals

Property Count: 12

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		90,000			
Ag Market:		7,013,347			
Timber Market:		0	Total Land	(+)	7,103,347
Improvement			Value		
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	7,103,347
Ag	Non Exempt	Exempt			
Total Productivity Market:	7,013,347	0			
Ag Use:	68,665	0	Productivity Loss	(-)	6,944,682
Timber Use:	0	0	Appraised Value	=	158,665
Productivity Loss:	6,944,682	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	158,665
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	158,665

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 158,665 * (0.000000 / 100)

Certified Estimate of Market Value: 7,103,347
Certified Estimate of Taxable Value: 158,665

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

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	11	406.9230	\$0	\$7,013,347	\$68,665
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$90,000	\$90,000
Totals			407.9230	\$0	\$7,103,347	\$158,665

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	11	406.9230	\$0	\$7,013,347	\$68,665
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$90,000	\$90,000
Totals			407.9230	\$0	\$7,103,347	\$158,665

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	406.9230	\$0	\$7,013,347	\$68,665
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$90,000	\$90,000
Totals			407.9230	\$0	\$7,103,347	\$158,665

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	406.9230	\$0	\$7,013,347	\$68,665
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$90,000	\$90,000
Totals			407.9230	\$0	\$7,103,347	\$158,665

2025 CERTIFIED TOTALS

Property Count: 12

MCW2B - Municipal Utility District - Cottonwood District 2B
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
ARB Approved Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		156,903			
Non Homesite:		0			
Ag Market:		3,618,619			
Timber Market:		0	Total Land	(+)	3,775,522
Improvement			Value		
Homesite:		230,813			
Non Homesite:		487	Total Improvements	(+)	231,300
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,006,822
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,618,619	0			
Ag Use:	1,772	0	Productivity Loss	(-)	3,616,847
Timber Use:	0	0	Appraised Value	=	389,975
Productivity Loss:	3,616,847	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	389,975
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	389,975

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 3,899.75 = 389,975 * (1.000000 / 100)

Certified Estimate of Market Value: 4,006,822
 Certified Estimate of Taxable Value: 389,975

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

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 6 MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
Grand Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		156,903			
Non Homesite:		0			
Ag Market:		3,618,619			
Timber Market:		0	Total Land	(+)	3,775,522
Improvement			Value		
Homesite:		230,813			
Non Homesite:		487	Total Improvements	(+)	231,300
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,006,822
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,618,619	0			
Ag Use:	1,772	0	Productivity Loss	(-)	3,616,847
Timber Use:	0	0	Appraised Value	=	389,975
Productivity Loss:	3,616,847	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	389,975
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	389,975

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 3,899.75 = 389,975 * (1.000000 / 100)

Certified Estimate of Market Value: 4,006,822
 Certified Estimate of Taxable Value: 389,975

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

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	47.7580	\$0	\$3,618,619	\$1,772
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$487	\$487
E	RURAL LAND, NON QUALIFIED OPE	1	2.2200	\$0	\$387,716	\$387,716
Totals			49.9780	\$0	\$4,006,822	\$389,975

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	47.7580	\$0	\$3,618,619	\$1,772
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$487	\$487
E	RURAL LAND, NON QUALIFIED OPE	1	2.2200	\$0	\$387,716	\$387,716
Totals			49.9780	\$0	\$4,006,822	\$389,975

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	47.7580	\$0	\$3,618,619	\$1,772
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$487	\$487
E	REAL-NON QUAL OPEN SPACE LAND	1	2.2200	\$0	\$387,716	\$387,716
Totals			49.9780	\$0	\$4,006,822	\$389,975

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	47.7580	\$0	\$3,618,619	\$1,772
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$487	\$487
E	REAL-NON QUAL OPEN SPACE LAND	1	2.2200	\$0	\$387,716	\$387,716
Totals			49.9780	\$0	\$4,006,822	\$389,975

2025 CERTIFIED TOTALS

Property Count: 6

MGC - Municipal Utility District - Grayson Crossing aka Gunter Crossing
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		18,082			
Ag Market:		36,478,165			
Timber Market:		0	Total Land	(+)	36,496,247
Improvement		Value			
Homesite:		0			
Non Homesite:		127,112	Total Improvements	(+)	127,112
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,623,359
Ag	Non Exempt	Exempt			
Total Productivity Market:	36,478,165	0			
Ag Use:	190,124	0	Productivity Loss	(-)	36,288,041
Timber Use:	0	0	Appraised Value	=	335,318
Productivity Loss:	36,288,041	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	335,318
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	335,318

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 335,318 * (0.000000 / 100)

Certified Estimate of Market Value: 36,623,359
Certified Estimate of Taxable Value: 335,318

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

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMGC20 - Municipal Utility District - Grayson County 20
Grand Totals

Property Count: 9

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		18,082			
Ag Market:		36,478,165			
Timber Market:		0	Total Land	(+)	36,496,247
Improvement			Value		
Homesite:		0			
Non Homesite:		127,112	Total Improvements	(+)	127,112
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,623,359
Ag	Non Exempt	Exempt			
Total Productivity Market:	36,478,165	0			
Ag Use:	190,124	0	Productivity Loss	(-)	36,288,041
Timber Use:	0	0	Appraised Value	=	335,318
Productivity Loss:	36,288,041	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	335,318
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	335,318

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 335,318 * (0.000000 / 100)

Certified Estimate of Market Value: 36,623,359
Certified Estimate of Taxable Value: 335,318

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

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	1,965.0780	\$0	\$36,478,165	\$190,124
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$18,553	\$18,553
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$126,641	\$126,641
Totals			1,966.0780	\$0	\$36,623,359	\$335,318

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	1,965.0780	\$0	\$36,478,165	\$190,124
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$18,553	\$18,553
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$126,641	\$126,641
Totals			1,966.0780	\$0	\$36,623,359	\$335,318

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	1,965.0780	\$0	\$36,478,165	\$190,124
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$18,553	\$18,553
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$126,641	\$126,641
Totals			1,966.0780	\$0	\$36,623,359	\$335,318

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	1,965.0780	\$0	\$36,478,165	\$190,124
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$18,553	\$18,553
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$126,641	\$126,641
Totals			1,966.0780	\$0	\$36,623,359	\$335,318

2025 CERTIFIED TOTALS

Property Count: 9

MGC20 - Municipal Utility District - Grayson County 20
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		72,570			
Non Homesite:		300,380			
Ag Market:		21,427,537			
Timber Market:		0	Total Land	(+)	21,800,487
Improvement		Value			
Homesite:		76,241			
Non Homesite:		4,814	Total Improvements	(+)	81,055
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	21,881,542
Ag	Non Exempt	Exempt			
Total Productivity Market:	21,427,537	0			
Ag Use:	48,140	0	Productivity Loss	(-)	21,379,397
Timber Use:	0	0	Appraised Value	=	502,145
Productivity Loss:	21,379,397	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	502,145
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	502,145

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
5,021.45 = 502,145 * (1.000000 / 100)

Certified Estimate of Market Value: 21,881,542
Certified Estimate of Taxable Value: 502,145

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

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		72,570			
Non Homesite:		300,380			
Ag Market:		21,427,537			
Timber Market:		0	Total Land	(+)	21,800,487
Improvement		Value			
Homesite:		76,241			
Non Homesite:		4,814	Total Improvements	(+)	81,055
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	21,881,542
Ag	Non Exempt	Exempt			
Total Productivity Market:	21,427,537	0			
Ag Use:	48,140	0	Productivity Loss	(-)	21,379,397
Timber Use:	0	0	Appraised Value	=	502,145
Productivity Loss:	21,379,397	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	502,145
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	502,145

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
5,021.45 = 502,145 * (1.000000 / 100)

Certified Estimate of Market Value: 21,881,542
Certified Estimate of Taxable Value: 502,145

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

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	563.8720	\$0	\$21,427,537	\$48,140
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$4,814	\$4,814
E	RURAL LAND, NON QUALIFIED OPE	6	7.0070	\$0	\$372,950	\$372,950
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$76,241	\$76,241
Totals			570.8790	\$0	\$21,881,542	\$502,145

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	563.8720	\$0	\$21,427,537	\$48,140
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$4,814	\$4,814
E	RURAL LAND, NON QUALIFIED OPE	6	7.0070	\$0	\$372,950	\$372,950
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$76,241	\$76,241
Totals			570.8790	\$0	\$21,881,542	\$502,145

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	563.8720	\$0	\$21,427,537	\$48,140
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$4,814	\$4,814
E	REAL-NON QUAL OPEN SPACE LAND	6	7.0070	\$0	\$372,950	\$372,950
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$76,241	\$76,241
Totals			570.8790	\$0	\$21,881,542	\$502,145

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	563.8720	\$0	\$21,427,537	\$48,140
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$4,814	\$4,814
E	REAL-NON QUAL OPEN SPACE LAND	6	7.0070	\$0	\$372,950	\$372,950
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$0	\$76,241	\$76,241
Totals			570.8790	\$0	\$21,881,542	\$502,145

2025 CERTIFIED TOTALS

Property Count: 9

MGC3A - Municipal Utility District - Grayson County 3A
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALSMGC3B - Municipal Utility District - Grayson County 3B
ARB Approved Totals

Property Count: 6

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		11,000,347			
Timber Market:		0	Total Land	(+)	11,000,347
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	11,000,347
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,000,347	0			
Ag Use:	45,074	0	Productivity Loss	(-)	10,955,273
Timber Use:	0	0	Appraised Value	=	45,074
Productivity Loss:	10,955,273	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	45,074
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	45,074

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 45,074 * (0.000000 / 100)

Certified Estimate of Market Value: 11,000,347
Certified Estimate of Taxable Value: 45,074

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

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMGC3B - Municipal Utility District - Grayson County 3B
Grand Totals

Property Count: 6

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		11,000,347			
Timber Market:		0	Total Land	(+)	11,000,347
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	11,000,347
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,000,347	0			
Ag Use:	45,074	0	Productivity Loss	(-)	10,955,273
Timber Use:	0	0	Appraised Value	=	45,074
Productivity Loss:	10,955,273	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	45,074
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	45,074

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 45,074 * (0.000000 / 100)

Certified Estimate of Market Value: 11,000,347
Certified Estimate of Taxable Value: 45,074

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

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	376.0210	\$0	\$11,000,347	\$45,074
Totals			376.0210	\$0	\$11,000,347	\$45,074

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	376.0210	\$0	\$11,000,347	\$45,074
Totals			376.0210	\$0	\$11,000,347	\$45,074

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	376.0210	\$0	\$11,000,347	\$45,074
Totals			376.0210	\$0	\$11,000,347	\$45,074

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	376.0210	\$0	\$11,000,347	\$45,074
Totals			376.0210	\$0	\$11,000,347	\$45,074

2025 CERTIFIED TOTALS

Property Count: 6

MGC3B - Municipal Utility District - Grayson County 3B
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		13,117,130			
Timber Market:		0	Total Land	(+)	13,117,130
Improvement		Value			
Homesite:		0			
Non Homesite:		56,189	Total Improvements	(+)	56,189
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	13,173,319
Ag	Non Exempt	Exempt			
Total Productivity Market:	13,117,130	0			
Ag Use:	49,516	0	Productivity Loss	(-)	13,067,614
Timber Use:	0	0	Appraised Value	=	105,705
Productivity Loss:	13,067,614	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	105,705
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	105,705

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 105,705 * (0.000000 / 100)

Certified Estimate of Market Value: 13,173,319
Certified Estimate of Taxable Value: 105,705

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

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMGC6A - Municipal Utility District - Grayson County 6A
Grand Totals

Property Count: 5

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		13,117,130			
Timber Market:		0	Total Land	(+)	13,117,130
Improvement		Value			
Homesite:		0			
Non Homesite:		56,189	Total Improvements	(+)	56,189
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	13,173,319
Ag	Non Exempt	Exempt			
Total Productivity Market:	13,117,130	0			
Ag Use:	49,516	0	Productivity Loss	(-)	13,067,614
Timber Use:	0	0	Appraised Value	=	105,705
Productivity Loss:	13,067,614	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	105,705
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	105,705

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 105,705 * (0.000000 / 100)

Certified Estimate of Market Value: 13,173,319
Certified Estimate of Taxable Value: 105,705

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

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	596.7300	\$0	\$13,117,130	\$49,516
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$56,189	\$56,189
Totals			596.7300	\$0	\$13,173,319	\$105,705

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	596.7300	\$0	\$13,117,130	\$49,516
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$56,189	\$56,189
Totals			596.7300	\$0	\$13,173,319	\$105,705

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	596.7300	\$0	\$13,117,130	\$49,516
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$56,189	\$56,189
Totals			596.7300	\$0	\$13,173,319	\$105,705

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	596.7300	\$0	\$13,117,130	\$49,516
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$56,189	\$56,189
Totals			596.7300	\$0	\$13,173,319	\$105,705

2025 CERTIFIED TOTALS

Property Count: 5

MGC6A - Municipal Utility District - Grayson County 6A
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALSMGC6B - Municipal Utility District - Grayson County 6B
ARB Approved Totals

Property Count: 3

11/18/2025

11:23:11AM

Land		Value			
Homesite:		44,782			
Non Homesite:		0			
Ag Market:		10,251,061			
Timber Market:		0	Total Land	(+)	10,295,843
Improvement		Value			
Homesite:		216,181			
Non Homesite:		53,709	Total Improvements	(+)	269,890
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,565,733
Ag		Non Exempt	Exempt		
Total Productivity Market:	10,251,061	0			
Ag Use:	39,829	0		Productivity Loss	(-) 10,211,232
Timber Use:	0	0		Appraised Value	= 354,501
Productivity Loss:	10,211,232	0		Homestead Cap	(-) 0
				23.231 Cap	(-) 0
				Assessed Value	= 354,501
				Total Exemptions Amount	(-) 0
				(Breakdown on Next Page)	
			Net Taxable	=	354,501

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 354,501 * (0.000000 / 100)

Certified Estimate of Market Value: 10,565,733
Certified Estimate of Taxable Value: 354,501

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

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMGC6B - Municipal Utility District - Grayson County 6B
Grand Totals

Property Count: 3

11/18/2025

11:23:11AM

Land		Value			
Homesite:		44,782			
Non Homesite:		0			
Ag Market:		10,251,061			
Timber Market:		0	Total Land	(+)	10,295,843
Improvement		Value			
Homesite:		216,181			
Non Homesite:		53,709	Total Improvements	(+)	269,890
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,565,733
Ag	Non Exempt	Exempt			
Total Productivity Market:	10,251,061	0			
Ag Use:	39,829	0	Productivity Loss	(-)	10,211,232
Timber Use:	0	0	Appraised Value	=	354,501
Productivity Loss:	10,211,232	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	354,501
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	354,501

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 354,501 * (0.000000 / 100)

Certified Estimate of Market Value: 10,565,733
Certified Estimate of Taxable Value: 354,501

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

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	529.4800	\$0	\$10,251,061	\$39,829
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$53,709	\$53,709
E	RURAL LAND, NON QUALIFIED OPE	1	2.5000	\$0	\$260,963	\$260,963
Totals			531.9800	\$0	\$10,565,733	\$354,501

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	529.4800	\$0	\$10,251,061	\$39,829
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$53,709	\$53,709
E	RURAL LAND, NON QUALIFIED OPE	1	2.5000	\$0	\$260,963	\$260,963
Totals			531.9800	\$0	\$10,565,733	\$354,501

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	529.4800	\$0	\$10,251,061	\$39,829
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$53,709	\$53,709
E	REAL-NON QUAL OPEN SPACE LAND	1	2.5000	\$0	\$260,963	\$260,963
Totals			531.9800	\$0	\$10,565,733	\$354,501

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	529.4800	\$0	\$10,251,061	\$39,829
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$53,709	\$53,709
E	REAL-NON QUAL OPEN SPACE LAND	1	2.5000	\$0	\$260,963	\$260,963
Totals			531.9800	\$0	\$10,565,733	\$354,501

2025 CERTIFIED TOTALS

Property Count: 3

MGC6B - Municipal Utility District - Grayson County 6B
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
ARB Approved Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		16,354,988			
Timber Market:		0	Total Land	(+)	16,354,988
Improvement			Value		
Homesite:		0			
Non Homesite:		317	Total Improvements	(+)	317
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	16,355,305
Ag		Non Exempt	Exempt		
Total Productivity Market:	16,354,988	0			
Ag Use:	32,026	0	Productivity Loss	(-)	16,322,962
Timber Use:	0	0	Appraised Value	=	32,343
Productivity Loss:	16,322,962	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	32,343
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	32,343

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 32,343 * (0.000000 / 100)

Certified Estimate of Market Value: 16,355,305
Certified Estimate of Taxable Value: 32,343

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

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		16,354,988			
Timber Market:		0	Total Land	(+)	16,354,988
Improvement			Value		
Homesite:		0			
Non Homesite:		317	Total Improvements	(+)	317
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	16,355,305
Ag	Non Exempt	Exempt			
Total Productivity Market:	16,354,988	0			
Ag Use:	32,026	0	Productivity Loss	(-)	16,322,962
Timber Use:	0	0	Appraised Value	=	32,343
Productivity Loss:	16,322,962	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	32,343
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	32,343

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 32,343 * (0.000000 / 100)

Certified Estimate of Market Value: 16,355,305
Certified Estimate of Taxable Value: 32,343

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

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	423.8500	\$0	\$16,354,988	\$32,026
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$317	\$317
Totals			423.8500	\$0	\$16,355,305	\$32,343

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	5	423.8500	\$0	\$16,354,988	\$32,026
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$317	\$317
Totals			423.8500	\$0	\$16,355,305	\$32,343

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	423.8500	\$0	\$16,354,988	\$32,026
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$317	\$317
Totals			423.8500	\$0	\$16,355,305	\$32,343

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	5	423.8500	\$0	\$16,354,988	\$32,026
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$317	\$317
Totals			423.8500	\$0	\$16,355,305	\$32,343

2025 CERTIFIED TOTALS

Property Count: 5

MGC7 - Municipal Utility District - Grayson County 7
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		2,128,848			
Non Homesite:		7,185,597			
Ag Market:		3,128,774			
Timber Market:		0	Total Land	(+)	12,443,219
Improvement		Value			
Homesite:		7,737,048			
Non Homesite:		3,336	Total Improvements	(+)	7,740,384
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	20,183,603
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,128,774	0			
Ag Use:	2,367	0	Productivity Loss	(-)	3,126,407
Timber Use:	0	0	Appraised Value	=	17,057,196
Productivity Loss:	3,126,407	0			
			Homestead Cap	(-)	27,629
			23.231 Cap	(-)	0
			Assessed Value	=	17,029,567
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,312,028
			Net Taxable	=	15,717,539

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 157,175.39 = 15,717,539 * (1.000000 / 100)

Certified Estimate of Market Value: 20,183,603
 Certified Estimate of Taxable Value: 15,717,539

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

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	1	0	0	0
DVHS	2	0	1,312,028	1,312,028
Totals		0	1,312,028	1,312,028

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		2,128,848			
Non Homesite:		7,185,597			
Ag Market:		3,128,774			
Timber Market:		0	Total Land	(+)	12,443,219
Improvement		Value			
Homesite:		7,737,048			
Non Homesite:		3,336	Total Improvements	(+)	7,740,384
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	20,183,603
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,128,774	0			
Ag Use:	2,367	0	Productivity Loss	(-)	3,126,407
Timber Use:	0	0	Appraised Value	=	17,057,196
Productivity Loss:	3,126,407	0			
			Homestead Cap	(-)	27,629
			23.231 Cap	(-)	0
			Assessed Value	=	17,029,567
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,312,028
			Net Taxable	=	15,717,539

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 157,175.39 = 15,717,539 * (1.000000 / 100)

Certified Estimate of Market Value: 20,183,603
 Certified Estimate of Taxable Value: 15,717,539

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

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	1	0	0	0
DVHS	2	0	1,312,028	1,312,028
Totals		0	1,312,028	1,312,028

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	14	14.5350	\$0	\$9,288,672	\$7,949,015
D1	QUALIFIED OPEN-SPACE LAND	2	81.2200	\$0	\$3,128,774	\$2,367
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,336	\$3,336
E	RURAL LAND, NON QUALIFIED OPE	3	158.7020	\$0	\$5,438,826	\$5,438,826
O	RESIDENTIAL INVENTORY	19	19.2670	\$490,110	\$2,323,995	\$2,323,995
Totals			273.7240	\$490,110	\$20,183,603	\$15,717,539

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	14	14.5350	\$0	\$9,288,672	\$7,949,015
D1	QUALIFIED OPEN-SPACE LAND	2	81.2200	\$0	\$3,128,774	\$2,367
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,336	\$3,336
E	RURAL LAND, NON QUALIFIED OPE	3	158.7020	\$0	\$5,438,826	\$5,438,826
O	RESIDENTIAL INVENTORY	19	19.2670	\$490,110	\$2,323,995	\$2,323,995
Totals			273.7240	\$490,110	\$20,183,603	\$15,717,539

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	14	14.5350	\$0	\$9,288,672	\$7,949,015
D1	REAL-ACREAGE WITH AG	2	81.2200	\$0	\$3,128,774	\$2,367
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,336	\$3,336
E	REAL-NON QUAL OPEN SPACE LAND	3	158.7020	\$0	\$5,438,826	\$5,438,826
O1	RESIDENTIAL INVENTORY	19	19.2670	\$490,110	\$2,323,995	\$2,323,995
Totals			273.7240	\$490,110	\$20,183,603	\$15,717,539

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	14	14.5350	\$0	\$9,288,672	\$7,949,015
D1	REAL-ACREAGE WITH AG	2	81.2200	\$0	\$3,128,774	\$2,367
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,336	\$3,336
E	REAL-NON QUAL OPEN SPACE LAND	3	158.7020	\$0	\$5,438,826	\$5,438,826
O1	RESIDENTIAL INVENTORY	19	19.2670	\$490,110	\$2,323,995	\$2,323,995
Totals			273.7240	\$490,110	\$20,183,603	\$15,717,539

2025 CERTIFIED TOTALS

Property Count: 38

MGC8 - Municipal Utility District - Grayson County 8
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$490,110
TOTAL NEW VALUE TAXABLE:	\$490,110

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
13	\$660,395	\$2,125	\$658,270

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
13	\$660,395	\$2,125	\$658,270

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
13	\$661,261	\$0	\$661,261

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
13	\$661,261	\$0	\$661,261

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
MGC8 - Municipal Utility District - Grayson County 8

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		572,021			
Non Homesite:		124,934			
Ag Market:		4,133,442			
Timber Market:		0	Total Land	(+)	4,830,397
Improvement		Value			
Homesite:		4,041,856			
Non Homesite:		0	Total Improvements	(+)	4,041,856
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,872,253
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,133,442	0			
Ag Use:	12,301	0	Productivity Loss	(-)	4,121,141
Timber Use:	0	0	Appraised Value	=	4,751,112
Productivity Loss:	4,121,141	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	7,469
			Assessed Value	=	4,743,643
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	4,743,643

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 47,436.43 = 4,743,643 * (1.000000 / 100)

Certified Estimate of Market Value: 8,872,253
 Certified Estimate of Taxable Value: 4,743,643

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

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		572,021			
Non Homesite:		124,934			
Ag Market:		4,133,442			
Timber Market:		0	Total Land	(+)	4,830,397
Improvement		Value			
Homesite:		4,041,856			
Non Homesite:		0	Total Improvements	(+)	4,041,856
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,872,253
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,133,442	0			
Ag Use:	12,301	0	Productivity Loss	(-)	4,121,141
Timber Use:	0	0	Appraised Value	=	4,751,112
Productivity Loss:	4,121,141	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	7,469
			Assessed Value	=	4,743,643
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	4,743,643

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 47,436.43 = 4,743,643 * (1.000000 / 100)

Certified Estimate of Market Value: 8,872,253
 Certified Estimate of Taxable Value: 4,743,643

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

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	13	12.0440	\$3,757,870	\$4,329,891	\$4,329,891
D1	QUALIFIED OPEN-SPACE LAND	2	170.5330	\$0	\$4,133,442	\$12,301
E	RURAL LAND, NON QUALIFIED OPE	5	3.2870	\$283,986	\$408,920	\$401,451
Totals			185.8640	\$4,041,856	\$8,872,253	\$4,743,643

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	13	12.0440	\$3,757,870	\$4,329,891	\$4,329,891
D1	QUALIFIED OPEN-SPACE LAND	2	170.5330	\$0	\$4,133,442	\$12,301
E	RURAL LAND, NON QUALIFIED OPE	5	3.2870	\$283,986	\$408,920	\$401,451
Totals			185.8640	\$4,041,856	\$8,872,253	\$4,743,643

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	13	12.0440	\$3,757,870	\$4,329,891	\$4,329,891
D1	REAL-ACREAGE WITH AG	2	170.5330	\$0	\$4,133,442	\$12,301
E	REAL-NON QUAL OPEN SPACE LAND	5	3.2870	\$283,986	\$408,920	\$401,451
Totals			185.8640	\$4,041,856	\$8,872,253	\$4,743,643

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	13	12.0440	\$3,757,870	\$4,329,891	\$4,329,891
D1	REAL-ACREAGE WITH AG	2	170.5330	\$0	\$4,133,442	\$12,301
E	REAL-NON QUAL OPEN SPACE LAND	5	3.2870	\$283,986	\$408,920	\$401,451
Totals			185.8640	\$4,041,856	\$8,872,253	\$4,743,643

2025 CERTIFIED TOTALS

Property Count: 18

MGC9 - Municipal Utility District - Grayson County 9
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$4,041,856
TOTAL NEW VALUE TAXABLE:	\$4,041,856

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
4	\$392,756	\$0	\$392,756

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
4	\$392,756	\$0	\$392,756

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
4	\$365,048	\$0	\$365,048

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
4	\$365,048	\$0	\$365,048

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
MGC9 - Municipal Utility District - Grayson County 9

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		30,840			
Non Homesite:		0			
Ag Market:		4,465,633			
Timber Market:		0	Total Land	(+)	4,496,473
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,496,473
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,465,633	0			
Ag Use:	18,919	0	Productivity Loss	(-)	4,446,714
Timber Use:	0	0	Appraised Value	=	49,759
Productivity Loss:	4,446,714	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	49,759
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	49,759

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 49,759 * (0.000000 / 100)

Certified Estimate of Market Value: 4,496,473
Certified Estimate of Taxable Value: 49,759

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

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		30,840			
Non Homesite:		0			
Ag Market:		4,465,633			
Timber Market:		0	Total Land	(+)	4,496,473
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,496,473
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,465,633	0			
Ag Use:	18,919	0	Productivity Loss	(-)	4,446,714
Timber Use:	0	0	Appraised Value	=	49,759
Productivity Loss:	4,446,714	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	49,759
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	49,759

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 49,759 * (0.000000 / 100)

Certified Estimate of Market Value: 4,496,473
Certified Estimate of Taxable Value: 49,759

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

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	144.8000	\$0	\$4,465,633	\$18,919
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$30,840	\$30,840
Totals			145.8000	\$0	\$4,496,473	\$49,759

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	144.8000	\$0	\$4,465,633	\$18,919
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$30,840	\$30,840
Totals			145.8000	\$0	\$4,496,473	\$49,759

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	144.8000	\$0	\$4,465,633	\$18,919
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$30,840	\$30,840
Totals			145.8000	\$0	\$4,496,473	\$49,759

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	144.8000	\$0	\$4,465,633	\$18,919
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$30,840	\$30,840
Totals			145.8000	\$0	\$4,496,473	\$49,759

2025 CERTIFIED TOTALS

Property Count: 3

MHM1 - Municipal Utility District - Howe Meadows 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		14,217,053			
Timber Market:		0	Total Land	(+)	14,217,053
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	14,217,053
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,217,053	0			
Ag Use:	37,301	0	Productivity Loss	(-)	14,179,752
Timber Use:	0	0	Appraised Value	=	37,301
Productivity Loss:	14,179,752	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	37,301
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	37,301

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 37,301 * (0.000000 / 100)

Certified Estimate of Market Value: 14,217,053
Certified Estimate of Taxable Value: 37,301

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

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		14,217,053			
Timber Market:		0	Total Land	(+)	14,217,053
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	14,217,053
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,217,053	0			
Ag Use:	37,301	0	Productivity Loss	(-)	14,179,752
Timber Use:	0	0	Appraised Value	=	37,301
Productivity Loss:	14,179,752	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	37,301
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	37,301

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 37,301 * (0.000000 / 100)

Certified Estimate of Market Value: 14,217,053
Certified Estimate of Taxable Value: 37,301

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

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	632.8110	\$0	\$14,217,053	\$37,301
Totals			632.8110	\$0	\$14,217,053	\$37,301

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	632.8110	\$0	\$14,217,053	\$37,301
Totals			632.8110	\$0	\$14,217,053	\$37,301

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	632.8110	\$0	\$14,217,053	\$37,301
Totals			632.8110	\$0	\$14,217,053	\$37,301

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	632.8110	\$0	\$14,217,053	\$37,301
Totals			632.8110	\$0	\$14,217,053	\$37,301

2025 CERTIFIED TOTALS

Property Count: 9

MHP - Municipal Utility District - Highland Park
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		35,788			
Non Homesite:		0			
Ag Market:		18,489,911			
Timber Market:		0	Total Land	(+)	18,525,699
Improvement		Value			
Homesite:		82,120			
Non Homesite:		3,466	Total Improvements	(+)	85,586
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	18,611,285
Ag		Non Exempt	Exempt		
Total Productivity Market:	18,489,911	0			
Ag Use:	25,116	0	Productivity Loss	(-)	18,464,795
Timber Use:	0	0	Appraised Value	=	146,490
Productivity Loss:	18,464,795	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	146,490
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	146,490

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 146,490 * (0.000000 / 100)

Certified Estimate of Market Value: 18,611,285
Certified Estimate of Taxable Value: 146,490

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

2025 CERTIFIED TOTALS
MHR - Municipal Utility District - Hunter Ranch
ARB Approved Totals

Property Count: 7

11/18/2025 11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		35,788			
Non Homesite:		0			
Ag Market:		18,489,911			
Timber Market:		0	Total Land	(+)	18,525,699
Improvement		Value			
Homesite:		82,120			
Non Homesite:		3,466	Total Improvements	(+)	85,586
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	18,611,285
Ag	Non Exempt	Exempt			
Total Productivity Market:	18,489,911	0			
Ag Use:	25,116	0	Productivity Loss	(-)	18,464,795
Timber Use:	0	0	Appraised Value	=	146,490
Productivity Loss:	18,464,795	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	146,490
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	146,490

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 146,490 * (0.000000 / 100)

Certified Estimate of Market Value: 18,611,285
Certified Estimate of Taxable Value: 146,490

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

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	516.6480	\$0	\$18,489,911	\$25,116
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,466	\$3,466
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$117,908	\$117,908
Totals			517.6480	\$0	\$18,611,285	\$146,490

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	7	516.6480	\$0	\$18,489,911	\$25,116
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,466	\$3,466
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$117,908	\$117,908
Totals			517.6480	\$0	\$18,611,285	\$146,490

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	516.6480	\$0	\$18,489,911	\$25,116
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,466	\$3,466
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$117,908	\$117,908
Totals			517.6480	\$0	\$18,611,285	\$146,490

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	7	516.6480	\$0	\$18,489,911	\$25,116
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,466	\$3,466
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$117,908	\$117,908
Totals			517.6480	\$0	\$18,611,285	\$146,490

2025 CERTIFIED TOTALS

Property Count: 7

MHR - Municipal Utility District - Hunter Ranch
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		3,171,735			
Non Homesite:		7,627,646			
Ag Market:		2,528,714			
Timber Market:		0	Total Land	(+)	13,328,095
Improvement		Value			
Homesite:		23,011,757			
Non Homesite:		0	Total Improvements	(+)	23,011,757
Non Real		Count	Value		
Personal Property:	7		251,351		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 251,351
			Market Value	=	36,591,203
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,528,714	0			
Ag Use:	1,695	0	Productivity Loss	(-)	2,527,019
Timber Use:	0	0	Appraised Value	=	34,064,184
Productivity Loss:	2,527,019	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	34,064,184
			Total Exemptions Amount (Breakdown on Next Page)	(-)	144,312
			Net Taxable	=	33,919,872

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 203,519.23 = 33,919,872 * (0.600000 / 100)

Certified Estimate of Market Value: 36,591,203
 Certified Estimate of Taxable Value: 33,919,872

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

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV2	2	0	15,000	15,000
DV4	1	0	12,000	12,000
DVHS	1	0	117,312	117,312
Totals		0	144,312	144,312

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		3,171,735			
Non Homesite:		7,627,646			
Ag Market:		2,528,714			
Timber Market:		0	Total Land	(+)	13,328,095
Improvement		Value			
Homesite:		23,011,757			
Non Homesite:		0	Total Improvements	(+)	23,011,757
Non Real		Count	Value		
Personal Property:	7		251,351		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	251,351
					36,591,203
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,528,714	0			
Ag Use:	1,695	0	Productivity Loss	(-)	2,527,019
Timber Use:	0	0	Appraised Value	=	34,064,184
Productivity Loss:	2,527,019	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	34,064,184
			Total Exemptions Amount	(-)	144,312
			(Breakdown on Next Page)		
			Net Taxable	=	33,919,872

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 203,519.23 = 33,919,872 * (0.600000 / 100)

Certified Estimate of Market Value: 36,591,203
 Certified Estimate of Taxable Value: 33,919,872

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

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV2	2	0	15,000	15,000
DV4	1	0	12,000	12,000
DVHS	1	0	117,312	117,312
Totals		0	144,312	144,312

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	53	6.8620	\$16,680,195	\$18,861,224	\$18,834,224
C1	VACANT LOTS AND LAND TRACTS	4	4.4460	\$0	\$400	\$400
D1	QUALIFIED OPEN-SPACE LAND	1	70.6220	\$0	\$2,528,714	\$1,695
E	RURAL LAND, NON QUALIFIED OPE	3	48.1370	\$0	\$1,906,420	\$1,906,420
J6	PIPELAND COMPANY	7		\$0	\$251,351	\$251,351
O	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$12,925,782
Totals			158.2420	\$23,197,449	\$36,591,203	\$33,919,872

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	53	6.8620	\$16,680,195	\$18,861,224	\$18,834,224
C1	VACANT LOTS AND LAND TRACTS	4	4.4460	\$0	\$400	\$400
D1	QUALIFIED OPEN-SPACE LAND	1	70.6220	\$0	\$2,528,714	\$1,695
E	RURAL LAND, NON QUALIFIED OPE	3	48.1370	\$0	\$1,906,420	\$1,906,420
J6	PIPELAND COMPANY	7		\$0	\$251,351	\$251,351
O	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$12,925,782
Totals			158.2420	\$23,197,449	\$36,591,203	\$33,919,872

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	53	6.8620	\$16,680,195	\$18,861,224	\$18,834,224
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.4460	\$0	\$400	\$400
D1	REAL-ACREAGE WITH AG	1	70.6220	\$0	\$2,528,714	\$1,695
E	REAL-NON QUAL OPEN SPACE LAND	3	48.1370	\$0	\$1,906,420	\$1,906,420
J6	PIPELAND COMPANY	7		\$0	\$251,351	\$251,351
O1	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$12,925,782
Totals			158.2420	\$23,197,449	\$36,591,203	\$33,919,872

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	53	6.8620	\$16,680,195	\$18,861,224	\$18,834,224
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.4460	\$0	\$400	\$400
D1	REAL-ACREAGE WITH AG	1	70.6220	\$0	\$2,528,714	\$1,695
E	REAL-NON QUAL OPEN SPACE LAND	3	48.1370	\$0	\$1,906,420	\$1,906,420
J6	PIPELAND COMPANY	7		\$0	\$251,351	\$251,351
O1	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$12,925,782
Totals			158.2420	\$23,197,449	\$36,591,203	\$33,919,872

2025 CERTIFIED TOTALS

Property Count: 275

MHR1 - Municipal Utility District - Heritage Ranch District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$23,197,449
TOTAL NEW VALUE TAXABLE:	\$23,100,631

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV4	Disabled Veterans 70% - 100%	1	\$12,000
DVHS	Disabled Veteran Homestead	1	\$117,312
PARTIAL EXEMPTIONS VALUE LOSS		4	\$144,312
NEW EXEMPTIONS VALUE LOSS			\$144,312

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$144,312
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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
27	\$374,950	\$0	\$374,950

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
27	\$374,950	\$0	\$374,950

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
27	\$400,723	\$0	\$400,723

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
27	\$400,723	\$0	\$400,723

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS

MHR1 - Municipal Utility District - Heritage Ranch District 1
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		260,100			
Non Homesite:		70,023			
Ag Market:		8,870,224			
Timber Market:		0	Total Land	(+)	9,200,347
Improvement		Value			
Homesite:		140,510			
Non Homesite:		67,336	Total Improvements	(+)	207,846
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	9,408,193
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,870,224	0			
Ag Use:	77,973	0	Productivity Loss	(-)	8,792,251
Timber Use:	0	0	Appraised Value	=	615,942
Productivity Loss:	8,792,251	0			
			Homestead Cap	(-)	159,181
			23.231 Cap	(-)	0
			Assessed Value	=	456,761
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	456,761

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 456,761 * (0.000000 / 100)

Certified Estimate of Market Value: 9,408,193
Certified Estimate of Taxable Value: 456,761

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

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		260,100			
Non Homesite:		70,023			
Ag Market:		8,870,224			
Timber Market:		0	Total Land	(+)	9,200,347
Improvement		Value			
Homesite:		140,510			
Non Homesite:		67,336	Total Improvements	(+)	207,846
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	9,408,193
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,870,224	0			
Ag Use:	77,973	0	Productivity Loss	(-)	8,792,251
Timber Use:	0	0	Appraised Value	=	615,942
Productivity Loss:	8,792,251	0			
			Homestead Cap	(-)	159,181
			23.231 Cap	(-)	0
			Assessed Value	=	456,761
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	456,761

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 456,761 * (0.000000 / 100)

Certified Estimate of Market Value: 9,408,193
Certified Estimate of Taxable Value: 456,761

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

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	10	486.0544	\$0	\$8,870,224	\$77,973
E	RURAL LAND, NON QUALIFIED OPE	3	7.1206	\$0	\$537,969	\$378,788
Totals			493.1750	\$0	\$9,408,193	\$456,761

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	10	486.0544	\$0	\$8,870,224	\$77,973
E	RURAL LAND, NON QUALIFIED OPE	3	7.1206	\$0	\$537,969	\$378,788
Totals			493.1750	\$0	\$9,408,193	\$456,761

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	487.0750	\$0	\$8,922,275	\$130,024
E	REAL-NON QUAL OPEN SPACE LAND	2	6.1000	\$0	\$485,918	\$326,737
Totals			493.1750	\$0	\$9,408,193	\$456,761

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	487.0750	\$0	\$8,922,275	\$130,024
E	REAL-NON QUAL OPEN SPACE LAND	2	6.1000	\$0	\$485,918	\$326,737
Totals			493.1750	\$0	\$9,408,193	\$456,761

2025 CERTIFIED TOTALS

Property Count: 12

MKC1 - Municipal Utility District - Kings Crossing District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS	\$0
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Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$0
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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
1	\$400,610	\$159,181	\$241,429

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1	\$400,610	\$159,181	\$241,429

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		31,011,366			
Timber Market:		0	Total Land	(+)	31,011,366
Improvement			Value		
Homesite:		0			
Non Homesite:		3,400	Total Improvements	(+)	3,400
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	31,014,766
Ag	Non Exempt	Exempt			
Total Productivity Market:	31,011,366	0			
Ag Use:	36,573	0	Productivity Loss	(-)	30,974,793
Timber Use:	0	0	Appraised Value	=	39,973
Productivity Loss:	30,974,793	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	39,973
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	39,973

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 39,973 * (0.000000 / 100)

Certified Estimate of Market Value: 31,014,766
Certified Estimate of Taxable Value: 39,973

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

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		31,011,366			
Timber Market:		0	Total Land	(+)	31,011,366
Improvement		Value			
Homesite:		0			
Non Homesite:		3,400	Total Improvements	(+)	3,400
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	31,014,766
Ag	Non Exempt	Exempt			
Total Productivity Market:	31,011,366	0			
Ag Use:	36,573	0	Productivity Loss	(-)	30,974,793
Timber Use:	0	0	Appraised Value	=	39,973
Productivity Loss:	30,974,793	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	39,973
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	39,973

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 39,973 * (0.000000 / 100)

Certified Estimate of Market Value: 31,014,766
Certified Estimate of Taxable Value: 39,973

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

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	1,065.8600	\$0	\$31,011,366	\$36,573
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,400	\$3,400
Totals			1,065.8600	\$0	\$31,014,766	\$39,973

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	9	1,065.8600	\$0	\$31,011,366	\$36,573
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,400	\$3,400
Totals			1,065.8600	\$0	\$31,014,766	\$39,973

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	1,065.8600	\$0	\$31,011,366	\$36,573
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,400	\$3,400
Totals			1,065.8600	\$0	\$31,014,766	\$39,973

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	9	1,065.8600	\$0	\$31,011,366	\$36,573
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,400	\$3,400
Totals			1,065.8600	\$0	\$31,014,766	\$39,973

2025 CERTIFIED TOTALS

Property Count: 9

MKR1 - Municipal Utility District - Kimberlin Ranch District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		58,109			
Ag Market:		14,821,333			
Timber Market:		0	Total Land	(+)	14,879,442
Improvement		Value			
Homesite:		0			
Non Homesite:		223,101	Total Improvements	(+)	223,101
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	15,102,543
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,821,333	0			
Ag Use:	23,673	0	Productivity Loss	(-)	14,797,660
Timber Use:	0	0	Appraised Value	=	304,883
Productivity Loss:	14,797,660	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	304,883
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	304,883

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 304,883 * (0.000000 / 100)

Certified Estimate of Market Value: 15,102,543
Certified Estimate of Taxable Value: 304,883

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

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		58,109			
Ag Market:		14,821,333			
Timber Market:		0	Total Land	(+)	14,879,442
Improvement			Value		
Homesite:		0			
Non Homesite:		223,101	Total Improvements	(+)	223,101
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	15,102,543
Ag	Non Exempt	Exempt			
Total Productivity Market:	14,821,333	0			
Ag Use:	23,673	0	Productivity Loss	(-)	14,797,660
Timber Use:	0	0	Appraised Value	=	304,883
Productivity Loss:	14,797,660	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	304,883
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	304,883

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 304,883 * (0.000000 / 100)

Certified Estimate of Market Value: 15,102,543
Certified Estimate of Taxable Value: 304,883

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

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	12	446.8800	\$0	\$14,821,333	\$23,673
E	RURAL LAND, NON QUALIFIED OPE	1	0.0500	\$0	\$1,460	\$1,460
F1	COMMERCIAL REAL PROPERTY	1	1.9410	\$0	\$279,750	\$279,750
Totals			448.8710	\$0	\$15,102,543	\$304,883

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	12	446.8800	\$0	\$14,821,333	\$23,673
E	RURAL LAND, NON QUALIFIED OPE	1	0.0500	\$0	\$1,460	\$1,460
F1	COMMERCIAL REAL PROPERTY	1	1.9410	\$0	\$279,750	\$279,750
Totals			448.8710	\$0	\$15,102,543	\$304,883

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	12	446.8800	\$0	\$14,821,333	\$23,673
E	REAL-NON QUAL OPEN SPACE LAND	1	0.0500	\$0	\$1,460	\$1,460
F1	COMMERCIAL REAL PROPERTY	1	1.9410	\$0	\$279,750	\$279,750
Totals			448.8710	\$0	\$15,102,543	\$304,883

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	12	446.8800	\$0	\$14,821,333	\$23,673
E	REAL-NON QUAL OPEN SPACE LAND	1	0.0500	\$0	\$1,460	\$1,460
F1	COMMERCIAL REAL PROPERTY	1	1.9410	\$0	\$279,750	\$279,750
Totals			448.8710	\$0	\$15,102,543	\$304,883

2025 CERTIFIED TOTALS

Property Count: 12

MKR2 - Municipal Utility District - Kimberlin Ranch District 2
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		7,058,871			
Ag Market:		26,865,891			
Timber Market:		0	Total Land	(+)	33,924,762
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	33,924,762
Ag	Non Exempt	Exempt			
Total Productivity Market:	26,865,891	0			
Ag Use:	8,625	0	Productivity Loss	(-)	26,857,266
Timber Use:	0	0	Appraised Value	=	7,067,496
Productivity Loss:	26,857,266	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	7,067,496
			Total Exemptions Amount (Breakdown on Next Page)	(-)	6,764,186
			Net Taxable	=	303,310

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 303,310 * (0.000000 / 100)

Certified Estimate of Market Value: 33,924,762
Certified Estimate of Taxable Value: 303,310

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

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	2	0	6,764,186	6,764,186
	Totals	0	6,764,186	6,764,186

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		7,058,871			
Ag Market:		26,865,891			
Timber Market:		0	Total Land	(+)	33,924,762
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	33,924,762
Ag	Non Exempt	Exempt			
Total Productivity Market:	26,865,891	0			
Ag Use:	8,625	0	Productivity Loss	(-)	26,857,266
Timber Use:	0	0	Appraised Value	=	7,067,496
Productivity Loss:	26,857,266	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	7,067,496
			Total Exemptions Amount (Breakdown on Next Page)	(-)	6,764,186
			Net Taxable	=	303,310

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 303,310 * (0.000000 / 100)

Certified Estimate of Market Value: 33,924,762
Certified Estimate of Taxable Value: 303,310

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

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	2	0	6,764,186	6,764,186
	Totals	0	6,764,186	6,764,186

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	8	312.8940	\$0	\$26,865,891	\$8,625
E	RURAL LAND, NON QUALIFIED OPE	5	5.0000	\$0	\$294,685	\$294,685
X	TOTALLY EXEMPT PROPERTY	2	29.9000	\$0	\$6,764,186	\$0
Totals			347.7940	\$0	\$33,924,762	\$303,310

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	8	312.8940	\$0	\$26,865,891	\$8,625
E	RURAL LAND, NON QUALIFIED OPE	5	5.0000	\$0	\$294,685	\$294,685
X	TOTALLY EXEMPT PROPERTY	2	29.9000	\$0	\$6,764,186	\$0
Totals			347.7940	\$0	\$33,924,762	\$303,310

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	8	312.8940	\$0	\$26,865,891	\$8,625
E	REAL-NON QUAL OPEN SPACE LAND	5	5.0000	\$0	\$294,685	\$294,685
X	DO NOT USE	2	29.9000	\$0	\$6,764,186	\$0
Totals			347.7940	\$0	\$33,924,762	\$303,310

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	8	312.8940	\$0	\$26,865,891	\$8,625
E	REAL-NON QUAL OPEN SPACE LAND	5	5.0000	\$0	\$294,685	\$294,685
X	DO NOT USE	2	29.9000	\$0	\$6,764,186	\$0
Totals			347.7940	\$0	\$33,924,762	\$303,310

2025 CERTIFIED TOTALS

Property Count: 15

MKR3 - Municipal Utility District - Kimberlin Ranch District 3
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		246,007			
Ag Market:		21,813,788			
Timber Market:		0	Total Land	(+)	22,059,795
Improvement		Value			
Homesite:		85,825			
Non Homesite:		102,239	Total Improvements	(+)	188,064
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	22,247,859
Ag	Non Exempt	Exempt			
Total Productivity Market:	21,813,788	0			
Ag Use:	52,402	0	Productivity Loss	(-)	21,761,386
Timber Use:	0	0	Appraised Value	=	486,473
Productivity Loss:	21,761,386	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	50,346
			Assessed Value	=	436,127
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	436,127

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 436,127 * (0.000000 / 100)

Certified Estimate of Market Value: 22,247,859
Certified Estimate of Taxable Value: 436,127

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

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		246,007			
Ag Market:		21,813,788			
Timber Market:		0	Total Land	(+)	22,059,795
Improvement			Value		
Homesite:		85,825			
Non Homesite:		102,239	Total Improvements	(+)	188,064
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	22,247,859
Ag	Non Exempt	Exempt			
Total Productivity Market:	21,813,788	0			
Ag Use:	52,402	0	Productivity Loss	(-)	21,761,386
Timber Use:	0	0	Appraised Value	=	486,473
Productivity Loss:	21,761,386	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	50,346
			Assessed Value	=	436,127
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	436,127

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 436,127 * (0.000000 / 100)

Certified Estimate of Market Value: 22,247,859
Certified Estimate of Taxable Value: 436,127

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

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	22	1,875.7890	\$0	\$21,813,788	\$52,402
D2	IMPROVEMENTS ON QUALIFIED OP	5		\$0	\$13,835	\$13,835
E	RURAL LAND, NON QUALIFIED OPE	5	19.7450	\$85,825	\$331,832	\$281,486
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			1,895.5340	\$85,825	\$22,247,859	\$436,127

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	22	1,875.7890	\$0	\$21,813,788	\$52,402
D2	IMPROVEMENTS ON QUALIFIED OP	5		\$0	\$13,835	\$13,835
E	RURAL LAND, NON QUALIFIED OPE	5	19.7450	\$85,825	\$331,832	\$281,486
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			1,895.5340	\$85,825	\$22,247,859	\$436,127

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	22	1,875.7890	\$0	\$21,813,788	\$52,402
D2	FARM & RANCH IMPS ON AG QUALI	5		\$0	\$13,835	\$13,835
E	REAL-NON QUAL OPEN SPACE LAND	5	19.7450	\$85,825	\$331,832	\$281,486
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			1,895.5340	\$85,825	\$22,247,859	\$436,127

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	22	1,875.7890	\$0	\$21,813,788	\$52,402
D2	FARM & RANCH IMPS ON AG QUALI	5		\$0	\$13,835	\$13,835
E	REAL-NON QUAL OPEN SPACE LAND	5	19.7450	\$85,825	\$331,832	\$281,486
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$88,404	\$88,404
Totals			1,895.5340	\$85,825	\$22,247,859	\$436,127

2025 CERTIFIED TOTALS

Property Count: 25

MLT1 - Municipal Utility District - Lake Texoma District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$85,825
TOTAL NEW VALUE TAXABLE:	\$85,825

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		2,442,360			
Non Homesite:		11,061,821			
Ag Market:		2,602,969			
Timber Market:		0	Total Land	(+)	16,107,150
Improvement		Value			
Homesite:		12,743,194			
Non Homesite:		0	Total Improvements	(+)	12,743,194
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	28,850,344
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,602,969	0			
Ag Use:	1,854	0	Productivity Loss	(-)	2,601,115
Timber Use:	0	0	Appraised Value	=	26,249,229
Productivity Loss:	2,601,115	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	26,249,229
			Total Exemptions Amount (Breakdown on Next Page)	(-)	467,644
			Net Taxable	=	25,781,585

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 206,252.68 = 25,781,585 * (0.800000 / 100)

Certified Estimate of Market Value: 28,850,344
 Certified Estimate of Taxable Value: 25,781,585

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

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	1	0	0	0
DVHS	2	0	467,644	467,644
Totals		0	467,644	467,644

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		2,442,360			
Non Homesite:		11,061,821			
Ag Market:		2,602,969			
Timber Market:		0	Total Land	(+)	16,107,150
Improvement		Value			
Homesite:		12,743,194			
Non Homesite:		0	Total Improvements	(+)	12,743,194
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	28,850,344
Ag		Non Exempt	Exempt		
Total Productivity Market:	2,602,969	0			
Ag Use:	1,854	0	Productivity Loss	(-)	2,601,115
Timber Use:	0	0	Appraised Value	=	26,249,229
Productivity Loss:	2,601,115	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	26,249,229
			Total Exemptions Amount (Breakdown on Next Page)	(-)	467,644
			Net Taxable	=	25,781,585

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 206,252.68 = 25,781,585 * (0.800000 / 100)

Certified Estimate of Market Value: 28,850,344
 Certified Estimate of Taxable Value: 25,781,585

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

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	1	0	0	0
DVHS	2	0	467,644	467,644
Totals		0	467,644	467,644

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	12	2.0400	\$3,236,389	\$3,966,843	\$3,599,698
C1	VACANT LOTS AND LAND TRACTS	3	1.4850	\$0	\$43,815	\$43,815
D1	QUALIFIED OPEN-SPACE LAND	1	71.1380	\$0	\$2,602,969	\$1,854
E	RURAL LAND, NON QUALIFIED OPE	1	7.6700	\$0	\$100	\$100
O	RESIDENTIAL INVENTORY	337	45.5460	\$9,469,402	\$22,236,617	\$22,136,118
Totals			127.8790	\$12,705,791	\$28,850,344	\$25,781,585

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	12	2.0400	\$3,236,389	\$3,966,843	\$3,599,698
C1	VACANT LOTS AND LAND TRACTS	3	1.4850	\$0	\$43,815	\$43,815
D1	QUALIFIED OPEN-SPACE LAND	1	71.1380	\$0	\$2,602,969	\$1,854
E	RURAL LAND, NON QUALIFIED OPE	1	7.6700	\$0	\$100	\$100
O	RESIDENTIAL INVENTORY	337	45.5460	\$9,469,402	\$22,236,617	\$22,136,118
Totals			127.8790	\$12,705,791	\$28,850,344	\$25,781,585

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	12	2.0400	\$3,236,389	\$3,966,843	\$3,599,698
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	1.4850	\$0	\$43,815	\$43,815
D1	REAL-ACREAGE WITH AG	1	71.1380	\$0	\$2,602,969	\$1,854
E	REAL-NON QUAL OPEN SPACE LAND	1	7.6700	\$0	\$100	\$100
O1	RESIDENTIAL INVENTORY	337	45.5460	\$9,469,402	\$22,236,617	\$22,136,118
Totals			127.8790	\$12,705,791	\$28,850,344	\$25,781,585

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	12	2.0400	\$3,236,389	\$3,966,843	\$3,599,698
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	1.4850	\$0	\$43,815	\$43,815
D1	REAL-ACREAGE WITH AG	1	71.1380	\$0	\$2,602,969	\$1,854
E	REAL-NON QUAL OPEN SPACE LAND	1	7.6700	\$0	\$100	\$100
O1	RESIDENTIAL INVENTORY	337	45.5460	\$9,469,402	\$22,236,617	\$22,136,118
Totals			127.8790	\$12,705,791	\$28,850,344	\$25,781,585

2025 CERTIFIED TOTALS

Property Count: 354

MNR - Municipal Utility District - Noble Ridge
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$12,705,791
TOTAL NEW VALUE TAXABLE:	\$12,337,377

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV4	Disabled Veterans 70% - 100%	1	\$0
DVHS	Disabled Veteran Homestead	2	\$467,644
PARTIAL EXEMPTIONS VALUE LOSS		3	\$467,644
NEW EXEMPTIONS VALUE LOSS			\$467,644

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$467,644
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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
6	\$339,767	\$0	\$339,767

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
6	\$339,767	\$0	\$339,767

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
6	\$343,816	\$0	\$343,816

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
6	\$343,816	\$0	\$343,816

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
MNR - Municipal Utility District - Noble Ridge
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		8,845,783			
Timber Market:		0	Total Land	(+)	8,845,783
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,845,783
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,845,783	0			
Ag Use:	39,653	0	Productivity Loss	(-)	8,806,130
Timber Use:	0	0	Appraised Value	=	39,653
Productivity Loss:	8,806,130	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	39,653
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	39,653

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 39,653 * (0.000000 / 100)

Certified Estimate of Market Value: 8,845,783
Certified Estimate of Taxable Value: 39,653

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

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		8,845,783			
Timber Market:		0	Total Land	(+)	8,845,783
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,845,783
Ag	Non Exempt	Exempt			
Total Productivity Market:	8,845,783	0			
Ag Use:	39,653	0	Productivity Loss	(-)	8,806,130
Timber Use:	0	0	Appraised Value	=	39,653
Productivity Loss:	8,806,130	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	39,653
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	39,653

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 39,653 * (0.000000 / 100)

Certified Estimate of Market Value: 8,845,783
Certified Estimate of Taxable Value: 39,653

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

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	294.7500	\$0	\$8,845,783	\$39,653
Totals			294.7500	\$0	\$8,845,783	\$39,653

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	294.7500	\$0	\$8,845,783	\$39,653
Totals			294.7500	\$0	\$8,845,783	\$39,653

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	294.7500	\$0	\$8,845,783	\$39,653
Totals			294.7500	\$0	\$8,845,783	\$39,653

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	294.7500	\$0	\$8,845,783	\$39,653
Totals			294.7500	\$0	\$8,845,783	\$39,653

2025 CERTIFIED TOTALS

Property Count: 4

MPR - Municipal Utility District - Preston Road
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS	\$0
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Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$0
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New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		17,036,819			
Ag Market:		102,353,585			
Timber Market:		0	Total Land	(+)	119,390,404
Improvement		Value			
Homesite:		0			
Non Homesite:		18,772	Total Improvements	(+)	18,772
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	119,409,176
Ag	Non Exempt	Exempt			
Total Productivity Market:	98,468,424	3,885,161			
Ag Use:	88,940	2,941	Productivity Loss	(-)	98,379,484
Timber Use:	0	0	Appraised Value	=	21,029,692
Productivity Loss:	98,379,484	3,882,220			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	21,029,692
			Total Exemptions Amount (Breakdown on Next Page)	(-)	20,862,858
			Net Taxable	=	166,834

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 166,834 * (0.000000 / 100)

Certified Estimate of Market Value: 119,409,176
Certified Estimate of Taxable Value: 166,834

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

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	7	0	20,862,858	20,862,858
	Totals	0	20,862,858	20,862,858

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		17,036,819			
Ag Market:		102,353,585			
Timber Market:		0	Total Land	(+)	119,390,404
Improvement		Value			
Homesite:		0			
Non Homesite:		18,772	Total Improvements	(+)	18,772
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	119,409,176
Ag	Non Exempt	Exempt			
Total Productivity Market:	98,468,424	3,885,161			
Ag Use:	88,940	2,941	Productivity Loss	(-)	98,379,484
Timber Use:	0	0	Appraised Value	=	21,029,692
Productivity Loss:	98,379,484	3,882,220			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	21,029,692
			Total Exemptions Amount (Breakdown on Next Page)	(-)	20,862,858
			Net Taxable	=	166,834

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 166,834 * (0.000000 / 100)

Certified Estimate of Market Value: 119,409,176
Certified Estimate of Taxable Value: 166,834

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

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	7	0	20,862,858	20,862,858
	Totals	0	20,862,858	20,862,858

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	19	1,538.1388	\$0	\$98,468,424	\$88,940
E	RURAL LAND, NON QUALIFIED OPE	4	1.5000	\$0	\$77,894	\$77,894
X	TOTALLY EXEMPT PROPERTY	7	120.1640	\$0	\$20,862,858	\$0
Totals			1,659.8028	\$0	\$119,409,176	\$166,834

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	19	1,538.1388	\$0	\$98,468,424	\$88,940
E	RURAL LAND, NON QUALIFIED OPE	4	1.5000	\$0	\$77,894	\$77,894
X	TOTALLY EXEMPT PROPERTY	7	120.1640	\$0	\$20,862,858	\$0
Totals			1,659.8028	\$0	\$119,409,176	\$166,834

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	19	1,538.1388	\$0	\$98,468,424	\$88,940
E	REAL-NON QUAL OPEN SPACE LAND	4	1.5000	\$0	\$77,894	\$77,894
X	DO NOT USE	7	120.1640	\$0	\$20,862,858	\$0
Totals			1,659.8028	\$0	\$119,409,176	\$166,834

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	19	1,538.1388	\$0	\$98,468,424	\$88,940
E	REAL-NON QUAL OPEN SPACE LAND	4	1.5000	\$0	\$77,894	\$77,894
X	DO NOT USE	7	120.1640	\$0	\$20,862,858	\$0
Totals			1,659.8028	\$0	\$119,409,176	\$166,834

2025 CERTIFIED TOTALS

Property Count: 29

MPR1 - Municipal Utility District - Platinum Ranch District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		1,289,745			
Ag Market:		22,305,663			
Timber Market:		0	Total Land	(+)	23,595,408
Improvement		Value			
Homesite:		0			
Non Homesite:		102,491	Total Improvements	(+)	102,491
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	23,697,899
Ag	Non Exempt	Exempt			
Total Productivity Market:	22,305,663	0			
Ag Use:	23,664	0	Productivity Loss	(-)	22,281,999
Timber Use:	0	0	Appraised Value	=	1,415,900
Productivity Loss:	22,281,999	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	1,415,900
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	1,415,900

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 1,415,900 * (0.000000 / 100)

Certified Estimate of Market Value: 23,697,899
Certified Estimate of Taxable Value: 1,415,900

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

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		1,289,745			
Ag Market:		22,305,663			
Timber Market:		0	Total Land	(+)	23,595,408
Improvement		Value			
Homesite:		0			
Non Homesite:		102,491	Total Improvements	(+)	102,491
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	23,697,899
Ag	Non Exempt	Exempt			
Total Productivity Market:	22,305,663	0			
Ag Use:	23,664	0	Productivity Loss	(-)	22,281,999
Timber Use:	0	0	Appraised Value	=	1,415,900
Productivity Loss:	22,281,999	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	1,415,900
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	1,415,900

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 1,415,900 * (0.000000 / 100)

Certified Estimate of Market Value: 23,697,899
Certified Estimate of Taxable Value: 1,415,900

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

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	805.5134	\$0	\$22,305,663	\$23,664
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$52,584	\$52,584
E	RURAL LAND, NON QUALIFIED OPE	3	40.3950	\$0	\$1,339,652	\$1,339,652
Totals			845.9084	\$0	\$23,697,899	\$1,415,900

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	805.5134	\$0	\$22,305,663	\$23,664
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$52,584	\$52,584
E	RURAL LAND, NON QUALIFIED OPE	3	40.3950	\$0	\$1,339,652	\$1,339,652
Totals			845.9084	\$0	\$23,697,899	\$1,415,900

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	805.5134	\$0	\$22,305,663	\$23,664
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$52,584	\$52,584
E	REAL-NON QUAL OPEN SPACE LAND	3	40.3950	\$0	\$1,339,652	\$1,339,652
Totals			845.9084	\$0	\$23,697,899	\$1,415,900

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	805.5134	\$0	\$22,305,663	\$23,664
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$52,584	\$52,584
E	REAL-NON QUAL OPEN SPACE LAND	3	40.3950	\$0	\$1,339,652	\$1,339,652
Totals			845.9084	\$0	\$23,697,899	\$1,415,900

2025 CERTIFIED TOTALS

Property Count: 8

MPS1 - Municipal Utility District - Preston Summit District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		13,999,568			
Ag Market:		34,763,839			
Timber Market:		0	Total Land	(+)	48,763,407
Improvement		Value			
Homesite:		0			
Non Homesite:		5,522	Total Improvements	(+)	5,522
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	48,768,929
Ag	Non Exempt	Exempt			
Total Productivity Market:	34,763,839	0			
Ag Use:	45,350	0	Productivity Loss	(-)	34,718,489
Timber Use:	0	0	Appraised Value	=	14,050,440
Productivity Loss:	34,718,489	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	37,245
			Assessed Value	=	14,013,195
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	14,013,195

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 14,013,195 * (0.000000 / 100)

Certified Estimate of Market Value: 48,768,929
Certified Estimate of Taxable Value: 14,013,195

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

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMS1 - Municipal Utility District - Sangani District 1
Grand Totals

Property Count: 12

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		13,999,568			
Ag Market:		34,763,839			
Timber Market:		0	Total Land	(+)	48,763,407
Improvement		Value			
Homesite:		0			
Non Homesite:		5,522	Total Improvements	(+)	5,522
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	48,768,929
Ag	Non Exempt	Exempt			
Total Productivity Market:	34,763,839	0			
Ag Use:	45,350	0	Productivity Loss	(-)	34,718,489
Timber Use:	0	0	Appraised Value	=	14,050,440
Productivity Loss:	34,718,489	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	37,245
			Assessed Value	=	14,013,195
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	14,013,195

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 14,013,195 * (0.000000 / 100)

Certified Estimate of Market Value: 48,768,929
Certified Estimate of Taxable Value: 14,013,195

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

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	4	0.6440	\$0	\$247,529	\$210,284
D1	QUALIFIED OPEN-SPACE LAND	5	995.8540	\$0	\$34,763,839	\$45,350
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,522	\$5,522
E	RURAL LAND, NON QUALIFIED OPE	3	492.2900	\$0	\$13,752,039	\$13,752,039
Totals			1,488.7880	\$0	\$48,768,929	\$14,013,195

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	4	0.6440	\$0	\$247,529	\$210,284
D1	QUALIFIED OPEN-SPACE LAND	5	995.8540	\$0	\$34,763,839	\$45,350
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,522	\$5,522
E	RURAL LAND, NON QUALIFIED OPE	3	492.2900	\$0	\$13,752,039	\$13,752,039
Totals			1,488.7880	\$0	\$48,768,929	\$14,013,195

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1C	REAL-VAC PLATTED LOTS - COMMER	4	0.6440	\$0	\$247,529	\$210,284
D1	REAL-ACREAGE WITH AG	5	995.8540	\$0	\$34,763,839	\$45,350
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,522	\$5,522
E	REAL-NON QUAL OPEN SPACE LAND	3	492.2900	\$0	\$13,752,039	\$13,752,039
Totals			1,488.7880	\$0	\$48,768,929	\$14,013,195

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1C	REAL-VAC PLATTED LOTS - COMMER	4	0.6440	\$0	\$247,529	\$210,284
D1	REAL-ACREAGE WITH AG	5	995.8540	\$0	\$34,763,839	\$45,350
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,522	\$5,522
E	REAL-NON QUAL OPEN SPACE LAND	3	492.2900	\$0	\$13,752,039	\$13,752,039
Totals			1,488.7880	\$0	\$48,768,929	\$14,013,195

2025 CERTIFIED TOTALS

Property Count: 12

MS1 - Municipal Utility District - Sangani District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		5,807,277			
Timber Market:		0	Total Land	(+)	5,807,277
Improvement			Value		
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	5,807,277
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,807,277	0			
Ag Use:	37,569	0	Productivity Loss	(-)	5,769,708
Timber Use:	0	0	Appraised Value	=	37,569
Productivity Loss:	5,769,708	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	37,569
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	37,569

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 37,569 * (0.000000 / 100)

Certified Estimate of Market Value: 5,807,277
Certified Estimate of Taxable Value: 37,569

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

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		5,807,277			
Timber Market:		0	Total Land	(+)	5,807,277
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	5,807,277
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,807,277	0			
Ag Use:	37,569	0	Productivity Loss	(-)	5,769,708
Timber Use:	0	0	Appraised Value	=	37,569
Productivity Loss:	5,769,708	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	37,569
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	37,569

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 37,569 * (0.000000 / 100)

Certified Estimate of Market Value: 5,807,277
Certified Estimate of Taxable Value: 37,569

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

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	2	273.3350	\$0	\$5,807,277	\$37,569
Totals			273.3350	\$0	\$5,807,277	\$37,569

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	2	273.3350	\$0	\$5,807,277	\$37,569
Totals			273.3350	\$0	\$5,807,277	\$37,569

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	2	273.3350	\$0	\$5,807,277	\$37,569
Totals			273.3350	\$0	\$5,807,277	\$37,569

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	2	273.3350	\$0	\$5,807,277	\$37,569
Totals			273.3350	\$0	\$5,807,277	\$37,569

2025 CERTIFIED TOTALS

Property Count: 2

MSH - Municipal Utility District - Sunrise Hill
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		169,884			
Ag Market:		9,947,927			
Timber Market:		0	Total Land	(+)	10,117,811
Improvement		Value			
Homesite:		0			
Non Homesite:		3,028	Total Improvements	(+)	3,028
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,120,839
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,947,927	0			
Ag Use:	23,747	0	Productivity Loss	(-)	9,924,180
Timber Use:	0	0	Appraised Value	=	196,659
Productivity Loss:	9,924,180	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	196,659
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	196,659

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 196,659 * (0.000000 / 100)

Certified Estimate of Market Value: 10,120,839
Certified Estimate of Taxable Value: 196,659

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

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		169,884			
Ag Market:		9,947,927			
Timber Market:		0	Total Land	(+)	10,117,811
Improvement		Value			
Homesite:		0			
Non Homesite:		3,028	Total Improvements	(+)	3,028
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,120,839
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,947,927	0			
Ag Use:	23,747	0	Productivity Loss	(-)	9,924,180
Timber Use:	0	0	Appraised Value	=	196,659
Productivity Loss:	9,924,180	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	196,659
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	196,659

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 196,659 * (0.000000 / 100)

Certified Estimate of Market Value: 10,120,839
Certified Estimate of Taxable Value: 196,659

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

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	2	355.0710	\$0	\$9,947,927	\$23,747
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,028	\$3,028
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$169,884	\$169,884
Totals			356.0710	\$0	\$10,120,839	\$196,659

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	2	355.0710	\$0	\$9,947,927	\$23,747
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$3,028	\$3,028
E	RURAL LAND, NON QUALIFIED OPE	1	1.0000	\$0	\$169,884	\$169,884
Totals			356.0710	\$0	\$10,120,839	\$196,659

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	2	355.0710	\$0	\$9,947,927	\$23,747
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,028	\$3,028
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$169,884	\$169,884
Totals			356.0710	\$0	\$10,120,839	\$196,659

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	2	355.0710	\$0	\$9,947,927	\$23,747
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$3,028	\$3,028
E	REAL-NON QUAL OPEN SPACE LAND	1	1.0000	\$0	\$169,884	\$169,884
Totals			356.0710	\$0	\$10,120,839	\$196,659

2025 CERTIFIED TOTALS

Property Count: 3

MSP - Municipal Utility District - Shepherds Place
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		10,241,629			
Timber Market:		0	Total Land	(+)	10,241,629
Improvement			Value		
Homesite:		0			
Non Homesite:		7,584	Total Improvements	(+)	7,584
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,249,213
Ag		Non Exempt	Exempt		
Total Productivity Market:	10,241,629	0			
Ag Use:	6,213	0	Productivity Loss	(-)	10,235,416
Timber Use:	0	0	Appraised Value	=	13,797
Productivity Loss:	10,235,416	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	13,797
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	13,797

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 13,797 * (0.000000 / 100)

Certified Estimate of Market Value: 10,249,213
Certified Estimate of Taxable Value: 13,797

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

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		10,241,629			
Timber Market:		0	Total Land	(+)	10,241,629
Improvement		Value			
Homesite:		0			
Non Homesite:		7,584	Total Improvements	(+)	7,584
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	10,249,213
Ag	Non Exempt	Exempt			
Total Productivity Market:	10,241,629	0			
Ag Use:	6,213	0	Productivity Loss	(-)	10,235,416
Timber Use:	0	0	Appraised Value	=	13,797
Productivity Loss:	10,235,416	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	13,797
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	13,797

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 13,797 * (0.000000 / 100)

Certified Estimate of Market Value: 10,249,213
Certified Estimate of Taxable Value: 13,797

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

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	189.6200	\$0	\$10,241,629	\$6,213
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$7,584	\$7,584
Totals			189.6200	\$0	\$10,249,213	\$13,797

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	189.6200	\$0	\$10,241,629	\$6,213
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$7,584	\$7,584
Totals			189.6200	\$0	\$10,249,213	\$13,797

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	189.6200	\$0	\$10,241,629	\$6,213
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$7,584	\$7,584
Totals			189.6200	\$0	\$10,249,213	\$13,797

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	189.6200	\$0	\$10,241,629	\$6,213
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$7,584	\$7,584
Totals			189.6200	\$0	\$10,249,213	\$13,797

2025 CERTIFIED TOTALS

Property Count: 4

MSR - Municipal Utility District - Scharff Road
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		9,036,976			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	9,036,976
Improvement			Value		
Homesite:		0			
Non Homesite:		66,669	Total Improvements	(+)	66,669
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	9,103,645
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	9,103,645
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	9,103,645
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	9,103,645

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 91,036.45 = 9,103,645 * (1.000000 / 100)

Certified Estimate of Market Value: 9,103,645
 Certified Estimate of Taxable Value: 9,103,645

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

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		9,036,976			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	9,036,976
Improvement			Value		
Homesite:		0			
Non Homesite:		66,669	Total Improvements	(+)	66,669
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	9,103,645
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	9,103,645
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	9,103,645
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	9,103,645

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 91,036.45 = 9,103,645 * (1.000000 / 100)

Certified Estimate of Market Value: 9,103,645
 Certified Estimate of Taxable Value: 9,103,645

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

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	RURAL LAND, NON QUALIFIED OPE	2	201.1960	\$0	\$9,036,976	\$9,036,976
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$66,669	\$66,669	\$66,669
Totals			201.1960	\$66,669	\$9,103,645	\$9,103,645

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	RURAL LAND, NON QUALIFIED OPE	2	201.1960	\$0	\$9,036,976	\$9,036,976
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$66,669	\$66,669	\$66,669
Totals			201.1960	\$66,669	\$9,103,645	\$9,103,645

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	REAL-NON QUAL OPEN SPACE LAND	2	201.1960	\$0	\$9,036,976	\$9,036,976
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$66,669	\$66,669	\$66,669
Totals			201.1960	\$66,669	\$9,103,645	\$9,103,645

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	REAL-NON QUAL OPEN SPACE LAND	2	201.1960	\$0	\$9,036,976	\$9,036,976
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$66,669	\$66,669	\$66,669
Totals			201.1960	\$66,669	\$9,103,645	\$9,103,645

2025 CERTIFIED TOTALS

Property Count: 3

MSSR - Municipal Utility District - Sunset Ranch
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$66,669
TOTAL NEW VALUE TAXABLE:	\$66,669

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		30,261,223			
Non Homesite:		8,717,128			
Ag Market:		5,544,300			
Timber Market:		0	Total Land	(+)	44,522,651
Improvement		Value			
Homesite:		157,844,668			
Non Homesite:		32,209	Total Improvements	(+)	157,876,877
Non Real		Count	Value		
Personal Property:	1		5,000		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 5,000
			Market Value	=	202,404,528
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,544,300	0			
Ag Use:	15,391	0	Productivity Loss	(-)	5,528,909
Timber Use:	0	0	Appraised Value	=	196,875,619
Productivity Loss:	5,528,909	0			
			Homestead Cap	(-)	57,640
			23.231 Cap	(-)	129,121
			Assessed Value	=	196,688,858
			Total Exemptions Amount (Breakdown on Next Page)	(-)	11,913,638
			Net Taxable	=	184,775,220

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 1,847,752.20 = 184,775,220 * (1.000000 / 100)

Certified Estimate of Market Value: 202,404,528
 Certified Estimate of Taxable Value: 184,775,220

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

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	3	30,000	0	30,000
DV1	2	0	10,000	10,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV4	11	0	36,000	36,000
DVHS	25	0	10,961,018	10,961,018
EX-XV	1	0	477,280	477,280
OV65	39	351,840	0	351,840
OV65S	1	10,000	0	10,000
Totals		391,840	11,521,798	11,913,638

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		30,261,223			
Non Homesite:		8,717,128			
Ag Market:		5,544,300			
Timber Market:		0	Total Land	(+)	44,522,651
Improvement		Value			
Homesite:		157,844,668			
Non Homesite:		32,209	Total Improvements	(+)	157,876,877
Non Real		Count	Value		
Personal Property:	1		5,000		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 5,000
			Market Value	=	202,404,528
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,544,300	0			
Ag Use:	15,391	0	Productivity Loss	(-)	5,528,909
Timber Use:	0	0	Appraised Value	=	196,875,619
Productivity Loss:	5,528,909	0			
			Homestead Cap	(-)	57,640
			23.231 Cap	(-)	129,121
			Assessed Value	=	196,688,858
			Total Exemptions Amount (Breakdown on Next Page)	(-)	11,913,638
			Net Taxable	=	184,775,220

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 1,847,752.20 = 184,775,220 * (1.000000 / 100)

Certified Estimate of Market Value: 202,404,528
 Certified Estimate of Taxable Value: 184,775,220

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

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	3	30,000	0	30,000
DV1	2	0	10,000	10,000
DV2	1	0	7,500	7,500
DV3	3	0	30,000	30,000
DV4	11	0	36,000	36,000
DVHS	25	0	10,961,018	10,961,018
EX-XV	1	0	477,280	477,280
OV65	39	351,840	0	351,840
OV65S	1	10,000	0	10,000
Totals		391,840	11,521,798	11,913,638

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	335	54.1840	\$46,017,143	\$160,367,522	\$149,814,054
C1	VACANT LOTS AND LAND TRACTS	43	28.6809	\$0	\$46,078	\$45,993
D1	QUALIFIED OPEN-SPACE LAND	4	131.3140	\$0	\$5,544,300	\$15,391
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,334	\$5,334
E	RURAL LAND, NON QUALIFIED OPE	7	69.6180	\$0	\$2,313,525	\$2,230,660
F1	COMMERCIAL REAL PROPERTY	1	11.6595	\$0	\$200	\$200
L1	COMMERCIAL PERSONAL PROPE	1		\$0	\$5,000	\$5,000
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$991	\$77,423	\$77,423
O	RESIDENTIAL INVENTORY	191	28.3445	\$24,013,563	\$33,567,866	\$32,581,165
X	TOTALLY EXEMPT PROPERTY	1	14.9700	\$0	\$477,280	\$0
Totals			338.7709	\$70,031,697	\$202,404,528	\$184,775,220

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	335	54.1840	\$46,017,143	\$160,367,522	\$149,814,054
C1	VACANT LOTS AND LAND TRACTS	43	28.6809	\$0	\$46,078	\$45,993
D1	QUALIFIED OPEN-SPACE LAND	4	131.3140	\$0	\$5,544,300	\$15,391
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,334	\$5,334
E	RURAL LAND, NON QUALIFIED OPE	7	69.6180	\$0	\$2,313,525	\$2,230,660
F1	COMMERCIAL REAL PROPERTY	1	11.6595	\$0	\$200	\$200
L1	COMMERCIAL PERSONAL PROPE	1		\$0	\$5,000	\$5,000
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$991	\$77,423	\$77,423
O	RESIDENTIAL INVENTORY	191	28.3445	\$24,013,563	\$33,567,866	\$32,581,165
X	TOTALLY EXEMPT PROPERTY	1	14.9700	\$0	\$477,280	\$0
Totals			338.7709	\$70,031,697	\$202,404,528	\$184,775,220

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	335	54.1840	\$46,017,143	\$160,367,522	\$149,814,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	43	28.6809	\$0	\$46,078	\$45,993
D1	REAL-ACREAGE WITH AG	4	131.3140	\$0	\$5,544,300	\$15,391
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,334	\$5,334
E	REAL-NON QUAL OPEN SPACE LAND	7	69.6180	\$0	\$2,313,525	\$2,230,660
F1	COMMERCIAL REAL PROPERTY	1	11.6595	\$0	\$200	\$200
L1	COMMERCIAL PERSONAL PROPER	1		\$0	\$5,000	\$5,000
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$991	\$77,423	\$77,423
O1	RESIDENTIAL INVENTORY	191	28.3445	\$24,013,563	\$33,567,866	\$32,581,165
X	DO NOT USE	1	14.9700	\$0	\$477,280	\$0
Totals			338.7709	\$70,031,697	\$202,404,528	\$184,775,220

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	335	54.1840	\$46,017,143	\$160,367,522	\$149,814,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	43	28.6809	\$0	\$46,078	\$45,993
D1	REAL-ACREAGE WITH AG	4	131.3140	\$0	\$5,544,300	\$15,391
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,334	\$5,334
E	REAL-NON QUAL OPEN SPACE LAND	7	69.6180	\$0	\$2,313,525	\$2,230,660
F1	COMMERCIAL REAL PROPERTY	1	11.6595	\$0	\$200	\$200
L1	COMMERCIAL PERSONAL PROPER	1		\$0	\$5,000	\$5,000
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$991	\$77,423	\$77,423
O1	RESIDENTIAL INVENTORY	191	28.3445	\$24,013,563	\$33,567,866	\$32,581,165
X	DO NOT USE	1	14.9700	\$0	\$477,280	\$0
Totals			338.7709	\$70,031,697	\$202,404,528	\$184,775,220

2025 CERTIFIED TOTALS

Property Count: 583

MVA1 - Municipal Utility District - Van Alstyne District 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$70,031,697
TOTAL NEW VALUE TAXABLE:	\$67,063,019

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	3	\$30,000
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV3	Disabled Veterans 50% - 69%	2	\$20,000
DV4	Disabled Veterans 70% - 100%	2	\$12,000
DVHS	Disabled Veteran Homestead	12	\$4,037,974
OV65	OVER 65	39	\$351,840
OV65S	OVER 65 Surviving Spouse	1	\$10,000
PARTIAL EXEMPTIONS VALUE LOSS		60	\$4,466,814
NEW EXEMPTIONS VALUE LOSS			\$4,466,814

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$4,466,814
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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
271	\$483,584	\$213	\$483,371

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
271	\$483,584	\$213	\$483,371

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
271	\$487,731	\$0	\$487,731

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
271	\$487,731	\$0	\$487,731

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
MVA1 - Municipal Utility District - Van Alstyne District 1

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
ARB Approved Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		6,005,176			
Timber Market:		0	Total Land	(+)	6,005,176
Improvement			Value		
Homesite:		0			
Non Homesite:		5,146	Total Improvements	(+)	5,146
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	6,010,322
Ag	Non Exempt	Exempt			
Total Productivity Market:	6,005,176	0			
Ag Use:	6,645	0	Productivity Loss	(-)	5,998,531
Timber Use:	0	0	Appraised Value	=	11,791
Productivity Loss:	5,998,531	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	11,791
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	11,791

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 117.91 = 11,791 * (1.000000 / 100)

Certified Estimate of Market Value: 6,010,322
 Certified Estimate of Taxable Value: 11,791

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

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSMVA3 - Municipal Utility District - Van Alstyne District 3
Grand Totals

Property Count: 4

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		0			
Ag Market:		6,005,176			
Timber Market:		0	Total Land	(+)	6,005,176
Improvement			Value		
Homesite:		0			
Non Homesite:		5,146	Total Improvements	(+)	5,146
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	6,010,322
Ag	Non Exempt	Exempt			
Total Productivity Market:	6,005,176	0			
Ag Use:	6,645	0	Productivity Loss	(-)	5,998,531
Timber Use:	0	0	Appraised Value	=	11,791
Productivity Loss:	5,998,531	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	11,791
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	11,791

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 117.91 = 11,791 * (1.000000 / 100)

Certified Estimate of Market Value: 6,010,322
 Certified Estimate of Taxable Value: 11,791

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

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	256.4500	\$0	\$6,005,176	\$6,645
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,146	\$5,146
Totals			256.4500	\$0	\$6,010,322	\$11,791

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	4	256.4500	\$0	\$6,005,176	\$6,645
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$5,146	\$5,146
Totals			256.4500	\$0	\$6,010,322	\$11,791

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	256.4500	\$0	\$6,005,176	\$6,645
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,146	\$5,146
Totals			256.4500	\$0	\$6,010,322	\$11,791

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	4	256.4500	\$0	\$6,005,176	\$6,645
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$5,146	\$5,146
Totals			256.4500	\$0	\$6,010,322	\$11,791

2025 CERTIFIED TOTALS

Property Count: 4

MVA3 - Municipal Utility District - Van Alstyne District 3
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		5,623,522			
Non Homesite:		19,158,292			
Ag Market:		3,216,000			
Timber Market:		0	Total Land	(+)	27,997,814
Improvement		Value			
Homesite:		23,208,001			
Non Homesite:		16,016,820	Total Improvements	(+)	39,224,821
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	67,222,635
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,216,000	0			
Ag Use:	6,057	0	Productivity Loss	(-)	3,209,943
Timber Use:	0	0	Appraised Value	=	64,012,692
Productivity Loss:	3,209,943	0			
			Homestead Cap	(-)	258,784
			23.231 Cap	(-)	159,780
			Assessed Value	=	63,594,128
			Total Exemptions Amount (Breakdown on Next Page)	(-)	4,819,917
			Net Taxable	=	58,774,211

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 58,774,211 * (0.000000 / 100)

Certified Estimate of Market Value: 67,222,635
Certified Estimate of Taxable Value: 58,774,211

Tif Zone Code	Tax Increment Loss
PBRVZ1	56,909,838
Tax Increment Finance Value:	56,909,838
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	3	0	36,000	36,000
EX-XV	10	0	4,783,917	4,783,917
SO	1	0	0	0
Totals		0	4,819,917	4,819,917

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		5,623,522			
Non Homesite:		19,158,292			
Ag Market:		3,216,000			
Timber Market:		0	Total Land	(+)	27,997,814
Improvement		Value			
Homesite:		23,208,001			
Non Homesite:		16,016,820	Total Improvements	(+)	39,224,821
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	67,222,635
Ag	Non Exempt	Exempt			
Total Productivity Market:	3,216,000	0			
Ag Use:	6,057	0	Productivity Loss	(-)	3,209,943
Timber Use:	0	0	Appraised Value	=	64,012,692
Productivity Loss:	3,209,943	0			
			Homestead Cap	(-)	258,784
			23.231 Cap	(-)	159,780
			Assessed Value	=	63,594,128
			Total Exemptions Amount (Breakdown on Next Page)	(-)	4,819,917
			Net Taxable	=	58,774,211

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 58,774,211 * (0.000000 / 100)

Certified Estimate of Market Value: 67,222,635
Certified Estimate of Taxable Value: 58,774,211

Tif Zone Code	Tax Increment Loss
PBRVZ1	56,909,838
Tax Increment Finance Value:	56,909,838
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	3	0	36,000	36,000
EX-XV	10	0	4,783,917	4,783,917
SO	1	0	0	0
Totals		0	4,819,917	4,819,917

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	56	30.7930	\$685,672	\$29,100,876	\$28,806,092
B	MULTIFAMILY RESIDENCE	3	11.4264	\$0	\$4,063,430	\$4,063,430
C1	VACANT LOTS AND LAND TRACTS	33	51.5648	\$9,000	\$7,440,794	\$7,419,578
D1	QUALIFIED OPEN-SPACE LAND	13	109.0836	\$0	\$3,216,000	\$6,057
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$1,931	\$1,931
E	RURAL LAND, NON QUALIFIED OPE	4	13.5870	\$0	\$469,458	\$469,458
F1	COMMERCIAL REAL PROPERTY	16	19.8134	\$0	\$18,146,229	\$18,007,665
X	TOTALLY EXEMPT PROPERTY	10	30.4150	\$0	\$4,783,917	\$0
Totals			266.6832	\$694,672	\$67,222,635	\$58,774,211

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	56	30.7930	\$685,672	\$29,100,876	\$28,806,092
B	MULTIFAMILY RESIDENCE	3	11.4264	\$0	\$4,063,430	\$4,063,430
C1	VACANT LOTS AND LAND TRACTS	33	51.5648	\$9,000	\$7,440,794	\$7,419,578
D1	QUALIFIED OPEN-SPACE LAND	13	109.0836	\$0	\$3,216,000	\$6,057
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$1,931	\$1,931
E	RURAL LAND, NON QUALIFIED OPE	4	13.5870	\$0	\$469,458	\$469,458
F1	COMMERCIAL REAL PROPERTY	16	19.8134	\$0	\$18,146,229	\$18,007,665
X	TOTALLY EXEMPT PROPERTY	10	30.4150	\$0	\$4,783,917	\$0
Totals			266.6832	\$694,672	\$67,222,635	\$58,774,211

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	56	30.7930	\$685,672	\$29,100,876	\$28,806,092
B1	REAL-RESIDENTIAL DUPLEXES	1	0.8020	\$0	\$257,830	\$257,830
B2	REAL-RESIDENTIAL APARTMENTS	2	10.6244	\$0	\$3,805,600	\$3,805,600
C1	REAL-VAC PLATTED LOTS-RESIDENT	14	7.0597	\$0	\$1,279,866	\$1,258,650
C1C	REAL-VAC PLATTED LOTS - COMMER	19	44.5051	\$9,000	\$6,160,928	\$6,160,928
D1	REAL-ACREAGE WITH AG	13	109.0836	\$0	\$3,216,000	\$6,057
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$1,931	\$1,931
E	REAL-NON QUAL OPEN SPACE LAND	4	13.5870	\$0	\$469,458	\$469,458
F1	COMMERCIAL REAL PROPERTY	16	19.8134	\$0	\$18,146,229	\$18,007,665
X	DO NOT USE	10	30.4150	\$0	\$4,783,917	\$0
Totals			266.6832	\$694,672	\$67,222,635	\$58,774,211

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	56	30.7930	\$685,672	\$29,100,876	\$28,806,092
B1	REAL-RESIDENTIAL DUPLEXES	1	0.8020	\$0	\$257,830	\$257,830
B2	REAL-RESIDENTIAL APARTMENTS	2	10.6244	\$0	\$3,805,600	\$3,805,600
C1	REAL-VAC PLATTED LOTS-RESIDENT	14	7.0597	\$0	\$1,279,866	\$1,258,650
C1C	REAL-VAC PLATTED LOTS - COMMER	19	44.5051	\$9,000	\$6,160,928	\$6,160,928
D1	REAL-ACREAGE WITH AG	13	109.0836	\$0	\$3,216,000	\$6,057
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$1,931	\$1,931
E	REAL-NON QUAL OPEN SPACE LAND	4	13.5870	\$0	\$469,458	\$469,458
F1	COMMERCIAL REAL PROPERTY	16	19.8134	\$0	\$18,146,229	\$18,007,665
X	DO NOT USE	10	30.4150	\$0	\$4,783,917	\$0
Totals			266.6832	\$694,672	\$67,222,635	\$58,774,211

2025 CERTIFIED TOTALS

Property Count: 132

PBRVZ - Pottsboro Reinvestment Zone 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$694,672
TOTAL NEW VALUE TAXABLE:	\$694,672

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
41	\$552,331	\$6,312	\$546,019

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
41	\$552,331	\$6,312	\$546,019

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
41	\$558,503	\$0	\$558,503

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
41	\$558,503	\$0	\$558,503

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
PBRVZ - Pottsboro Reinvestment Zone 1

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		4,192,635			
Timber Market:		0	Total Land	(+)	4,192,635
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,192,635
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,192,635	0			
Ag Use:	1,628	0	Productivity Loss	(-)	4,191,007
Timber Use:	0	0	Appraised Value	=	1,628
Productivity Loss:	4,191,007	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	1,628
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	1,628

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 1,628 * (0.000000 / 100)

Certified Estimate of Market Value: 4,192,635
 Certified Estimate of Taxable Value: 1,628

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

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		4,192,635			
Timber Market:		0	Total Land	(+)	4,192,635
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	4,192,635
Ag	Non Exempt	Exempt			
Total Productivity Market:	4,192,635	0			
Ag Use:	1,628	0	Productivity Loss	(-)	4,191,007
Timber Use:	0	0	Appraised Value	=	1,628
Productivity Loss:	4,191,007	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	1,628
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	1,628

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 1,628 * (0.000000 / 100)

Certified Estimate of Market Value: 4,192,635
Certified Estimate of Taxable Value: 1,628

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

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	59.5080	\$0	\$4,192,635	\$1,628
Totals			59.5080	\$0	\$4,192,635	\$1,628

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	3	59.5080	\$0	\$4,192,635	\$1,628
		Totals	59.5080	\$0	\$4,192,635	\$1,628

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	59.5080	\$0	\$4,192,635	\$1,628
Totals			59.5080	\$0	\$4,192,635	\$1,628

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	3	59.5080	\$0	\$4,192,635	\$1,628
Totals			59.5080	\$0	\$4,192,635	\$1,628

2025 CERTIFIED TOTALS

Property Count: 3

PID66 - Public Improvement District - Gunter 66
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		16,216,956			
Non Homesite:		4,842,568			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	21,059,524
Improvement		Value			
Homesite:		74,231,476			
Non Homesite:		512,788	Total Improvements	(+)	74,744,264
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	95,803,788
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	95,803,788
Productivity Loss:	0	0			
			Homestead Cap	(-)	177,266
			23.231 Cap	(-)	55,325
			Assessed Value	=	95,571,197
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	95,571,197

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 95,571,197 * (0.000000 / 100)

Certified Estimate of Market Value: 95,803,788
Certified Estimate of Taxable Value: 95,571,197

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

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
ARB Approved Totals

11/18/2025 11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		16,216,956			
Non Homesite:		4,842,568			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	21,059,524
Improvement		Value			
Homesite:		74,231,476			
Non Homesite:		512,788	Total Improvements	(+)	74,744,264
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	95,803,788
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	95,803,788
Productivity Loss:	0	0			
			Homestead Cap	(-)	177,266
			23.231 Cap	(-)	55,325
			Assessed Value	=	95,571,197
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	95,571,197

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 95,571,197 * (0.000000 / 100)

Certified Estimate of Market Value: 95,803,788
Certified Estimate of Taxable Value: 95,571,197

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

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	248	26.2470	\$18,985,388	\$84,042,281	\$83,865,015
C1	VACANT LOTS AND LAND TRACTS	4	4.1480	\$0	\$400	\$400
O	RESIDENTIAL INVENTORY	90	10.8110	\$5,291,138	\$11,761,107	\$11,705,782
Totals			41.2060	\$24,276,526	\$95,803,788	\$95,571,197

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	248	26.2470	\$18,985,388	\$84,042,281	\$83,865,015
C1	VACANT LOTS AND LAND TRACTS	4	4.1480	\$0	\$400	\$400
O	RESIDENTIAL INVENTORY	90	10.8110	\$5,291,138	\$11,761,107	\$11,705,782
Totals			41.2060	\$24,276,526	\$95,803,788	\$95,571,197

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	248	26.2470	\$18,985,388	\$84,042,281	\$83,865,015
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.1480	\$0	\$400	\$400
O1	RESIDENTIAL INVENTORY	90	10.8110	\$5,291,138	\$11,761,107	\$11,705,782
Totals			41.2060	\$24,276,526	\$95,803,788	\$95,571,197

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	248	26.2470	\$18,985,388	\$84,042,281	\$83,865,015
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.1480	\$0	\$400	\$400
O1	RESIDENTIAL INVENTORY	90	10.8110	\$5,291,138	\$11,761,107	\$11,705,782
Totals			41.2060	\$24,276,526	\$95,803,788	\$95,571,197

2025 CERTIFIED TOTALS

Property Count: 342

PIDBA - Public Improvement District - Bel Air Village
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$24,276,526
TOTAL NEW VALUE TAXABLE:	\$24,197,271

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****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
137	\$351,991	\$1,294	\$350,697

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
137	\$351,991	\$1,294	\$350,697

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
137	\$333,948	\$0	\$333,948

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
137	\$333,948	\$0	\$333,948

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
PIDBA - Public Improvement District - Bel Air Village

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		4,802,052			
Ag Market:		12,249,006			
Timber Market:		0	Total Land	(+)	17,051,058
Improvement		Value			
Homesite:		0			
Non Homesite:		875	Total Improvements	(+)	875
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	17,051,933
Ag	Non Exempt	Exempt			
Total Productivity Market:	12,249,006	0			
Ag Use:	104,022	0	Productivity Loss	(-)	12,144,984
Timber Use:	0	0	Appraised Value	=	4,906,949
Productivity Loss:	12,144,984	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	4,906,949
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	4,906,949

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 4,906,949 * (0.000000 / 100)

Certified Estimate of Market Value: 17,051,933
Certified Estimate of Taxable Value: 4,906,949

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

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		4,802,052			
Ag Market:		12,249,006			
Timber Market:		0	Total Land	(+)	17,051,058
Improvement		Value			
Homesite:		0			
Non Homesite:		875	Total Improvements	(+)	875
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	17,051,933
Ag	Non Exempt	Exempt			
Total Productivity Market:	12,249,006	0			
Ag Use:	104,022	0	Productivity Loss	(-)	12,144,984
Timber Use:	0	0	Appraised Value	=	4,906,949
Productivity Loss:	12,144,984	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	4,906,949
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	4,906,949

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 4,906,949 * (0.000000 / 100)

Certified Estimate of Market Value: 17,051,933
Certified Estimate of Taxable Value: 4,906,949

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

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	11	597.3460	\$0	\$12,249,006	\$104,022
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			743.5860	\$0	\$17,051,933	\$4,906,949

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	11	597.3460	\$0	\$12,249,006	\$104,022
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			743.5860	\$0	\$17,051,933	\$4,906,949

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	597.3460	\$0	\$12,249,006	\$104,022
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			743.5860	\$0	\$17,051,933	\$4,906,949

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	11	597.3460	\$0	\$12,249,006	\$104,022
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	4	35.0620	\$0	\$1,823,225	\$1,823,225
Totals			743.5860	\$0	\$17,051,933	\$4,906,949

2025 CERTIFIED TOTALS

Property Count: 20

PIDCM - Public Improvement District - Cottonwood O&M
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 16 PIDCW - Public Improvement District - Cottonwood Major Improvement Area
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		3,746,002			
Ag Market:		9,225,058			
Timber Market:		0	Total Land	(+)	12,971,060
Improvement		Value			
Homesite:		0			
Non Homesite:		875	Total Improvements	(+)	875
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	12,971,935
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,225,058	0			
Ag Use:	89,230	0	Productivity Loss	(-)	9,135,828
Timber Use:	0	0	Appraised Value	=	3,836,107
Productivity Loss:	9,135,828	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	3,836,107
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	3,836,107

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 3,836,107 * (0.000000 / 100)

Certified Estimate of Market Value: 12,971,935
Certified Estimate of Taxable Value: 3,836,107

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

2025 CERTIFIED TOTALS

PIDCW - Public Improvement District - Cottonwood Major Improvement Area

Property Count: 16

ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 16 PIDCW - Public Improvement District - Cottonwood Major Improvement Area
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		3,746,002			
Ag Market:		9,225,058			
Timber Market:		0	Total Land	(+)	12,971,060
Improvement		Value			
Homesite:		0			
Non Homesite:		875	Total Improvements	(+)	875
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	12,971,935
Ag	Non Exempt	Exempt			
Total Productivity Market:	9,225,058	0			
Ag Use:	89,230	0	Productivity Loss	(-)	9,135,828
Timber Use:	0	0	Appraised Value	=	3,836,107
Productivity Loss:	9,135,828	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	3,836,107
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	3,836,107

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 3,836,107 * (0.000000 / 100)

Certified Estimate of Market Value: 12,971,935
Certified Estimate of Taxable Value: 3,836,107

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

2025 CERTIFIED TOTALS

PIDCW - Public Improvement District - Cottonwood Major Improvement Area

Property Count: 16

Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 16

PIDCW - Public Improvement District - Cottonwood Major Improvement Area
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	8	513.3890	\$0	\$9,225,058	\$89,230
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	3	13.8370	\$0	\$767,175	\$767,175
Totals			638.4040	\$0	\$12,971,935	\$3,836,107

2025 CERTIFIED TOTALS

PIDCW - Public Improvement District - Cottonwood Major Improvement Area

Property Count: 16

Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	8	513.3890	\$0	\$9,225,058	\$89,230
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$875	\$875
E	RURAL LAND, NON QUALIFIED OPE	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	3	13.8370	\$0	\$767,175	\$767,175
Totals			638.4040	\$0	\$12,971,935	\$3,836,107

2025 CERTIFIED TOTALSProperty Count: 16 PIDCW - Public Improvement District - Cottonwood Major Improvement Area
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	8	513.3890	\$0	\$9,225,058	\$89,230
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	3	13.8370	\$0	\$767,175	\$767,175
Totals			638.4040	\$0	\$12,971,935	\$3,836,107

2025 CERTIFIED TOTALS

PIDCW - Public Improvement District - Cottonwood Major Improvement Area

Property Count: 16

Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	8	513.3890	\$0	\$9,225,058	\$89,230
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$875	\$875
E	REAL-NON QUAL OPEN SPACE LAND	5	111.1780	\$0	\$2,978,827	\$2,978,827
F1	COMMERCIAL REAL PROPERTY	3	13.8370	\$0	\$767,175	\$767,175
Totals			638.4040	\$0	\$12,971,935	\$3,836,107

2025 CERTIFIED TOTALS

Property Count: 16

PIDCW - Public Improvement District - Cottonwood Major Improvement Area

Effective Rate Assumption

11/18/2025

11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS** **\$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS** **\$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		33,529			
Non Homesite:		38,000			
Ag Market:		18,494,534			
Timber Market:		0	Total Land	(+)	18,566,063
Improvement		Value			
Homesite:		82,452			
Non Homesite:		27,450	Total Improvements	(+)	109,902
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	18,675,965
Ag	Non Exempt	Exempt			
Total Productivity Market:	18,494,534	0			
Ag Use:	137,012	0	Productivity Loss	(-)	18,357,522
Timber Use:	0	0	Appraised Value	=	318,443
Productivity Loss:	18,357,522	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	318,443
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	318,443

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 318,443 * (0.000000 / 100)

Certified Estimate of Market Value: 18,675,965
Certified Estimate of Taxable Value: 318,443

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

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		33,529			
Non Homesite:		38,000			
Ag Market:		18,494,534			
Timber Market:		0	Total Land	(+)	18,566,063
Improvement			Value		
Homesite:		82,452			
Non Homesite:		27,450	Total Improvements	(+)	109,902
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	18,675,965
Ag	Non Exempt	Exempt			
Total Productivity Market:	18,494,534	0			
Ag Use:	137,012	0	Productivity Loss	(-)	18,357,522
Timber Use:	0	0	Appraised Value	=	318,443
Productivity Loss:	18,357,522	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	318,443
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	318,443

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 318,443 * (0.000000 / 100)

Certified Estimate of Market Value: 18,675,965
Certified Estimate of Taxable Value: 318,443

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

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	10	735.9688	\$0	\$18,494,534	\$137,012
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$3,190	\$3,190
E	RURAL LAND, NON QUALIFIED OPE	2	3.2000	\$0	\$178,241	\$178,241
Totals			739.1688	\$0	\$18,675,965	\$318,443

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	10	735.9688	\$0	\$18,494,534	\$137,012
D2	IMPROVEMENTS ON QUALIFIED OP	2		\$0	\$3,190	\$3,190
E	RURAL LAND, NON QUALIFIED OPE	2	3.2000	\$0	\$178,241	\$178,241
Totals			739.1688	\$0	\$18,675,965	\$318,443

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	10	735.9688	\$0	\$18,494,534	\$137,012
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$3,190	\$3,190
E	REAL-NON QUAL OPEN SPACE LAND	2	3.2000	\$0	\$178,241	\$178,241
Totals			739.1688	\$0	\$18,675,965	\$318,443

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	10	735.9688	\$0	\$18,494,534	\$137,012
D2	FARM & RANCH IMPS ON AG QUALI	2		\$0	\$3,190	\$3,190
E	REAL-NON QUAL OPEN SPACE LAND	2	3.2000	\$0	\$178,241	\$178,241
Totals			739.1688	\$0	\$18,675,965	\$318,443

2025 CERTIFIED TOTALS

Property Count: 10

PPRZ8 - Pilot Point Reinvestment Zone 8
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		137,609,078			
Non Homesite:		44,437,079			
Ag Market:		528,038,633			
Timber Market:		0	Total Land	(+)	710,084,790
Improvement		Value			
Homesite:		354,609,789			
Non Homesite:		64,482,032	Total Improvements	(+)	419,091,821
Non Real		Count	Value		
Personal Property:	236		101,196,073		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	1,230,372,684
Ag	Non Exempt	Exempt			
Total Productivity Market:	528,038,633	0			
Ag Use:	1,266,817	0	Productivity Loss	(-)	526,771,816
Timber Use:	0	0	Appraised Value	=	703,600,868
Productivity Loss:	526,771,816	0	Homestead Cap	(-)	42,990,533
			23.231 Cap	(-)	3,353,264
			Assessed Value	=	657,257,071
			Total Exemptions Amount (Breakdown on Next Page)	(-)	224,085,288
			Net Taxable	=	433,171,783

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	5,188,398	633,215	1,235.88	1,776.88	33		
OV65	135,165,595	50,129,166	188,573.74	198,510.40	533		
Total	140,353,993	50,762,381	189,809.62	200,287.28	566	Freeze Taxable	(-) 50,762,381
Tax Rate	1.1363000						
						Freeze Adjusted Taxable	= 382,409,402

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 4,535,127.65 = 382,409,402 * (1.1363000 / 100) + 189,809.62

Certified Estimate of Market Value: 1,230,372,684
 Certified Estimate of Taxable Value: 433,171,783

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

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	35	0	970,786	970,786
DV1	7	0	27,500	27,500
DV1S	1	0	0	0
DV2	2	0	15,000	15,000
DV3	6	0	60,000	60,000
DV3S	1	0	10,000	10,000
DV4	67	0	418,072	418,072
DV4S	2	0	12,000	12,000
DVHS	52	0	7,642,500	7,642,500
DVHSS	5	0	584,406	584,406
EX-XG	1	0	200,335	200,335
EX-XJ	1	0	284,074	284,074
EX-XN	16	0	1,201,533	1,201,533
EX-XR	4	0	389,566	389,566
EX-XU	2	0	184,748	184,748
EX-XV	63	0	30,412,258	30,412,258
EX-XV (Prorated)	1	0	42,379	42,379
EX366	31	0	35,273	35,273
HS	1,341	0	159,127,546	159,127,546
OV65	556	0	21,455,537	21,455,537
PC	9	990,618	0	990,618
SO	1	21,157	0	21,157
Totals		1,011,775	223,073,513	224,085,288

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		137,609,078			
Non Homesite:		44,437,079			
Ag Market:		528,038,633			
Timber Market:		0	Total Land	(+)	710,084,790
Improvement		Value			
Homesite:		354,609,789			
Non Homesite:		64,482,032	Total Improvements	(+)	419,091,821
Non Real		Count	Value		
Personal Property:	236		101,196,073		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	1,230,372,684
Ag	Non Exempt	Exempt			
Total Productivity Market:	528,038,633	0			
Ag Use:	1,266,817	0	Productivity Loss	(-)	526,771,816
Timber Use:	0	0	Appraised Value	=	703,600,868
Productivity Loss:	526,771,816	0	Homestead Cap	(-)	42,990,533
			23.231 Cap	(-)	3,353,264
			Assessed Value	=	657,257,071
			Total Exemptions Amount (Breakdown on Next Page)	(-)	224,085,288
			Net Taxable	=	433,171,783

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	5,188,398	633,215	1,235.88	1,776.88	33		
OV65	135,165,595	50,129,166	188,573.74	198,510.40	533		
Total	140,353,993	50,762,381	189,809.62	200,287.28	566	Freeze Taxable	(-) 50,762,381
Tax Rate	1.1363000						
						Freeze Adjusted Taxable	= 382,409,402

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 4,535,127.65 = 382,409,402 * (1.1363000 / 100) + 189,809.62

Certified Estimate of Market Value: 1,230,372,684
 Certified Estimate of Taxable Value: 433,171,783

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

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	35	0	970,786	970,786
DV1	7	0	27,500	27,500
DV1S	1	0	0	0
DV2	2	0	15,000	15,000
DV3	6	0	60,000	60,000
DV3S	1	0	10,000	10,000
DV4	67	0	418,072	418,072
DV4S	2	0	12,000	12,000
DVHS	52	0	7,642,500	7,642,500
DVHSS	5	0	584,406	584,406
EX-XG	1	0	200,335	200,335
EX-XJ	1	0	284,074	284,074
EX-XN	16	0	1,201,533	1,201,533
EX-XR	4	0	389,566	389,566
EX-XU	2	0	184,748	184,748
EX-XV	63	0	30,412,258	30,412,258
EX-XV (Prorated)	1	0	42,379	42,379
EX366	31	0	35,273	35,273
HS	1,341	0	159,127,546	159,127,546
OV65	556	0	21,455,537	21,455,537
PC	9	990,618	0	990,618
SO	1	21,157	0	21,157
Totals		1,011,775	223,073,513	224,085,288

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,098	1,340.8728	\$6,130,206	\$259,538,353	\$132,081,380
B	MULTIFAMILY RESIDENCE	13	6.2303	\$43,990	\$5,534,489	\$5,244,874
C1	VACANT LOTS AND LAND TRACTS	102	126.3044	\$0	\$6,803,316	\$6,266,913
D1	QUALIFIED OPEN-SPACE LAND	1,081	31,466.6823	\$0	\$528,038,633	\$1,252,404
D2	IMPROVEMENTS ON QUALIFIED OP	405		\$696,926	\$7,992,930	\$7,882,937
E	RURAL LAND, NON QUALIFIED OPE	849	2,738.4261	\$6,087,089	\$259,128,358	\$153,877,066
F1	COMMERCIAL REAL PROPERTY	67	227.9537	\$330,909	\$23,981,244	\$23,558,897
J2	GAS DISTRIBUTION SYSTEM	4	23.9170	\$0	\$2,130,220	\$2,010,220
J3	ELECTRIC COMPANY (INCLUDING C	15	8.5655	\$0	\$13,352,968	\$13,276,741
J4	TELEPHONE COMPANY (INCLUDI	4	0.1722	\$0	\$480,194	\$475,314
J5	RAILROAD	5	5.1530	\$0	\$1,418,038	\$1,409,851
J6	PIPELAND COMPANY	30		\$0	\$46,836,334	\$46,776,092
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPE	118		\$0	\$12,875,122	\$12,851,976
L2	INDUSTRIAL AND MANUFACTURIN	24		\$0	\$24,092,788	\$23,164,401
M1	TANGIBLE OTHER PERSONAL, MOB	66		\$771,044	\$4,570,916	\$3,014,986
X	TOTALLY EXEMPT PROPERTY	119	338.9125	\$0	\$33,571,050	\$0
Totals			36,283.1898	\$14,060,164	\$1,230,372,684	\$433,171,783

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,098	1,340.8728	\$6,130,206	\$259,538,353	\$132,081,380
B	MULTIFAMILY RESIDENCE	13	6.2303	\$43,990	\$5,534,489	\$5,244,874
C1	VACANT LOTS AND LAND TRACTS	102	126.3044	\$0	\$6,803,316	\$6,266,913
D1	QUALIFIED OPEN-SPACE LAND	1,081	31,466.6823	\$0	\$528,038,633	\$1,252,404
D2	IMPROVEMENTS ON QUALIFIED OP	405		\$696,926	\$7,992,930	\$7,882,937
E	RURAL LAND, NON QUALIFIED OPE	849	2,738.4261	\$6,087,089	\$259,128,358	\$153,877,066
F1	COMMERCIAL REAL PROPERTY	67	227.9537	\$330,909	\$23,981,244	\$23,558,897
J2	GAS DISTRIBUTION SYSTEM	4	23.9170	\$0	\$2,130,220	\$2,010,220
J3	ELECTRIC COMPANY (INCLUDING C	15	8.5655	\$0	\$13,352,968	\$13,276,741
J4	TELEPHONE COMPANY (INCLUDI	4	0.1722	\$0	\$480,194	\$475,314
J5	RAILROAD	5	5.1530	\$0	\$1,418,038	\$1,409,851
J6	PIPELAND COMPANY	30		\$0	\$46,836,334	\$46,776,092
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPE	118		\$0	\$12,875,122	\$12,851,976
L2	INDUSTRIAL AND MANUFACTURIN	24		\$0	\$24,092,788	\$23,164,401
M1	TANGIBLE OTHER PERSONAL, MOB	66		\$771,044	\$4,570,916	\$3,014,986
X	TOTALLY EXEMPT PROPERTY	119	338.9125	\$0	\$33,571,050	\$0
Totals			36,283.1898	\$14,060,164	\$1,230,372,684	\$433,171,783

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.3131	\$0	\$277,630	\$224,315
A1	REAL-RESIDENTIAL SINGLE FAMILY &	830	1,014.6745	\$5,658,231	\$226,505,333	\$114,963,433
A2	REAL-RESIDENTIAL MOBILE HOMES	249	291.0005	\$467,143	\$29,575,603	\$14,861,247
A3	REAL-RESIDENTIAL SINGLE FAMILY &	6		\$0	\$1,456,439	\$448,802
A4	REAL-OTHER IMPROVEMENTS WITH	26	34.8847	\$4,832	\$1,723,348	\$1,583,583
B1	REAL-RESIDENTIAL DUPLEXES	11	5.2315	\$43,990	\$3,077,804	\$2,998,820
B2	REAL-RESIDENTIAL APARTMENTS	2	0.9988	\$0	\$2,456,685	\$2,246,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	81	95.1171	\$0	\$5,204,300	\$4,987,253
C1C	REAL-VAC PLATTED LOTS - COMMER	21	31.1873	\$0	\$1,599,016	\$1,279,660
D1	REAL-ACREAGE WITH AG	1,081	31,466.6823	\$0	\$528,038,633	\$1,252,404
D2	FARM & RANCH IMPS ON AG QUALI	405		\$696,926	\$7,992,930	\$7,882,937
E	REAL-NON QUAL OPEN SPACE LAND	849	2,738.4261	\$6,087,089	\$259,128,358	\$153,877,066
F1	COMMERCIAL REAL PROPERTY	67	227.9537	\$330,909	\$23,981,244	\$23,558,897
J2	GAS DISTRIBUTION SYSTEM	4	23.9170	\$0	\$2,130,220	\$2,010,220
J3	ELECTRIC COMPANY (INCLUDING CC	15	8.5655	\$0	\$13,352,968	\$13,276,741
J4	TELEPHONE COMPANY (INCLUDING I	4	0.1722	\$0	\$480,194	\$475,314
J5	RAILROAD	5	5.1530	\$0	\$1,418,038	\$1,409,851
J6	PIPELAND COMPANY	30		\$0	\$46,836,334	\$46,776,092
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPER	83		\$0	\$11,695,179	\$11,693,190
L2	INDUSTRIAL PERSONAL PROPERTY	24		\$0	\$24,092,788	\$23,164,401
L4	LEASE ACCOUNTS	50		\$0	\$1,179,943	\$1,158,786
M1	TANGIBLE OTHER PERSONAL, MOBI	66		\$771,044	\$4,570,916	\$3,014,986
X	DO NOT USE	119	338.9125	\$0	\$33,571,050	\$0
Totals			36,283.1898	\$14,060,164	\$1,230,372,684	\$433,171,783

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.3131	\$0	\$277,630	\$224,315
A1	REAL-RESIDENTIAL SINGLE FAMILY &	830	1,014.6745	\$5,658,231	\$226,505,333	\$114,963,433
A2	REAL-RESIDENTIAL MOBILE HOMES	249	291.0005	\$467,143	\$29,575,603	\$14,861,247
A3	REAL-RESIDENTIAL SINGLE FAMILY &	6		\$0	\$1,456,439	\$448,802
A4	REAL-OTHER IMPROVEMENTS WITH	26	34.8847	\$4,832	\$1,723,348	\$1,583,583
B1	REAL-RESIDENTIAL DUPLEXES	11	5.2315	\$43,990	\$3,077,804	\$2,998,820
B2	REAL-RESIDENTIAL APARTMENTS	2	0.9988	\$0	\$2,456,685	\$2,246,054
C1	REAL-VAC PLATTED LOTS-RESIDENT	81	95.1171	\$0	\$5,204,300	\$4,987,253
C1C	REAL-VAC PLATTED LOTS - COMMER	21	31.1873	\$0	\$1,599,016	\$1,279,660
D1	REAL-ACREAGE WITH AG	1,081	31,466.6823	\$0	\$528,038,633	\$1,252,404
D2	FARM & RANCH IMPS ON AG QUALI	405		\$696,926	\$7,992,930	\$7,882,937
E	REAL-NON QUAL OPEN SPACE LAND	849	2,738.4261	\$6,087,089	\$259,128,358	\$153,877,066
F1	COMMERCIAL REAL PROPERTY	67	227.9537	\$330,909	\$23,981,244	\$23,558,897
J2	GAS DISTRIBUTION SYSTEM	4	23.9170	\$0	\$2,130,220	\$2,010,220
J3	ELECTRIC COMPANY (INCLUDING CC	15	8.5655	\$0	\$13,352,968	\$13,276,741
J4	TELEPHONE COMPANY (INCLUDING I	4	0.1722	\$0	\$480,194	\$475,314
J5	RAILROAD	5	5.1530	\$0	\$1,418,038	\$1,409,851
J6	PIPELAND COMPANY	30		\$0	\$46,836,334	\$46,776,092
J7	CABLE TELEVISION COMPANY	1		\$0	\$27,731	\$27,731
L1	COMMERCIAL PERSONAL PROPER	83		\$0	\$11,695,179	\$11,693,190
L2	INDUSTRIAL PERSONAL PROPERTY	24		\$0	\$24,092,788	\$23,164,401
L4	LEASE ACCOUNTS	50		\$0	\$1,179,943	\$1,158,786
M1	TANGIBLE OTHER PERSONAL, MOBI	66		\$771,044	\$4,570,916	\$3,014,986
X	DO NOT USE	119	338.9125	\$0	\$33,571,050	\$0
Totals			36,283.1898	\$14,060,164	\$1,230,372,684	\$433,171,783

2025 CERTIFIED TOTALS

Property Count: 3,088

SBE - Bells School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$14,060,164
TOTAL NEW VALUE TAXABLE:	\$12,571,705

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$302,473
EX366	HOUSE BILL 366	3	2024 Market Value	\$22,760

ABSOLUTE EXEMPTIONS VALUE LOSS	\$325,233
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$120,000
DV1	Disabled Veterans 10% - 29%	1	\$0
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	5	\$36,692
DVHS	Disabled Veteran Homestead	7	\$1,018,442
HS	HOMESTEAD	39	\$3,167,524
OV65	OVER 65	19	\$723,767
PARTIAL EXEMPTIONS VALUE LOSS		75	\$5,086,425
NEW EXEMPTIONS VALUE LOSS			\$5,411,658

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	18	\$682,801
HS	HOMESTEAD	1,128	\$40,021,888
OV65	OVER 65	382	\$16,084,204
INCREASED EXEMPTIONS VALUE LOSS		1,528	\$56,788,893

TOTAL EXEMPTIONS VALUE LOSS	\$62,200,551
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New Ag / Timber Exemptions

2024 Market Value	\$677,544	Count: 3
2025 Ag/Timber Use	\$769	
NEW AG / TIMBER VALUE LOSS	\$676,775	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,315	\$304,956	\$152,544	\$152,412

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
766	\$268,720	\$145,246	\$123,474

2025 CERTIFIED TOTALS

SBE - Bells School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,315	\$280,702	\$140,000	\$140,702

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
766	\$252,895	\$140,000	\$112,895

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		103,698,507			
Non Homesite:		96,665,900			
Ag Market:		703,082,930			
Timber Market:		0	Total Land	(+)	903,447,337
Improvement		Value			
Homesite:		327,613,221			
Non Homesite:		75,485,979	Total Improvements	(+)	403,099,200
Non Real		Count	Value		
Personal Property:	197		36,114,825		
Mineral Property:	665		8,902,694		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	45,017,519
					1,351,564,056
Ag	Non Exempt	Exempt			
Total Productivity Market:	702,996,130	86,800			
Ag Use:	1,898,450	302	Productivity Loss	(-)	701,097,680
Timber Use:	0	0	Appraised Value	=	650,466,376
Productivity Loss:	701,097,680	86,498	Homestead Cap	(-)	23,581,522
			23.231 Cap	(-)	3,031,061
			Assessed Value	=	623,853,793
			Total Exemptions Amount	(-)	231,176,759
			(Breakdown on Next Page)		
			Net Taxable	=	392,677,034

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	4,706,721	1,513,456	6,273.36	6,995.71	20		
OV65	107,919,327	37,684,442	119,066.96	122,124.74	407		
Total	112,626,048	39,197,898	125,340.32	129,120.45	427	Freeze Taxable	(-) 39,197,898
Tax Rate	1.1352000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	409,771	236,620	30,551	206,069	1		
Total	409,771	236,620	30,551	206,069	1	Transfer Adjustment	(-) 206,069
						Freeze Adjusted Taxable	= 353,273,067

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 4,135,696.18 = 353,273,067 * (1.1352000 / 100) + 125,340.32

Certified Estimate of Market Value: 1,351,564,056
 Certified Estimate of Taxable Value: 392,677,034

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

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	21	0	864,446	864,446
DV1	2	0	10,000	10,000
DV2	3	0	22,500	22,500
DV3	3	0	30,000	30,000
DV4	41	0	262,563	262,563
DV4S	5	0	3,119	3,119
DVHS	42	0	8,541,562	8,541,562
DVHSS	9	0	708,401	708,401
EX-XN	7	0	417,634	417,634
EX-XR	1	0	29,887	29,887
EX-XV	95	0	68,579,762	68,579,762
EX366	304	0	85,487	85,487
FRSS	1	0	0	0
HS	1,059	0	132,497,826	132,497,826
OV65	438	0	18,910,228	18,910,228
OV65S	1	0	60,000	60,000
PC	2	8,897	0	8,897
PPV	3	100,700	0	100,700
SO	2	43,747	0	43,747
Totals		153,344	231,023,415	231,176,759

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		103,698,507			
Non Homesite:		96,665,900			
Ag Market:		703,082,930			
Timber Market:		0	Total Land	(+)	903,447,337
Improvement		Value			
Homesite:		327,613,221			
Non Homesite:		75,485,979	Total Improvements	(+)	403,099,200
Non Real		Count	Value		
Personal Property:	197		36,114,825		
Mineral Property:	665		8,902,694		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 45,017,519
					1,351,564,056
Ag		Non Exempt	Exempt		
Total Productivity Market:	702,996,130		86,800		
Ag Use:	1,898,450		302	Productivity Loss	(-) 701,097,680
Timber Use:	0		0	Appraised Value	= 650,466,376
Productivity Loss:	701,097,680		86,498		
				Homestead Cap	(-) 23,581,522
				23.231 Cap	(-) 3,031,061
				Assessed Value	= 623,853,793
				Total Exemptions Amount	(-) 231,176,759
				(Breakdown on Next Page)	
				Net Taxable	= 392,677,034

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	4,706,721	1,513,456	6,273.36	6,995.71	20		
OV65	107,919,327	37,684,442	119,066.96	122,124.74	407		
Total	112,626,048	39,197,898	125,340.32	129,120.45	427	Freeze Taxable	(-) 39,197,898
Tax Rate	1.1352000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	409,771	236,620	30,551	206,069	1		
Total	409,771	236,620	30,551	206,069	1	Transfer Adjustment	(-) 206,069
						Freeze Adjusted Taxable	= 353,273,067

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 4,135,696.18 = 353,273,067 * (1.1352000 / 100) + 125,340.32

Certified Estimate of Market Value: 1,351,564,056
 Certified Estimate of Taxable Value: 392,677,034

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

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	21	0	864,446	864,446
DV1	2	0	10,000	10,000
DV2	3	0	22,500	22,500
DV3	3	0	30,000	30,000
DV4	41	0	262,563	262,563
DV4S	5	0	3,119	3,119
DVHS	42	0	8,541,562	8,541,562
DVHSS	9	0	708,401	708,401
EX-XN	7	0	417,634	417,634
EX-XR	1	0	29,887	29,887
EX-XV	95	0	68,579,762	68,579,762
EX366	304	0	85,487	85,487
FRSS	1	0	0	0
HS	1,059	0	132,497,826	132,497,826
OV65	438	0	18,910,228	18,910,228
OV65S	1	0	60,000	60,000
PC	2	8,897	0	8,897
PPV	3	100,700	0	100,700
SO	2	43,747	0	43,747
Totals		153,344	231,023,415	231,176,759

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,085	820.6483	\$11,265,393	\$283,125,844	\$161,704,754
B	MULTIFAMILY RESIDENCE	41	15.1449	\$0	\$12,675,583	\$12,675,583
C1	VACANT LOTS AND LAND TRACTS	104	112.4437	\$0	\$9,340,565	\$9,193,436
D1	QUALIFIED OPEN-SPACE LAND	827	27,636.4571	\$0	\$702,996,130	\$1,891,990
D2	IMPROVEMENTS ON QUALIFIED OP	310		\$648,191	\$16,104,958	\$16,045,956
E	RURAL LAND, NON QUALIFIED OPE	583	1,453.6786	\$4,963,322	\$179,538,084	\$116,224,453
F1	COMMERCIAL REAL PROPERTY	80	40.0214	\$0	\$24,963,645	\$24,508,275
G1	OIL AND GAS	416		\$0	\$8,859,418	\$8,348,676
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,419	\$806,419
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$10,949,400	\$10,949,400
J4	TELEPHONE COMPANY (INCLUDI	3	0.2135	\$0	\$375,351	\$367,960
J5	RAILROAD	3		\$0	\$6,960,345	\$6,960,345
J6	PIPELAND COMPANY	3		\$0	\$278,384	\$269,487
J7	CABLE TELEVISION COMPANY	2		\$0	\$32,346	\$32,346
L1	COMMERCIAL PERSONAL PROPE	108		\$0	\$11,893,614	\$11,849,867
L2	INDUSTRIAL AND MANUFACTURIN	14		\$0	\$4,214,014	\$4,214,014
M1	TANGIBLE OTHER PERSONAL, MOB	31		\$11,323	\$2,302,410	\$1,281,531
O	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,265,539
S	SPECIAL INVENTORY TAX	1		\$0	\$87,002	\$87,002
X	TOTALLY EXEMPT PROPERTY	410	1,890.8200	\$0	\$69,852,329	\$0
Totals			31,983.1035	\$21,952,482	\$1,351,564,056	\$392,677,033

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,085	820.6483	\$11,265,393	\$283,125,844	\$161,704,754
B	MULTIFAMILY RESIDENCE	41	15.1449	\$0	\$12,675,583	\$12,675,583
C1	VACANT LOTS AND LAND TRACTS	104	112.4437	\$0	\$9,340,565	\$9,193,436
D1	QUALIFIED OPEN-SPACE LAND	827	27,636.4571	\$0	\$702,996,130	\$1,891,990
D2	IMPROVEMENTS ON QUALIFIED OP	310		\$648,191	\$16,104,958	\$16,045,956
E	RURAL LAND, NON QUALIFIED OPE	583	1,453.6786	\$4,963,322	\$179,538,084	\$116,224,453
F1	COMMERCIAL REAL PROPERTY	80	40.0214	\$0	\$24,963,645	\$24,508,275
G1	OIL AND GAS	416		\$0	\$8,859,418	\$8,348,676
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,419	\$806,419
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$10,949,400	\$10,949,400
J4	TELEPHONE COMPANY (INCLUDI	3	0.2135	\$0	\$375,351	\$367,960
J5	RAILROAD	3		\$0	\$6,960,345	\$6,960,345
J6	PIPELAND COMPANY	3		\$0	\$278,384	\$269,487
J7	CABLE TELEVISION COMPANY	2		\$0	\$32,346	\$32,346
L1	COMMERCIAL PERSONAL PROPE	108		\$0	\$11,893,614	\$11,849,867
L2	INDUSTRIAL AND MANUFACTURIN	14		\$0	\$4,214,014	\$4,214,014
M1	TANGIBLE OTHER PERSONAL, MOB	31		\$11,323	\$2,302,410	\$1,281,531
O	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,265,539
S	SPECIAL INVENTORY TAX	1		\$0	\$87,002	\$87,002
X	TOTALLY EXEMPT PROPERTY	410	1,890.8200	\$0	\$69,852,329	\$0
Totals			31,983.1035	\$21,952,482	\$1,351,564,056	\$392,677,033

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	923	647.9329	\$10,618,557	\$262,347,865	\$150,366,308
A2	REAL-RESIDENTIAL MOBILE HOMES	142	146.2639	\$610,762	\$18,438,888	\$9,273,791
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1		\$0	\$138,626	\$0
A4	REAL-OTHER IMPROVEMENTS WITH	26	26.4515	\$36,074	\$2,200,465	\$2,064,655
B1	REAL-RESIDENTIAL DUPLEXES	40	15.1449	\$0	\$11,480,390	\$11,480,390
B2	REAL-RESIDENTIAL APARTMENTS	1		\$0	\$1,195,193	\$1,195,193
C1	REAL-VAC PLATTED LOTS-RESIDENT	80	94.2622	\$0	\$5,828,023	\$5,680,894
C1C	REAL-VAC PLATTED LOTS - COMMER	24	18.1815	\$0	\$3,512,542	\$3,512,542
D1	REAL-ACREAGE WITH AG	829	27,651.2656	\$0	\$703,441,364	\$2,337,224
D2	FARM & RANCH IMPS ON AG QUALI	310		\$648,191	\$16,104,958	\$16,045,956
E	REAL-NON QUAL OPEN SPACE LAND	582	1,438.8701	\$4,963,322	\$179,092,850	\$115,779,219
F1	COMMERCIAL REAL PROPERTY	80	40.0214	\$0	\$24,963,645	\$24,508,275
G1	OIL & GAS	416		\$0	\$8,859,418	\$8,348,676
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,419	\$806,419
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$10,949,400	\$10,949,400
J4	TELEPHONE COMPANY (INCLUDING I	3	0.2135	\$0	\$375,351	\$367,960
J5	RAILROAD	3		\$0	\$6,960,345	\$6,960,345
J6	PIPELAND COMPANY	3		\$0	\$278,384	\$269,487
J7	CABLE TELEVISION COMPANY	2		\$0	\$32,346	\$32,346
L1	COMMERCIAL PERSONAL PROPER	84		\$0	\$11,284,461	\$11,269,013
L2	INDUSTRIAL PERSONAL PROPERTY	14		\$0	\$4,214,014	\$4,214,014
L4	LEASE ACCOUNTS	32		\$0	\$609,153	\$580,854
M1	TANGIBLE OTHER PERSONAL, MOBI	31		\$11,323	\$2,302,410	\$1,281,531
O1	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,265,539
S		1		\$0	\$87,002	\$87,002
X	DO NOT USE	410	1,890.8200	\$0	\$69,852,329	\$0
Totals			31,983.1035	\$21,952,482	\$1,351,564,056	\$392,677,033

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	923	647.9329	\$10,618,557	\$262,347,865	\$150,366,308
A2	REAL-RESIDENTIAL MOBILE HOMES	142	146.2639	\$610,762	\$18,438,888	\$9,273,791
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1		\$0	\$138,626	\$0
A4	REAL-OTHER IMPROVEMENTS WITH	26	26.4515	\$36,074	\$2,200,465	\$2,064,655
B1	REAL-RESIDENTIAL DUPLEXES	40	15.1449	\$0	\$11,480,390	\$11,480,390
B2	REAL-RESIDENTIAL APARTMENTS	1		\$0	\$1,195,193	\$1,195,193
C1	REAL-VAC PLATTED LOTS-RESIDENT	80	94.2622	\$0	\$5,828,023	\$5,680,894
C1C	REAL-VAC PLATTED LOTS - COMMER	24	18.1815	\$0	\$3,512,542	\$3,512,542
D1	REAL-ACREAGE WITH AG	829	27,651.2656	\$0	\$703,441,364	\$2,337,224
D2	FARM & RANCH IMPS ON AG QUALI	310		\$648,191	\$16,104,958	\$16,045,956
E	REAL-NON QUAL OPEN SPACE LAND	582	1,438.8701	\$4,963,322	\$179,092,850	\$115,779,219
F1	COMMERCIAL REAL PROPERTY	80	40.0214	\$0	\$24,963,645	\$24,508,275
G1	OIL & GAS	416		\$0	\$8,859,418	\$8,348,676
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,419	\$806,419
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$10,949,400	\$10,949,400
J4	TELEPHONE COMPANY (INCLUDING I	3	0.2135	\$0	\$375,351	\$367,960
J5	RAILROAD	3		\$0	\$6,960,345	\$6,960,345
J6	PIPELAND COMPANY	3		\$0	\$278,384	\$269,487
J7	CABLE TELEVISION COMPANY	2		\$0	\$32,346	\$32,346
L1	COMMERCIAL PERSONAL PROPER	84		\$0	\$11,284,461	\$11,269,013
L2	INDUSTRIAL PERSONAL PROPERTY	14		\$0	\$4,214,014	\$4,214,014
L4	LEASE ACCOUNTS	32		\$0	\$609,153	\$580,854
M1	TANGIBLE OTHER PERSONAL, MOBI	31		\$11,323	\$2,302,410	\$1,281,531
O1	RESIDENTIAL INVENTORY	19	13.6760	\$5,064,253	\$6,208,215	\$5,265,539
S		1		\$0	\$87,002	\$87,002
X	DO NOT USE	410	1,890.8200	\$0	\$69,852,329	\$0
Totals			31,983.1035	\$21,952,482	\$1,351,564,056	\$392,677,033

2025 CERTIFIED TOTALS

Property Count: 3,329

SCO - Collinsville School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$21,952,482
TOTAL NEW VALUE TAXABLE:	\$18,934,593

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	53	2024 Market Value	\$13,928
ABSOLUTE EXEMPTIONS VALUE LOSS				\$13,928

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$60,000
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	4	\$46,787
DVHS	Disabled Veteran Homestead	5	\$1,331,876
HS	HOMESTEAD	41	\$4,208,901
OV65	OVER 65	30	\$1,329,443
PARTIAL EXEMPTIONS VALUE LOSS		84	\$6,999,507
NEW EXEMPTIONS VALUE LOSS			\$7,013,435

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	13	\$604,700
HS	HOMESTEAD	892	\$32,682,162
OV65	OVER 65	297	\$12,884,721
OV65S	OVER 65 Surviving Spouse	1	\$50,000
INCREASED EXEMPTIONS VALUE LOSS		1,203	\$46,221,583

TOTAL EXEMPTIONS VALUE LOSS	\$53,235,018
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New Ag / Timber Exemptions

2024 Market Value	\$1,010,748	Count: 4
2025 Ag/Timber Use	\$909	
NEW AG / TIMBER VALUE LOSS	\$1,009,839	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,042	\$316,095	\$148,268	\$167,827

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
711	\$292,710	\$144,782	\$147,928

2025 CERTIFIED TOTALS

SCO - Collinsville School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,042	\$291,923	\$140,000	\$151,923

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
711	\$275,494	\$140,000	\$135,494

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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Land		Value			
Homesite:		819,805,765			
Non Homesite:		651,658,739			
Ag Market:		583,221,669			
Timber Market:		0	Total Land	(+)	2,054,686,173
Improvement		Value			
Homesite:		2,014,887,392			
Non Homesite:		1,299,029,488	Total Improvements	(+)	3,313,916,880
Non Real		Count	Value		
Personal Property:	1,375		507,199,241		
Mineral Property:	0		0		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	507,229,241
					5,875,832,294
Ag		Non Exempt	Exempt		
Total Productivity Market:	583,206,199		15,470		
Ag Use:	1,349,281		5	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	581,856,918		15,465		
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	38,228,624	8,102,282	33,007.20	35,991.62	242			
DPS	828,340	240,079	0.00	0.00	4			
OV65	894,451,400	276,932,350	993,302.16	1,030,601.93	3,813			
Total	933,508,364	285,274,711	1,026,309.36	1,066,593.55	4,059	Freeze Taxable	(-)	285,274,711
Tax Rate	1.1550000							

Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count			
OV65	1,045,904	334,847	49,628	285,219	5			
Total	1,045,904	334,847	49,628	285,219	5	Transfer Adjustment	(-)	285,219
						Freeze Adjusted Taxable	=	3,130,920,765

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
37,188,444.20 = 3,130,920,765 * (1.1550000 / 100) + 1,026,309.36

Certified Estimate of Market Value:	5,875,832,294
Certified Estimate of Taxable Value:	3,416,480,695

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

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
CCF	2	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	249	0	5,658,712	5,658,712
DPS	4	0	120,000	120,000
DV1	29	0	124,000	124,000
DV1S	3	0	0	0
DV2	12	0	80,037	80,037
DV2S	2	0	10,780	10,780
DV3	33	0	272,751	272,751
DV3S	1	0	0	0
DV4	341	0	1,878,926	1,878,926
DV4S	53	0	131,773	131,773
DVHS	233	0	31,831,344	31,831,344
DVHSS	57	0	3,081,066	3,081,066
EX	1	0	24,313	24,313
EX (Prorated)	1	0	17,586	17,586
EX-XD	3	0	118,394	118,394
EX-XG	5	0	2,128,679	2,128,679
EX-XI	7	0	1,123,863	1,123,863
EX-XJ	2	0	1,674,325	1,674,325
EX-XL	3	0	721,695	721,695
EX-XN	20	0	7,950,365	7,950,365
EX-XR	10	0	2,059,726	2,059,726
EX-XU	1	0	595,973	595,973
EX-XV	457	0	440,223,168	440,223,168
EX-XV (Prorated)	2	0	197,307	197,307
EX366	142	0	146,124	146,124
FR	9	42,210,918	0	42,210,918
HS	8,122	0	969,357,099	969,357,099
OV65	4,040	9,790,912	146,590,684	156,381,596
OV65S	9	30,000	388,560	418,560
PC	10	581,136	0	581,136
SO	12	727,393	0	727,393
Totals		57,213,603	1,616,507,250	1,673,720,853

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		819,805,765			
Non Homesite:		651,658,739			
Ag Market:		583,221,669			
Timber Market:		0	Total Land	(+)	2,054,686,173
Improvement		Value			
Homesite:		2,014,887,392			
Non Homesite:		1,299,029,488	Total Improvements	(+)	3,313,916,880
Non Real		Count	Value		
Personal Property:	1,375		507,199,241		
Mineral Property:	0		0		
Autos:	1		30,000	Total Non Real	(+)
			Market Value	=	507,229,241
					5,875,832,294
Ag	Non Exempt	Exempt			
Total Productivity Market:	583,206,199	15,470			
Ag Use:	1,349,281	5	Productivity Loss	(-)	581,856,918
Timber Use:	0	0	Appraised Value	=	5,293,975,376
Productivity Loss:	581,856,918	15,465	Homestead Cap	(-)	124,192,100
			23.231 Cap	(-)	79,581,728
			Assessed Value	=	5,090,201,548
			Total Exemptions Amount	(-)	1,673,720,853
			(Breakdown on Next Page)		
			Net Taxable	=	3,416,480,695

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	38,228,624	8,102,282	33,007.20	35,991.62	242		
DPS	828,340	240,079	0.00	0.00	4		
OV65	894,451,400	276,932,350	993,302.16	1,030,601.93	3,813		
Total	933,508,364	285,274,711	1,026,309.36	1,066,593.55	4,059	Freeze Taxable	(-) 285,274,711
Tax Rate	1.1550000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	1,045,904	334,847	49,628	285,219	5		
Total	1,045,904	334,847	49,628	285,219	5	Transfer Adjustment	(-) 285,219
			Freeze Adjusted Taxable	=			3,130,920,765

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 37,188,444.20 = 3,130,920,765 * (1.1550000 / 100) + 1,026,309.36

Certified Estimate of Market Value: 5,875,832,294
 Certified Estimate of Taxable Value: 3,416,480,695

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

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
CCF	2	0	0	0
CHODO (Partial)	2	3,873,244	0	3,873,244
DP	249	0	5,658,712	5,658,712
DPS	4	0	120,000	120,000
DV1	29	0	124,000	124,000
DV1S	3	0	0	0
DV2	12	0	80,037	80,037
DV2S	2	0	10,780	10,780
DV3	33	0	272,751	272,751
DV3S	1	0	0	0
DV4	341	0	1,878,926	1,878,926
DV4S	53	0	131,773	131,773
DVHS	233	0	31,831,344	31,831,344
DVHSS	57	0	3,081,066	3,081,066
EX	1	0	24,313	24,313
EX (Prorated)	1	0	17,586	17,586
EX-XD	3	0	118,394	118,394
EX-XG	5	0	2,128,679	2,128,679
EX-XI	7	0	1,123,863	1,123,863
EX-XJ	2	0	1,674,325	1,674,325
EX-XL	3	0	721,695	721,695
EX-XN	20	0	7,950,365	7,950,365
EX-XR	10	0	2,059,726	2,059,726
EX-XU	1	0	595,973	595,973
EX-XV	457	0	440,223,168	440,223,168
EX-XV (Prorated)	2	0	197,307	197,307
EX366	142	0	146,124	146,124
FR	9	42,210,918	0	42,210,918
HS	8,122	0	969,357,099	969,357,099
OV65	4,040	9,790,912	146,590,684	156,381,596
OV65S	9	30,000	388,560	418,560
PC	10	581,136	0	581,136
SO	12	727,393	0	727,393
Totals		57,213,603	1,616,507,250	1,673,720,853

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	11,992	6,152.7063	\$77,334,779	\$2,583,256,288	\$1,415,436,505
B	MULTIFAMILY RESIDENCE	328	126.1296	\$3,727,806	\$175,138,908	\$174,883,951
C1	VACANT LOTS AND LAND TRACTS	2,121	1,984.8765	\$0	\$149,631,785	\$138,258,483
D1	QUALIFIED OPEN-SPACE LAND	1,094	33,735.7238	\$0	\$583,206,199	\$1,341,929
D2	IMPROVEMENTS ON QUALIFIED OP	365		\$746,011	\$7,337,457	\$7,294,949
E	RURAL LAND, NON QUALIFIED OPE	1,164	6,408.1096	\$3,941,856	\$374,173,583	\$241,648,616
F1	COMMERCIAL REAL PROPERTY	1,286	1,058.9587	\$9,057,893	\$891,849,932	\$868,638,732
F2	INDUSTRIAL AND MANUFACTURIN	25	271.1730	\$0	\$97,688,097	\$94,773,233
J1	WATER SYSTEMS	4	0.3444	\$0	\$342,283	\$342,283
J2	GAS DISTRIBUTION SYSTEM	5	0.1722	\$0	\$22,812,626	\$22,812,626
J3	ELECTRIC COMPANY (INCLUDING C	9	8.6057	\$0	\$33,007,561	\$32,709,405
J4	TELEPHONE COMPANY (INCLUDI	10	1.1332	\$0	\$2,838,491	\$2,838,491
J5	RAILROAD	24	20.1740	\$0	\$43,916,544	\$43,728,351
J6	PIPELAND COMPANY	23		\$0	\$15,915,202	\$15,837,702
J7	CABLE TELEVISION COMPANY	2		\$0	\$707,256	\$707,256
L1	COMMERCIAL PERSONAL PROPE	1,004		\$0	\$212,428,140	\$208,335,145
L2	INDUSTRIAL AND MANUFACTURIN	96		\$0	\$151,212,459	\$112,323,807
M1	TANGIBLE OTHER PERSONAL, MOB	190		\$338,276	\$6,672,888	\$3,772,360
O	RESIDENTIAL INVENTORY	178	45.5731	\$9,515,264	\$19,087,125	\$16,578,293
S	SPECIAL INVENTORY TAX	45		\$0	\$14,218,579	\$14,218,579
X	TOTALLY EXEMPT PROPERTY	656	8,277.4200	\$10,983,322	\$490,390,891	\$0
Totals			58,091.1001	\$115,645,207	\$5,875,832,294	\$3,416,480,696

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	11,992	6,152.7063	\$77,334,779	\$2,583,256,288	\$1,415,436,505
B	MULTIFAMILY RESIDENCE	328	126.1296	\$3,727,806	\$175,138,908	\$174,883,951
C1	VACANT LOTS AND LAND TRACTS	2,121	1,984.8765	\$0	\$149,631,785	\$138,258,483
D1	QUALIFIED OPEN-SPACE LAND	1,094	33,735.7238	\$0	\$583,206,199	\$1,341,929
D2	IMPROVEMENTS ON QUALIFIED OP	365		\$746,011	\$7,337,457	\$7,294,949
E	RURAL LAND, NON QUALIFIED OPE	1,164	6,408.1096	\$3,941,856	\$374,173,583	\$241,648,616
F1	COMMERCIAL REAL PROPERTY	1,286	1,058.9587	\$9,057,893	\$891,849,932	\$868,638,732
F2	INDUSTRIAL AND MANUFACTURIN	25	271.1730	\$0	\$97,688,097	\$94,773,233
J1	WATER SYSTEMS	4	0.3444	\$0	\$342,283	\$342,283
J2	GAS DISTRIBUTION SYSTEM	5	0.1722	\$0	\$22,812,626	\$22,812,626
J3	ELECTRIC COMPANY (INCLUDING C	9	8.6057	\$0	\$33,007,561	\$32,709,405
J4	TELEPHONE COMPANY (INCLUDI	10	1.1332	\$0	\$2,838,491	\$2,838,491
J5	RAILROAD	24	20.1740	\$0	\$43,916,544	\$43,728,351
J6	PIPELAND COMPANY	23		\$0	\$15,915,202	\$15,837,702
J7	CABLE TELEVISION COMPANY	2		\$0	\$707,256	\$707,256
L1	COMMERCIAL PERSONAL PROPE	1,004		\$0	\$212,428,140	\$208,335,145
L2	INDUSTRIAL AND MANUFACTURIN	96		\$0	\$151,212,459	\$112,323,807
M1	TANGIBLE OTHER PERSONAL, MOB	190		\$338,276	\$6,672,888	\$3,772,360
O	RESIDENTIAL INVENTORY	178	45.5731	\$9,515,264	\$19,087,125	\$16,578,293
S	SPECIAL INVENTORY TAX	45		\$0	\$14,218,579	\$14,218,579
X	TOTALLY EXEMPT PROPERTY	656	8,277.4200	\$10,983,322	\$490,390,891	\$0
Totals			58,091.1001	\$115,645,207	\$5,875,832,294	\$3,416,480,696

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	11,305	5,516.9173	\$76,751,677	\$2,513,903,388	\$1,376,864,633
A2	REAL-RESIDENTIAL MOBILE HOMES	575	471.6429	\$507,332	\$56,283,687	\$26,938,876
A3	REAL-RESIDENTIAL SINGLE FAMILY &	5		\$0	\$643,233	\$233,190
A4	REAL-OTHER IMPROVEMENTS WITH	176	164.1461	\$75,770	\$12,425,980	\$11,399,806
B		2	7.7490	\$0	\$3,873,243	\$3,873,243
B1	REAL-RESIDENTIAL DUPLEXES	301	68.2400	\$2,055,517	\$80,999,850	\$80,950,649
B2	REAL-RESIDENTIAL APARTMENTS	26	50.1406	\$1,672,289	\$90,265,815	\$90,060,059
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,690	847.0532	\$0	\$66,876,141	\$63,297,708
C1C	REAL-VAC PLATTED LOTS - COMMER	431	1,137.8233	\$0	\$82,755,644	\$74,960,775
D1	REAL-ACREAGE WITH AG	1,094	33,735.7238	\$0	\$583,206,199	\$1,341,929
D2	FARM & RANCH IMPS ON AG QUALI	365		\$746,011	\$7,337,457	\$7,294,949
E	REAL-NON QUAL OPEN SPACE LAND	1,164	6,408.1096	\$3,941,856	\$374,173,583	\$241,648,616
F1	COMMERCIAL REAL PROPERTY	1,286	1,058.9587	\$9,057,893	\$891,849,932	\$868,638,732
F2	INDUSTRIAL REAL PROPERTY	25	271.1730	\$0	\$97,688,097	\$94,773,233
J1	WATER SYSTEMS	4	0.3444	\$0	\$342,283	\$342,283
J2	GAS DISTRIBUTION SYSTEM	5	0.1722	\$0	\$22,812,626	\$22,812,626
J3	ELECTRIC COMPANY (INCLUDING CC	9	8.6057	\$0	\$33,007,561	\$32,709,405
J4	TELEPHONE COMPANY (INCLUDING I	10	1.1332	\$0	\$2,838,491	\$2,838,491
J5	RAILROAD	24	20.1740	\$0	\$43,916,544	\$43,728,351
J6	PIPELAND COMPANY	23		\$0	\$15,915,202	\$15,837,702
J7	CABLE TELEVISION COMPANY	2		\$0	\$707,256	\$707,256
L1	COMMERCIAL PERSONAL PROPER	869		\$0	\$194,095,058	\$190,496,132
L2	INDUSTRIAL PERSONAL PROPERTY	96		\$0	\$151,212,459	\$112,323,807
L4	LEASE ACCOUNTS	181		\$0	\$18,333,082	\$17,839,013
M1	TANGIBLE OTHER PERSONAL, MOBI	190		\$338,276	\$6,672,888	\$3,772,360
O1	RESIDENTIAL INVENTORY	178	45.5731	\$9,515,264	\$19,087,125	\$16,578,293
S		45		\$0	\$14,218,579	\$14,218,579
X	DO NOT USE	656	8,277.4200	\$10,983,322	\$490,390,891	\$0
Totals			58,091.1001	\$115,645,207	\$5,875,832,294	\$3,416,480,696

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
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A2	REAL-RESIDENTIAL MOBILE HOMES	575	471.6429	\$507,332	\$56,283,687	\$26,938,876
A3	REAL-RESIDENTIAL SINGLE FAMILY &	5		\$0	\$643,233	\$233,190
A4	REAL-OTHER IMPROVEMENTS WITH	176	164.1461	\$75,770	\$12,425,980	\$11,399,806
B		2	7.7490	\$0	\$3,873,243	\$3,873,243
B1	REAL-RESIDENTIAL DUPLEXES	301	68.2400	\$2,055,517	\$80,999,850	\$80,950,649
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C1	REAL-VAC PLATTED LOTS-RESIDENT	1,690	847.0532	\$0	\$66,876,141	\$63,297,708
C1C	REAL-VAC PLATTED LOTS - COMMER	431	1,137.8233	\$0	\$82,755,644	\$74,960,775
D1	REAL-ACREAGE WITH AG	1,094	33,735.7238	\$0	\$583,206,199	\$1,341,929
D2	FARM & RANCH IMPS ON AG QUALI	365		\$746,011	\$7,337,457	\$7,294,949
E	REAL-NON QUAL OPEN SPACE LAND	1,164	6,408.1096	\$3,941,856	\$374,173,583	\$241,648,616
F1	COMMERCIAL REAL PROPERTY	1,286	1,058.9587	\$9,057,893	\$891,849,932	\$868,638,732
F2	INDUSTRIAL REAL PROPERTY	25	271.1730	\$0	\$97,688,097	\$94,773,233
J1	WATER SYSTEMS	4	0.3444	\$0	\$342,283	\$342,283
J2	GAS DISTRIBUTION SYSTEM	5	0.1722	\$0	\$22,812,626	\$22,812,626
J3	ELECTRIC COMPANY (INCLUDING CC	9	8.6057	\$0	\$33,007,561	\$32,709,405
J4	TELEPHONE COMPANY (INCLUDING I	10	1.1332	\$0	\$2,838,491	\$2,838,491
J5	RAILROAD	24	20.1740	\$0	\$43,916,544	\$43,728,351
J6	PIPELAND COMPANY	23		\$0	\$15,915,202	\$15,837,702
J7	CABLE TELEVISION COMPANY	2		\$0	\$707,256	\$707,256
L1	COMMERCIAL PERSONAL PROPER	869		\$0	\$194,095,058	\$190,496,132
L2	INDUSTRIAL PERSONAL PROPERTY	96		\$0	\$151,212,459	\$112,323,807
L4	LEASE ACCOUNTS	181		\$0	\$18,333,082	\$17,839,013
M1	TANGIBLE OTHER PERSONAL, MOBI	190		\$338,276	\$6,672,888	\$3,772,360
O1	RESIDENTIAL INVENTORY	178	45.5731	\$9,515,264	\$19,087,125	\$16,578,293
S		45		\$0	\$14,218,579	\$14,218,579
X	DO NOT USE	656	8,277.4200	\$10,983,322	\$490,390,891	\$0
Totals			58,091.1001	\$115,645,207	\$5,875,832,294	\$3,416,480,696

2025 CERTIFIED TOTALS

Property Count: 19,698

SDE - Denison School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$115,645,207
TOTAL NEW VALUE TAXABLE:	\$90,213,304

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	1	2024 Market Value	\$17,460
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$68,862
EX-XV	Other Exemptions (including public property, r	5	2024 Market Value	\$11,425,597
EX366	HOUSE BILL 366	21	2024 Market Value	\$147,471
ABSOLUTE EXEMPTIONS VALUE LOSS				\$11,659,390

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	11	\$436,807
DV1	Disabled Veterans 10% - 29%	5	\$34,000
DV2	Disabled Veterans 30% - 49%	3	\$22,500
DV3	Disabled Veterans 50% - 69%	5	\$47,751
DV4	Disabled Veterans 70% - 100%	33	\$254,164
DV4S	Disabled Veterans Surviving Spouse 70% - 100	1	\$0
DVHS	Disabled Veteran Homestead	26	\$4,943,688
HS	HOMESTEAD	284	\$29,868,172
OV65	OVER 65	215	\$9,196,758
OV65S	OVER 65 Surviving Spouse	1	\$65,000
PARTIAL EXEMPTIONS VALUE LOSS		584	\$44,868,840
NEW EXEMPTIONS VALUE LOSS			\$56,528,230

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	118	\$4,015,265
DPS	DISABLED Surviving Spouse	2	\$100,000
HS	HOMESTEAD	6,551	\$228,352,905
OV65	OVER 65	2,471	\$100,818,746
OV65S	OVER 65 Surviving Spouse	3	\$150,000
INCREASED EXEMPTIONS VALUE LOSS		9,145	\$333,436,916

TOTAL EXEMPTIONS VALUE LOSS	\$389,965,146
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New Ag / Timber Exemptions

2024 Market Value	\$3,937,722	Count: 21
2025 Ag/Timber Use	\$6,864	
NEW AG / TIMBER VALUE LOSS	\$3,930,858	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,049	\$250,634	\$135,367	\$115,267

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
7,426	\$240,565	\$133,275	\$107,290

2025 CERTIFIED TOTALS

SDE - Denison School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
8,049	\$214,295	\$140,000	\$74,295

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
7,426	\$208,487	\$140,000	\$68,487

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		343,229,636			
Non Homesite:		224,229,827			
Ag Market:		1,748,734,364			
Timber Market:		0	Total Land	(+)	2,316,193,827
Improvement		Value			
Homesite:		630,401,737			
Non Homesite:		155,988,957	Total Improvements	(+)	786,390,694
Non Real		Count	Value		
Personal Property:	272		203,745,717		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 203,745,717
			Market Value	=	3,306,330,238
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,744,108,833	4,625,531			
Ag Use:	2,216,109	3,073	Productivity Loss	(-)	1,741,892,724
Timber Use:	0	0	Appraised Value	=	1,564,437,514
Productivity Loss:	1,741,892,724	4,622,458	Homestead Cap	(-)	70,743,271
			23.231 Cap	(-)	9,298,737
			Assessed Value	=	1,484,395,506
			Total Exemptions Amount (Breakdown on Next Page)	(-)	296,109,625
			Net Taxable	=	1,188,285,881

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	3,628,775	2,228,775	6,773.10	6,773.10	7		
OV65	171,425,198	106,531,672	548,614.44	556,681.73	347		
Total	175,053,973	108,760,447	555,387.54	563,454.83	354	Freeze Taxable	(-) 108,760,447
Tax Rate	1.1872000						
						Freeze Adjusted Taxable	= 1,079,525,434

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 13,371,513.49 = 1,079,525,434 * (1.1872000 / 100) + 555,387.54

Certified Estimate of Market Value: 3,306,330,238
 Certified Estimate of Taxable Value: 1,188,285,881

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

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	0	420,000	420,000
DV1	4	0	15,000	15,000
DV2	4	0	30,000	30,000
DV3	13	0	120,000	120,000
DV4	37	0	204,472	204,472
DV4S	1	0	12,000	12,000
DVCH	1	0	422,850	422,850
DVHS	35	0	18,718,068	18,718,068
DVHSS	1	0	446,479	446,479
EX-XN	18	0	2,737,158	2,737,158
EX-XR	10	0	8,212,129	8,212,129
EX-XV	65	0	83,223,950	83,223,950
EX-XV (Prorated)	3	0	68,490	68,490
EX366	39	0	36,411	36,411
HS	1,241	0	162,707,118	162,707,118
OV65	386	0	18,515,472	18,515,472
OV65S	1	0	60,000	60,000
PC	6	34,143	0	34,143
PPV	2	65,435	0	65,435
SO	2	60,450	0	60,450
Totals		160,028	295,949,597	296,109,625

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		343,229,636			
Non Homesite:		224,229,827			
Ag Market:		1,748,734,364			
Timber Market:		0	Total Land	(+)	2,316,193,827
Improvement		Value			
Homesite:		630,401,737			
Non Homesite:		155,988,957	Total Improvements	(+)	786,390,694
Non Real		Count	Value		
Personal Property:	272		203,745,717		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	203,745,717
					3,306,330,238
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,744,108,833	4,625,531			
Ag Use:	2,216,109	3,073	Productivity Loss	(-)	1,741,892,724
Timber Use:	0	0	Appraised Value	=	1,564,437,514
Productivity Loss:	1,741,892,724	4,622,458			
			Homestead Cap	(-)	70,743,271
			23.231 Cap	(-)	9,298,737
			Assessed Value	=	1,484,395,506
			Total Exemptions Amount (Breakdown on Next Page)	(-)	296,109,625
			Net Taxable	=	1,188,285,881

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	3,628,775	2,228,775	6,773.10	6,773.10	7		
OV65	171,425,198	106,531,672	548,614.44	556,681.73	347		
Total	175,053,973	108,760,447	555,387.54	563,454.83	354	Freeze Taxable	(-) 108,760,447
Tax Rate	1.1872000						
						Freeze Adjusted Taxable	= 1,079,525,434

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 13,371,513.49 = 1,079,525,434 * (1.1872000 / 100) + 555,387.54

Certified Estimate of Market Value: 3,306,330,238
 Certified Estimate of Taxable Value: 1,188,285,881

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

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	0	420,000	420,000
DV1	4	0	15,000	15,000
DV2	4	0	30,000	30,000
DV3	13	0	120,000	120,000
DV4	37	0	204,472	204,472
DV4S	1	0	12,000	12,000
DVCH	1	0	422,850	422,850
DVHS	35	0	18,718,068	18,718,068
DVHSS	1	0	446,479	446,479
EX-XN	18	0	2,737,158	2,737,158
EX-XR	10	0	8,212,129	8,212,129
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HS	1,241	0	162,707,118	162,707,118
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OV65S	1	0	60,000	60,000
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Totals		160,028	295,949,597	296,109,625

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,348	1,545.2592	\$50,921,201	\$810,443,558	\$589,552,893
B	MULTIFAMILY RESIDENCE	38	20.5182	\$38,438	\$27,777,446	\$27,596,590
C1	VACANT LOTS AND LAND TRACTS	292	370.2119	\$0	\$50,955,265	\$49,224,731
D1	QUALIFIED OPEN-SPACE LAND	833	36,493.9249	\$0	\$1,744,108,833	\$2,215,266
D2	IMPROVEMENTS ON QUALIFIED OP	209		\$558,457	\$5,282,678	\$5,276,526
E	RURAL LAND, NON QUALIFIED OPE	384	2,129.8205	\$3,954,362	\$240,053,234	\$186,673,610
F1	COMMERCIAL REAL PROPERTY	94	176.1000	\$6,894,231	\$60,431,870	\$56,210,985
F2	INDUSTRIAL AND MANUFACTURIN	6	162.8241	\$0	\$59,228,267	\$59,078,470
J2	GAS DISTRIBUTION SYSTEM	4	0.1848	\$0	\$1,138,517	\$1,138,517
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$12,841,300	\$12,841,300
J4	TELEPHONE COMPANY (INCLUDI	3	0.0482	\$0	\$331,194	\$331,194
J5	RAILROAD	3		\$0	\$7,444,780	\$7,444,780
J6	PIPELAND COMPANY	11		\$0	\$11,044,772	\$11,010,629
L1	COMMERCIAL PERSONAL PROPE	171		\$0	\$47,459,246	\$47,398,796
L2	INDUSTRIAL AND MANUFACTURIN	20		\$0	\$120,049,469	\$120,049,469
M1	TANGIBLE OTHER PERSONAL, MOB	21		\$394,862	\$1,783,832	\$1,267,625
O	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$10,967,362
S	SPECIAL INVENTORY TAX	1		\$0	\$7,137	\$7,137
X	TOTALLY EXEMPT PROPERTY	137	584.6760	\$0	\$94,733,916	\$0
Totals			41,531.2178	\$67,324,337	\$3,306,330,238	\$1,188,285,880

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
Grand Totals

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State Category Breakdown

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C1	VACANT LOTS AND LAND TRACTS	292	370.2119	\$0	\$50,955,265	\$49,224,731
D1	QUALIFIED OPEN-SPACE LAND	833	36,493.9249	\$0	\$1,744,108,833	\$2,215,266
D2	IMPROVEMENTS ON QUALIFIED OP	209		\$558,457	\$5,282,678	\$5,276,526
E	RURAL LAND, NON QUALIFIED OPE	384	2,129.8205	\$3,954,362	\$240,053,234	\$186,673,610
F1	COMMERCIAL REAL PROPERTY	94	176.1000	\$6,894,231	\$60,431,870	\$56,210,985
F2	INDUSTRIAL AND MANUFACTURIN	6	162.8241	\$0	\$59,228,267	\$59,078,470
J2	GAS DISTRIBUTION SYSTEM	4	0.1848	\$0	\$1,138,517	\$1,138,517
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$12,841,300	\$12,841,300
J4	TELEPHONE COMPANY (INCLUDI	3	0.0482	\$0	\$331,194	\$331,194
J5	RAILROAD	3		\$0	\$7,444,780	\$7,444,780
J6	PIPELAND COMPANY	11		\$0	\$11,044,772	\$11,010,629
L1	COMMERCIAL PERSONAL PROPE	171		\$0	\$47,459,246	\$47,398,796
L2	INDUSTRIAL AND MANUFACTURIN	20		\$0	\$120,049,469	\$120,049,469
M1	TANGIBLE OTHER PERSONAL, MOB	21		\$394,862	\$1,783,832	\$1,267,625
O	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$10,967,362
S	SPECIAL INVENTORY TAX	1		\$0	\$7,137	\$7,137
X	TOTALLY EXEMPT PROPERTY	137	584.6760	\$0	\$94,733,916	\$0
Totals			41,531.2178	\$67,324,337	\$3,306,330,238	\$1,188,285,880

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1,265	1,444.5446	\$50,892,630	\$791,702,599	\$579,102,499
A2	REAL-RESIDENTIAL MOBILE HOMES	64	69.4468	\$26,989	\$14,505,547	\$6,968,031
A4	REAL-OTHER IMPROVEMENTS WITH	23	31.2678	\$1,582	\$4,235,412	\$3,482,363
B1	REAL-RESIDENTIAL DUPLEXES	35	9.8272	\$2,406	\$12,874,616	\$12,833,004
B2	REAL-RESIDENTIAL APARTMENTS	3	10.6910	\$36,032	\$14,902,830	\$14,763,586
C1	REAL-VAC PLATTED LOTS-RESIDENT	239	283.9527	\$0	\$40,113,359	\$39,519,273
C1C	REAL-VAC PLATTED LOTS - COMMER	53	86.2592	\$0	\$10,841,906	\$9,705,458
D1	REAL-ACREAGE WITH AG	833	36,493.9249	\$0	\$1,744,108,833	\$2,215,266
D2	FARM & RANCH IMPS ON AG QUALI	209		\$558,457	\$5,282,678	\$5,276,526
E	REAL-NON QUAL OPEN SPACE LAND	384	2,129.8205	\$3,954,362	\$240,053,234	\$186,673,610
F1	COMMERCIAL REAL PROPERTY	94	176.1000	\$6,894,231	\$60,431,870	\$56,210,985
F2	INDUSTRIAL REAL PROPERTY	6	162.8241	\$0	\$59,228,267	\$59,078,470
J2	GAS DISTRIBUTION SYSTEM	4	0.1848	\$0	\$1,138,517	\$1,138,517
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$12,841,300	\$12,841,300
J4	TELEPHONE COMPANY (INCLUDING	3	0.0482	\$0	\$331,194	\$331,194
J5	RAILROAD	3		\$0	\$7,444,780	\$7,444,780
J6	PIPELAND COMPANY	11		\$0	\$11,044,772	\$11,010,629
L1	COMMERCIAL PERSONAL PROPER	129		\$0	\$41,413,135	\$41,413,135
L2	INDUSTRIAL PERSONAL PROPERTY	20		\$0	\$120,049,469	\$120,049,469
L4	LEASE ACCOUNTS	52		\$0	\$6,046,111	\$5,985,661
M1	TANGIBLE OTHER PERSONAL, MOBI	21		\$394,862	\$1,783,832	\$1,267,625
O1	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$10,967,362
S		1		\$0	\$7,137	\$7,137
X	DO NOT USE	137	584.6760	\$0	\$94,733,916	\$0
Totals			41,531.2178	\$67,324,337	\$3,306,330,238	\$1,188,285,880

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1,265	1,444.5446	\$50,892,630	\$791,702,599	\$579,102,499
A2	REAL-RESIDENTIAL MOBILE HOMES	64	69.4468	\$26,989	\$14,505,547	\$6,968,031
A4	REAL-OTHER IMPROVEMENTS WITH	23	31.2678	\$1,582	\$4,235,412	\$3,482,363
B1	REAL-RESIDENTIAL DUPLEXES	35	9.8272	\$2,406	\$12,874,616	\$12,833,004
B2	REAL-RESIDENTIAL APARTMENTS	3	10.6910	\$36,032	\$14,902,830	\$14,763,586
C1	REAL-VAC PLATTED LOTS-RESIDENT	239	283.9527	\$0	\$40,113,359	\$39,519,273
C1C	REAL-VAC PLATTED LOTS - COMMER	53	86.2592	\$0	\$10,841,906	\$9,705,458
D1	REAL-ACREAGE WITH AG	833	36,493.9249	\$0	\$1,744,108,833	\$2,215,266
D2	FARM & RANCH IMPS ON AG QUALI	209		\$558,457	\$5,282,678	\$5,276,526
E	REAL-NON QUAL OPEN SPACE LAND	384	2,129.8205	\$3,954,362	\$240,053,234	\$186,673,610
F1	COMMERCIAL REAL PROPERTY	94	176.1000	\$6,894,231	\$60,431,870	\$56,210,985
F2	INDUSTRIAL REAL PROPERTY	6	162.8241	\$0	\$59,228,267	\$59,078,470
J2	GAS DISTRIBUTION SYSTEM	4	0.1848	\$0	\$1,138,517	\$1,138,517
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$12,841,300	\$12,841,300
J4	TELEPHONE COMPANY (INCLUDING C	3	0.0482	\$0	\$331,194	\$331,194
J5	RAILROAD	3		\$0	\$7,444,780	\$7,444,780
J6	PIPELAND COMPANY	11		\$0	\$11,044,772	\$11,010,629
L1	COMMERCIAL PERSONAL PROPER	129		\$0	\$41,413,135	\$41,413,135
L2	INDUSTRIAL PERSONAL PROPERTY	20		\$0	\$120,049,469	\$120,049,469
L4	LEASE ACCOUNTS	52		\$0	\$6,046,111	\$5,985,661
M1	TANGIBLE OTHER PERSONAL, MOBI	21		\$394,862	\$1,783,832	\$1,267,625
O1	RESIDENTIAL INVENTORY	166	47.6500	\$4,562,786	\$11,214,924	\$10,967,362
S		1		\$0	\$7,137	\$7,137
X	DO NOT USE	137	584.6760	\$0	\$94,733,916	\$0
Totals			41,531.2178	\$67,324,337	\$3,306,330,238	\$1,188,285,880

2025 CERTIFIED TOTALS

Property Count: 3,279

SGU - Gunter School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$67,324,337
TOTAL NEW VALUE TAXABLE:	\$64,578,813

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	1	2024 Market Value	\$56,102
EX366	HOUSE BILL 366	5	2024 Market Value	\$5,000
ABSOLUTE EXEMPTIONS VALUE LOSS				\$61,102

Exemption	Description	Count	Exemption Amount
DV3	Disabled Veterans 50% - 69%	4	\$40,000
DV4	Disabled Veterans 70% - 100%	4	\$36,000
DVHS	Disabled Veteran Homestead	4	\$1,248,411
HS	HOMESTEAD	63	\$7,523,843
OV65	OVER 65	33	\$1,632,397
PARTIAL EXEMPTIONS VALUE LOSS		108	\$10,480,651
NEW EXEMPTIONS VALUE LOSS			\$10,541,753

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	6	\$300,000
HS	HOMESTEAD	1,091	\$40,952,635
OV65	OVER 65	291	\$13,171,961
OV65S	OVER 65 Surviving Spouse	1	\$50,000
INCREASED EXEMPTIONS VALUE LOSS		1,389	\$54,474,596

TOTAL EXEMPTIONS VALUE LOSS	\$65,016,349
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New Ag / Timber Exemptions

2024 Market Value	\$393,977	Count: 1
2025 Ag/Timber Use	\$150	
NEW AG / TIMBER VALUE LOSS	\$393,827	

New Annexations**New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,232	\$665,584	\$188,928	\$476,656

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,047	\$658,791	\$177,739	\$481,052

2025 CERTIFIED TOTALS

SGU - Gunter School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,232	\$662,482	\$156,217	\$506,265

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,047	\$665,875	\$151,640	\$514,235

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4,398

SHO - Howe School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		196,027,399			
Non Homesite:		136,305,677			
Ag Market:		1,307,546,088			
Timber Market:		0	Total Land	(+)	1,639,879,164
Improvement		Value			
Homesite:		496,835,601			
Non Homesite:		104,262,122	Total Improvements	(+)	601,097,723
Non Real		Count	Value		
Personal Property:	248		58,995,758		
Mineral Property:	189		597,336		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 59,593,094
					2,300,569,981
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,307,159,930		386,158		
Ag Use:	3,475,590		125	Productivity Loss	(-) 1,303,684,340
Timber Use:	0		0	Appraised Value	= 996,885,641
Productivity Loss:	1,303,684,340		386,033	Homestead Cap	(-) 47,289,805
				23.231 Cap	(-) 4,150,710
				Assessed Value	= 945,445,126
				Total Exemptions Amount	(-) 315,282,139
				(Breakdown on Next Page)	
				Net Taxable	= 630,162,987

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	9,645,614	3,482,663	14,196.98	15,275.75	38		
DPS	509,219	109,219	36.93	36.93	2		
OV65	174,504,025	69,631,782	200,058.46	204,933.51	611		
Total	184,658,858	73,223,664	214,292.37	220,246.19	651	Freeze Taxable	(-) 73,223,664
Tax Rate	1.2340000						
						Freeze Adjusted Taxable	= 556,939,323

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
7,086,923.62 = 556,939,323 * (1.2340000 / 100) + 214,292.37

Certified Estimate of Market Value: 2,300,569,981
Certified Estimate of Taxable Value: 630,162,987

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

2025 CERTIFIED TOTALS

Property Count: 4,398

SHO - Howe School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	40	0	1,630,788	1,630,788
DPS	2	0	120,000	120,000
DV1	5	0	25,000	25,000
DV2	3	0	22,500	22,500
DV2S	1	0	7,500	7,500
DV3	7	0	60,000	60,000
DV3S	1	0	10,000	10,000
DV4	61	0	385,173	385,173
DV4S	5	0	36,000	36,000
DVHS	47	0	11,202,463	11,202,463
DVHSS	5	0	352,499	352,499
EX	1	0	199,897	199,897
EX-XN	15	0	1,321,216	1,321,216
EX-XR	16	0	5,617,399	5,617,399
EX-XV	88	0	66,530,906	66,530,906
EX366	168	0	42,413	42,413
HS	1,587	0	197,353,252	197,353,252
OV65	653	0	29,494,966	29,494,966
PC	4	731,964	0	731,964
SO	2	138,203	0	138,203
Totals		870,167	314,411,972	315,282,139

2025 CERTIFIED TOTALS

Property Count: 1

SHO - Howe School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		281,538			
Timber Market:		0	Total Land	(+)	281,538
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	281,538
Ag	Non Exempt	Exempt			
Total Productivity Market:	281,538	0			
Ag Use:	2,841	0	Productivity Loss	(-)	278,697
Timber Use:	0	0	Appraised Value	=	2,841
Productivity Loss:	278,697	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	2,841
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	2,841

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 35.06 = 2,841 * (1.234000 / 100)

Certified Estimate of Market Value:	203,138
Certified Estimate of Taxable Value:	2,633
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

SHO - Howe School District

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 4,399

SHO - Howe School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		196,027,399			
Non Homesite:		136,305,677			
Ag Market:		1,307,827,626			
Timber Market:		0	Total Land	(+)	1,640,160,702
Improvement		Value			
Homesite:		496,835,601			
Non Homesite:		104,262,122	Total Improvements	(+)	601,097,723
Non Real		Count	Value		
Personal Property:	248		58,995,758		
Mineral Property:	189		597,336		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	59,593,094
					2,300,851,519
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,307,441,468		386,158		
Ag Use:	3,478,431		125	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	1,303,963,037		386,033		996,888,482
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
					47,289,805
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	4,150,710
					945,447,967
				Net Taxable	=
					630,165,828

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	9,645,614	3,482,663	14,196.98	15,275.75	38		
DPS	509,219	109,219	36.93	36.93	2		
OV65	174,504,025	69,631,782	200,058.46	204,933.51	611		
Total	184,658,858	73,223,664	214,292.37	220,246.19	651	Freeze Taxable	(-)
Tax Rate	1.2340000						73,223,664
						Freeze Adjusted Taxable	=
							556,942,164

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
7,086,958.67 = 556,942,164 * (1.2340000 / 100) + 214,292.37

Certified Estimate of Market Value: 2,300,773,119
Certified Estimate of Taxable Value: 630,165,620

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

2025 CERTIFIED TOTALS

Property Count: 4,399

SHO - Howe School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	40	0	1,630,788	1,630,788
DPS	2	0	120,000	120,000
DV1	5	0	25,000	25,000
DV2	3	0	22,500	22,500
DV2S	1	0	7,500	7,500
DV3	7	0	60,000	60,000
DV3S	1	0	10,000	10,000
DV4	61	0	385,173	385,173
DV4S	5	0	36,000	36,000
DVHS	47	0	11,202,463	11,202,463
DVHSS	5	0	352,499	352,499
EX	1	0	199,897	199,897
EX-XN	15	0	1,321,216	1,321,216
EX-XR	16	0	5,617,399	5,617,399
EX-XV	88	0	66,530,906	66,530,906
EX366	168	0	42,413	42,413
HS	1,587	0	197,353,252	197,353,252
OV65	653	0	29,494,966	29,494,966
PC	4	731,964	0	731,964
SO	2	138,203	0	138,203
Totals		870,167	314,411,972	315,282,139

2025 CERTIFIED TOTALS

Property Count: 4,398

SHO - Howe School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,766	1,491.3944	\$22,141,706	\$522,066,277	\$301,580,428
B	MULTIFAMILY RESIDENCE	20	18.3650	\$0	\$14,055,906	\$14,055,906
C1	VACANT LOTS AND LAND TRACTS	199	256.6771	\$0	\$15,603,687	\$15,344,822
D1	QUALIFIED OPEN-SPACE LAND	847	41,713.1191	\$0	\$1,307,159,930	\$3,471,493
D2	IMPROVEMENTS ON QUALIFIED OP	212		\$334,322	\$6,527,515	\$6,470,786
E	RURAL LAND, NON QUALIFIED OPE	490	2,128.0757	\$3,946,679	\$208,939,938	\$143,661,713
F1	COMMERCIAL REAL PROPERTY	218	165.2699	\$218,031	\$39,918,587	\$39,770,590
F2	INDUSTRIAL AND MANUFACTURIN	3	37.8604	\$0	\$6,560,142	\$6,559,689
G1	OIL AND GAS	54		\$0	\$585,564	\$584,995
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,383,795	\$1,383,795
J3	ELECTRIC COMPANY (INCLUDING C	6	20.1810	\$0	\$19,192,602	\$19,192,602
J4	TELEPHONE COMPANY (INCLUDI	8	10.2870	\$0	\$1,064,205	\$1,010,014
J5	RAILROAD	3	2.2930	\$0	\$7,568,002	\$7,568,002
J6	PIPELAND COMPANY	12	1.5000	\$0	\$9,617,918	\$8,885,954
J7	CABLE TELEVISION COMPANY	2		\$0	\$539,580	\$539,580
L1	COMMERCIAL PERSONAL PROPE	140		\$0	\$10,812,261	\$10,674,058
L2	INDUSTRIAL AND MANUFACTURIN	27		\$0	\$8,976,372	\$8,976,372
M1	TANGIBLE OTHER PERSONAL, MOB	107		\$547,360	\$4,696,233	\$3,406,916
O	RESIDENTIAL INVENTORY	476	188.3510	\$16,849,229	\$38,905,702	\$36,007,039
S	SPECIAL INVENTORY TAX	3		\$0	\$51,251	\$51,251
X	TOTALLY EXEMPT PROPERTY	288	448.8383	\$23,971	\$76,344,514	\$966,982
Totals			46,482.3219	\$44,061,298	\$2,300,569,981	\$630,162,987

2025 CERTIFIED TOTALS

Property Count: 1

SHO - Howe School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	1	19.6000	\$0	\$281,538	\$2,841
Totals			19.6000	\$0	\$281,538	\$2,841

2025 CERTIFIED TOTALS

Property Count: 4,399

SHO - Howe School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,766	1,491.3944	\$22,141,706	\$522,066,277	\$301,580,428
B	MULTIFAMILY RESIDENCE	20	18.3650	\$0	\$14,055,906	\$14,055,906
C1	VACANT LOTS AND LAND TRACTS	199	256.6771	\$0	\$15,603,687	\$15,344,822
D1	QUALIFIED OPEN-SPACE LAND	848	41,732.7191	\$0	\$1,307,441,468	\$3,474,334
D2	IMPROVEMENTS ON QUALIFIED OP	212		\$334,322	\$6,527,515	\$6,470,786
E	RURAL LAND, NON QUALIFIED OPE	490	2,128.0757	\$3,946,679	\$208,939,938	\$143,661,713
F1	COMMERCIAL REAL PROPERTY	218	165.2699	\$218,031	\$39,918,587	\$39,770,590
F2	INDUSTRIAL AND MANUFACTURIN	3	37.8604	\$0	\$6,560,142	\$6,559,689
G1	OIL AND GAS	54		\$0	\$585,564	\$584,995
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,383,795	\$1,383,795
J3	ELECTRIC COMPANY (INCLUDING C	6	20.1810	\$0	\$19,192,602	\$19,192,602
J4	TELEPHONE COMPANY (INCLUDI	8	10.2870	\$0	\$1,064,205	\$1,010,014
J5	RAILROAD	3	2.2930	\$0	\$7,568,002	\$7,568,002
J6	PIPELAND COMPANY	12	1.5000	\$0	\$9,617,918	\$8,885,954
J7	CABLE TELEVISION COMPANY	2		\$0	\$539,580	\$539,580
L1	COMMERCIAL PERSONAL PROPE	140		\$0	\$10,812,261	\$10,674,058
L2	INDUSTRIAL AND MANUFACTURIN	27		\$0	\$8,976,372	\$8,976,372
M1	TANGIBLE OTHER PERSONAL, MOB	107		\$547,360	\$4,696,233	\$3,406,916
O	RESIDENTIAL INVENTORY	476	188.3510	\$16,849,229	\$38,905,702	\$36,007,039
S	SPECIAL INVENTORY TAX	3		\$0	\$51,251	\$51,251
X	TOTALLY EXEMPT PROPERTY	288	448.8383	\$23,971	\$76,344,514	\$966,982
Totals			46,501.9219	\$44,061,298	\$2,300,851,519	\$630,165,828

2025 CERTIFIED TOTALS

Property Count: 4,398

SHO - Howe School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY HOMES	1,653	1,381.3678	\$20,488,127	\$505,577,847	\$291,390,267
A2	REAL-RESIDENTIAL MOBILE HOMES	104	93.0174	\$1,435,530	\$14,795,581	\$8,583,908
A4	REAL-OTHER IMPROVEMENTS WITH	22	17.0092	\$218,049	\$1,692,849	\$1,606,253
B1	REAL-RESIDENTIAL DUPLEXES	15	3.0160	\$0	\$4,301,158	\$4,301,158
B2	REAL-RESIDENTIAL APARTMENTS	5	15.3490	\$0	\$9,754,748	\$9,754,748
C1	REAL-VAC PLATTED LOTS-RESIDENT	159	119.7453	\$0	\$7,777,326	\$7,676,477
C1C	REAL-VAC PLATTED LOTS - COMMER	40	136.9318	\$0	\$7,826,361	\$7,668,345
D1	REAL-ACREAGE WITH AG	849	41,715.1401	\$0	\$1,307,263,001	\$3,574,564
D2	FARM & RANCH IMPS ON AG QUALI	212		\$334,322	\$6,527,515	\$6,470,786
E	REAL-NON QUAL OPEN SPACE LAND	488	2,126.0547	\$3,946,679	\$208,836,867	\$143,558,642
F1	COMMERCIAL REAL PROPERTY	218	165.2699	\$218,031	\$39,918,587	\$39,770,590
F2	INDUSTRIAL REAL PROPERTY	3	37.8604	\$0	\$6,560,142	\$6,559,689
G1	OIL & GAS	54		\$0	\$585,564	\$584,995
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,383,795	\$1,383,795
J3	ELECTRIC COMPANY (INCLUDING CC	6	20.1810	\$0	\$19,192,602	\$19,192,602
J4	TELEPHONE COMPANY (INCLUDING I	8	10.2870	\$0	\$1,064,205	\$1,010,014
J5	RAILROAD	3	2.2930	\$0	\$7,568,002	\$7,568,002
J6	PIPELAND COMPANY	12	1.5000	\$0	\$9,617,918	\$8,885,954
J7	CABLE TELEVISION COMPANY	2		\$0	\$539,580	\$539,580
L1	COMMERCIAL PERSONAL PROPER	97		\$0	\$9,194,553	\$9,194,553
L2	INDUSTRIAL PERSONAL PROPERTY	27		\$0	\$8,976,372	\$8,976,372
L4	LEASE ACCOUNTS	57		\$0	\$1,617,708	\$1,479,505
M1	TANGIBLE OTHER PERSONAL, MOBI	107		\$547,360	\$4,696,233	\$3,406,916
O1	RESIDENTIAL INVENTORY	476	188.3510	\$16,849,229	\$38,905,702	\$36,007,039
S		3		\$0	\$51,251	\$51,251
X	DO NOT USE	288	448.8383	\$23,971	\$76,344,514	\$966,982
Totals			46,482.3219	\$44,061,298	\$2,300,569,981	\$630,162,987

2025 CERTIFIED TOTALS

Property Count: 1

SHO - Howe School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	1	19.6000	\$0	\$281,538	\$2,841
Totals			19.6000	\$0	\$281,538	\$2,841

2025 CERTIFIED TOTALS

Property Count: 4,399

SHO - Howe School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,653	1,381.3678	\$20,488,127	\$505,577,847	\$291,390,267
A2	REAL-RESIDENTIAL MOBILE HOMES	104	93.0174	\$1,435,530	\$14,795,581	\$8,583,908
A4	REAL-OTHER IMPROVEMENTS WITH	22	17.0092	\$218,049	\$1,692,849	\$1,606,253
B1	REAL-RESIDENTIAL DUPLEXES	15	3.0160	\$0	\$4,301,158	\$4,301,158
B2	REAL-RESIDENTIAL APARTMENTS	5	15.3490	\$0	\$9,754,748	\$9,754,748
C1	REAL-VAC PLATTED LOTS-RESIDENT	159	119.7453	\$0	\$7,777,326	\$7,676,477
C1C	REAL-VAC PLATTED LOTS - COMMER	40	136.9318	\$0	\$7,826,361	\$7,668,345
D1	REAL-ACREAGE WITH AG	850	41,734.7401	\$0	\$1,307,544,539	\$3,577,405
D2	FARM & RANCH IMPS ON AG QUALI	212		\$334,322	\$6,527,515	\$6,470,786
E	REAL-NON QUAL OPEN SPACE LAND	488	2,126.0547	\$3,946,679	\$208,836,867	\$143,558,642
F1	COMMERCIAL REAL PROPERTY	218	165.2699	\$218,031	\$39,918,587	\$39,770,590
F2	INDUSTRIAL REAL PROPERTY	3	37.8604	\$0	\$6,560,142	\$6,559,689
G1	OIL & GAS	54		\$0	\$585,564	\$584,995
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,383,795	\$1,383,795
J3	ELECTRIC COMPANY (INCLUDING CC	6	20.1810	\$0	\$19,192,602	\$19,192,602
J4	TELEPHONE COMPANY (INCLUDING I	8	10.2870	\$0	\$1,064,205	\$1,010,014
J5	RAILROAD	3	2.2930	\$0	\$7,568,002	\$7,568,002
J6	PIPELAND COMPANY	12	1.5000	\$0	\$9,617,918	\$8,885,954
J7	CABLE TELEVISION COMPANY	2		\$0	\$539,580	\$539,580
L1	COMMERCIAL PERSONAL PROPER	97		\$0	\$9,194,553	\$9,194,553
L2	INDUSTRIAL PERSONAL PROPERTY	27		\$0	\$8,976,372	\$8,976,372
L4	LEASE ACCOUNTS	57		\$0	\$1,617,708	\$1,479,505
M1	TANGIBLE OTHER PERSONAL, MOBI	107		\$547,360	\$4,696,233	\$3,406,916
O1	RESIDENTIAL INVENTORY	476	188.3510	\$16,849,229	\$38,905,702	\$36,007,039
S		3		\$0	\$51,251	\$51,251
X	DO NOT USE	288	448.8383	\$23,971	\$76,344,514	\$966,982
Totals			46,501.9219	\$44,061,298	\$2,300,851,519	\$630,165,828

2025 CERTIFIED TOTALS

Property Count: 4,399

SHO - Howe School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$44,061,298
TOTAL NEW VALUE TAXABLE:	\$38,244,607

New Exemptions

Exemption	Description	Count		
EX	TOTAL EXEMPTION	1	2024 Market Value	\$0
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$0
EX-XR	11.30 Nonprofit water or wastewater corporati	3	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$270,290
EX366	HOUSE BILL 366	10	2024 Market Value	\$7,515

ABSOLUTE EXEMPTIONS VALUE LOSS	\$277,805
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$84,385
DV1	Disabled Veterans 10% - 29%	2	\$10,000
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	7	\$48,000
DVHS	Disabled Veteran Homestead	9	\$2,090,431
HS	HOMESTEAD	89	\$9,470,834
OV65	OVER 65	33	\$1,522,791
PARTIAL EXEMPTIONS VALUE LOSS		143	\$13,233,941
NEW EXEMPTIONS VALUE LOSS			\$13,511,746

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	31	\$1,253,940
DPS	DISABLED Surviving Spouse	2	\$100,000
HS	HOMESTEAD	1,376	\$49,752,087
OV65	OVER 65	508	\$21,657,708
INCREASED EXEMPTIONS VALUE LOSS		1,917	\$72,763,735

TOTAL EXEMPTIONS VALUE LOSS	\$86,275,481
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New Ag / Timber Exemptions

2024 Market Value	\$515,729	Count: 2
2025 Ag/Timber Use	\$550	
NEW AG / TIMBER VALUE LOSS	\$515,179	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,542	\$350,860	\$156,319	\$194,541

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,257	\$327,160	\$149,621	\$177,539

2025 CERTIFIED TOTALS

SHO - Howe School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,542	\$309,542	\$140,000	\$169,542

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,257	\$299,940	\$140,000	\$159,940

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
1	\$281,538	\$2,633

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		65,295			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	65,295
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	65,295
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	65,295
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	65,295
			Total Exemptions Amount (Breakdown on Next Page)	(-)	65,295
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 65,295
 Certified Estimate of Taxable Value: 0

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

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	65,295	65,295
Totals		0	65,295	65,295

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		65,295			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	65,295
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	65,295
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	65,295
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	65,295
			Total Exemptions Amount (Breakdown on Next Page)	(-)	65,295
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 65,295
Certified Estimate of Taxable Value: 0

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

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	65,295	65,295
Totals		0	65,295	65,295

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
X	TOTALLY EXEMPT PROPERTY	1	0.6980	\$0	\$65,295	\$0
		Totals	0.6980	\$0	\$65,295	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
X	TOTALLY EXEMPT PROPERTY	1	0.6980	\$0	\$65,295	\$0
		Totals	0.6980	\$0	\$65,295	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
X	DO NOT USE	1	0.6980	\$0	\$65,295	\$0
		Totals	0.6980	\$0	\$65,295	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
X	DO NOT USE	1	0.6980	\$0	\$65,295	\$0
		Totals	0.6980	\$0	\$65,295	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SHRV2 - Sherman Reinvestment Zone 2
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		186,451			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	186,451
Improvement		Value			
Homesite:		0			
Non Homesite:		397,379	Total Improvements	(+)	397,379
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	583,830
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	583,830
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	583,830
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	583,830

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 583,830 * (0.000000 / 100)

Certified Estimate of Market Value: 583,830
Certified Estimate of Taxable Value: 583,830

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

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		186,451			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	186,451
Improvement		Value			
Homesite:		0			
Non Homesite:		397,379	Total Improvements	(+)	397,379
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	583,830
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	583,830
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	583,830
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	583,830

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 583,830 * (0.000000 / 100)

Certified Estimate of Market Value: 583,830
Certified Estimate of Taxable Value: 583,830

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

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	1	1.2990	\$0	\$3,830	\$3,830
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$580,000	\$580,000
Totals			1.2990	\$0	\$583,830	\$583,830

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	1	1.2990	\$0	\$3,830	\$3,830
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$580,000	\$580,000
Totals			1.2990	\$0	\$583,830	\$583,830

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1C	REAL-VAC PLATTED LOTS - COMMER	1	1.2990	\$0	\$3,830	\$3,830
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$580,000	\$580,000
Totals			1.2990	\$0	\$583,830	\$583,830

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
C1C	REAL-VAC PLATTED LOTS - COMMER	1	1.2990	\$0	\$3,830	\$3,830
F1	COMMERCIAL REAL PROPERTY	1		\$0	\$580,000	\$580,000
Totals			1.2990	\$0	\$583,830	\$583,830

2025 CERTIFIED TOTALS

Property Count: 2

SHRV3 - Sherman Reinvestment Zone 3
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		1,552,749			
Non Homesite:		38,455,831			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	40,008,580
Improvement		Value			
Homesite:		6,067,687			
Non Homesite:		135,815,095	Total Improvements	(+)	141,882,782
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	181,891,362
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	181,891,362
Productivity Loss:	0	0			
			Homestead Cap	(-)	1,161,785
			23.231 Cap	(-)	2,388,229
			Assessed Value	=	178,341,348
			Total Exemptions Amount (Breakdown on Next Page)	(-)	72,268,113
			Net Taxable	=	106,073,235

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 106,073,235 * (0.000000 / 100)

Certified Estimate of Market Value: 181,891,362
Certified Estimate of Taxable Value: 106,073,235

Tif Zone Code	Tax Increment Loss
2007 TIF	72,475,508
Tax Increment Finance Value:	72,475,508
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	3	0	26,858	26,858
DVHS	1	0	76,424	76,424
EX-XV	51	0	72,164,831	72,164,831
Totals		0	72,268,113	72,268,113

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		1,552,749			
Non Homesite:		38,455,831			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	40,008,580
Improvement		Value			
Homesite:		6,067,687			
Non Homesite:		135,815,095	Total Improvements	(+)	141,882,782
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	181,891,362
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	181,891,362
Productivity Loss:	0	0			
			Homestead Cap	(-)	1,161,785
			23.231 Cap	(-)	2,388,229
			Assessed Value	=	178,341,348
			Total Exemptions Amount (Breakdown on Next Page)	(-)	72,268,113
			Net Taxable	=	106,073,235

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 106,073,235 * (0.000000 / 100)

Certified Estimate of Market Value: 181,891,362
Certified Estimate of Taxable Value: 106,073,235

Tif Zone Code	Tax Increment Loss
2007 TIF	72,475,508
Tax Increment Finance Value:	72,475,508
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	3	0	26,858	26,858
DVHS	1	0	76,424	76,424
EX-XV	51	0	72,164,831	72,164,831
Totals		0	72,268,113	72,268,113

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	35	7.2945	\$345,626	\$7,917,537	\$6,540,678
B	MULTIFAMILY RESIDENCE	11	2.8912	\$0	\$3,202,008	\$3,025,737
C1	VACANT LOTS AND LAND TRACTS	25	5.3286	\$0	\$1,447,087	\$1,385,967
F1	COMMERCIAL REAL PROPERTY	243	30.0217	\$1,316,972	\$96,360,002	\$94,722,318
J4	TELEPHONE COMPANY (INCLUDI	1	0.2586	\$0	\$398,535	\$398,535
X	TOTALLY EXEMPT PROPERTY	51	49.4077	\$0	\$72,566,193	\$0
Totals			95.2023	\$1,662,598	\$181,891,362	\$106,073,235

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	35	7.2945	\$345,626	\$7,917,537	\$6,540,678
B	MULTIFAMILY RESIDENCE	11	2.8912	\$0	\$3,202,008	\$3,025,737
C1	VACANT LOTS AND LAND TRACTS	25	5.3286	\$0	\$1,447,087	\$1,385,967
F1	COMMERCIAL REAL PROPERTY	243	30.0217	\$1,316,972	\$96,360,002	\$94,722,318
J4	TELEPHONE COMPANY (INCLUDI	1	0.2586	\$0	\$398,535	\$398,535
X	TOTALLY EXEMPT PROPERTY	51	49.4077	\$0	\$72,566,193	\$0
Totals			95.2023	\$1,662,598	\$181,891,362	\$106,073,235

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	33	7.0448	\$345,626	\$7,828,507	\$6,490,941
A4	REAL-OTHER IMPROVEMENTS WITH	2	0.2497	\$0	\$89,030	\$49,737
B1	REAL-RESIDENTIAL DUPLEXES	3	0.5166	\$0	\$464,455	\$464,455
B2	REAL-RESIDENTIAL APARTMENTS	8	2.3746	\$0	\$2,737,553	\$2,561,282
C1	REAL-VAC PLATTED LOTS-RESIDENT	2	0.3207	\$0	\$43,542	\$43,542
C1C	REAL-VAC PLATTED LOTS - COMMER	23	5.0079	\$0	\$1,403,545	\$1,342,425
F1	COMMERCIAL REAL PROPERTY	243	30.0217	\$1,316,972	\$96,360,002	\$94,722,318
J4	TELEPHONE COMPANY (INCLUDING	1	0.2586	\$0	\$398,535	\$398,535
X	DO NOT USE	51	49.4077	\$0	\$72,566,193	\$0
Totals			95.2023	\$1,662,598	\$181,891,362	\$106,073,235

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	33	7.0448	\$345,626	\$7,828,507	\$6,490,941
A4	REAL-OTHER IMPROVEMENTS WITH	2	0.2497	\$0	\$89,030	\$49,737
B1	REAL-RESIDENTIAL DUPLEXES	3	0.5166	\$0	\$464,455	\$464,455
B2	REAL-RESIDENTIAL APARTMENTS	8	2.3746	\$0	\$2,737,553	\$2,561,282
C1	REAL-VAC PLATTED LOTS-RESIDENT	2	0.3207	\$0	\$43,542	\$43,542
C1C	REAL-VAC PLATTED LOTS - COMMER	23	5.0079	\$0	\$1,403,545	\$1,342,425
F1	COMMERCIAL REAL PROPERTY	243	30.0217	\$1,316,972	\$96,360,002	\$94,722,318
J4	TELEPHONE COMPANY (INCLUDING	1	0.2586	\$0	\$398,535	\$398,535
X	DO NOT USE	51	49.4077	\$0	\$72,566,193	\$0
Totals			95.2023	\$1,662,598	\$181,891,362	\$106,073,235

2025 CERTIFIED TOTALS

Property Count: 363

SHRV4 - Sherman Reinvestment Zone 4
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,662,598
TOTAL NEW VALUE TAXABLE:	\$1,662,598

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****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
20	\$243,925	\$58,089	\$185,836

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
20	\$243,925	\$58,089	\$185,836

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
20	\$256,068	\$16,755	\$239,313

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
20	\$256,068	\$16,755	\$239,313

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
SHRV4 - Sherman Reinvestment Zone 4

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		326,648			
Non Homesite:		47,246,247			
Ag Market:		1,636,901			
Timber Market:		0	Total Land	(+)	49,209,796
Improvement		Value			
Homesite:		158,567			
Non Homesite:		34,314,697	Total Improvements	(+)	34,473,264
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	83,683,060
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,636,901	0			
Ag Use:	2,843	0	Productivity Loss	(-)	1,634,058
Timber Use:	0	0	Appraised Value	=	82,049,002
Productivity Loss:	1,634,058	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	954,124
			Assessed Value	=	81,094,878
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,890,094
			Net Taxable	=	79,204,784

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 79,204,784 * (0.000000 / 100)

Certified Estimate of Market Value: 83,683,060
Certified Estimate of Taxable Value: 79,204,784

Tif Zone Code	Tax Increment Loss
SHRV5	47,042,276
Tax Increment Finance Value:	47,042,276
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	2	0	1,890,094	1,890,094
Totals		0	1,890,094	1,890,094

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		326,648			
Non Homesite:		47,246,247			
Ag Market:		1,636,901			
Timber Market:		0	Total Land	(+)	49,209,796
Improvement			Value		
Homesite:		158,567			
Non Homesite:		34,314,697	Total Improvements	(+)	34,473,264
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	83,683,060
Ag	Non Exempt	Exempt			
Total Productivity Market:	1,636,901	0			
Ag Use:	2,843	0	Productivity Loss	(-)	1,634,058
Timber Use:	0	0	Appraised Value	=	82,049,002
Productivity Loss:	1,634,058	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	954,124
			Assessed Value	=	81,094,878
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,890,094
			Net Taxable	=	79,204,784

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 79,204,784 * (0.000000 / 100)

Certified Estimate of Market Value: 83,683,060
Certified Estimate of Taxable Value: 79,204,784

Tif Zone Code	Tax Increment Loss
SHRV5	47,042,276
Tax Increment Finance Value:	47,042,276
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	2	0	1,890,094	1,890,094
Totals		0	1,890,094	1,890,094

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	1.8471	\$0	\$485,215	\$485,215
C1	VACANT LOTS AND LAND TRACTS	20	99.0539	\$0	\$16,053,482	\$15,885,516
D1	QUALIFIED OPEN-SPACE LAND	2	102.0550	\$0	\$1,636,901	\$2,843
E	RURAL LAND, NON QUALIFIED OPE	4	41.5484	\$0	\$4,463,355	\$4,206,147
F1	COMMERCIAL REAL PROPERTY	25	89.9548	\$2,011,326	\$42,371,131	\$41,940,879
F2	INDUSTRIAL AND MANUFACTURIN	5	97.9910	\$0	\$16,533,241	\$16,434,543
O	RESIDENTIAL INVENTORY	39	7.3502	\$0	\$249,641	\$249,641
X	TOTALLY EXEMPT PROPERTY	2	3.8750	\$0	\$1,890,094	\$0
Totals			443.6754	\$2,011,326	\$83,683,060	\$79,204,784

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	1.8471	\$0	\$485,215	\$485,215
C1	VACANT LOTS AND LAND TRACTS	20	99.0539	\$0	\$16,053,482	\$15,885,516
D1	QUALIFIED OPEN-SPACE LAND	2	102.0550	\$0	\$1,636,901	\$2,843
E	RURAL LAND, NON QUALIFIED OPE	4	41.5484	\$0	\$4,463,355	\$4,206,147
F1	COMMERCIAL REAL PROPERTY	25	89.9548	\$2,011,326	\$42,371,131	\$41,940,879
F2	INDUSTRIAL AND MANUFACTURIN	5	97.9910	\$0	\$16,533,241	\$16,434,543
O	RESIDENTIAL INVENTORY	39	7.3502	\$0	\$249,641	\$249,641
X	TOTALLY EXEMPT PROPERTY	2	3.8750	\$0	\$1,890,094	\$0
Totals			443.6754	\$2,011,326	\$83,683,060	\$79,204,784

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	2	1.8471	\$0	\$485,215	\$485,215
C1	REAL-VAC PLATTED LOTS-RESIDENT	1	0.6000	\$0	\$29,534	\$28,226
C1C	REAL-VAC PLATTED LOTS - COMMER	19	98.4539	\$0	\$16,023,948	\$15,857,290
D1	REAL-ACREAGE WITH AG	2	102.0550	\$0	\$1,636,901	\$2,843
E	REAL-NON QUAL OPEN SPACE LAND	4	41.5484	\$0	\$4,463,355	\$4,206,147
F1	COMMERCIAL REAL PROPERTY	25	89.9548	\$2,011,326	\$42,371,131	\$41,940,879
F2	INDUSTRIAL REAL PROPERTY	5	97.9910	\$0	\$16,533,241	\$16,434,543
O1	RESIDENTIAL INVENTORY	39	7.3502	\$0	\$249,641	\$249,641
X	DO NOT USE	2	3.8750	\$0	\$1,890,094	\$0
Totals			443.6754	\$2,011,326	\$83,683,060	\$79,204,784

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	2	1.8471	\$0	\$485,215	\$485,215
C1	REAL-VAC PLATTED LOTS-RESIDENT	1	0.6000	\$0	\$29,534	\$28,226
C1C	REAL-VAC PLATTED LOTS - COMMER	19	98.4539	\$0	\$16,023,948	\$15,857,290
D1	REAL-ACREAGE WITH AG	2	102.0550	\$0	\$1,636,901	\$2,843
E	REAL-NON QUAL OPEN SPACE LAND	4	41.5484	\$0	\$4,463,355	\$4,206,147
F1	COMMERCIAL REAL PROPERTY	25	89.9548	\$2,011,326	\$42,371,131	\$41,940,879
F2	INDUSTRIAL REAL PROPERTY	5	97.9910	\$0	\$16,533,241	\$16,434,543
O1	RESIDENTIAL INVENTORY	39	7.3502	\$0	\$249,641	\$249,641
X	DO NOT USE	2	3.8750	\$0	\$1,890,094	\$0
Totals			443.6754	\$2,011,326	\$83,683,060	\$79,204,784

2025 CERTIFIED TOTALS

Property Count: 97

SHRV5 - Sherman Reinvestment Zone 5
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$2,011,326
TOTAL NEW VALUE TAXABLE:	\$2,011,326

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		14,042,479			
Ag Market:		4,168,835			
Timber Market:		0	Total Land	(+)	18,211,314
Improvement		Value			
Homesite:		0			
Non Homesite:		6,782,001	Total Improvements	(+)	6,782,001
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	24,993,315
Ag		Non Exempt	Exempt		
Total Productivity Market:	4,168,835	0			
Ag Use:	1,053	0	Productivity Loss	(-)	4,167,782
Timber Use:	0	0	Appraised Value	=	20,825,533
Productivity Loss:	4,167,782	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	1,331,054
			Assessed Value	=	19,494,479
			Total Exemptions Amount (Breakdown on Next Page)	(-)	32,555
			Net Taxable	=	19,461,924

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 19,461,924 * (0.000000 / 100)

Certified Estimate of Market Value: 24,993,315
Certified Estimate of Taxable Value: 19,461,924

Tif Zone Code	Tax Increment Loss
SHRV6	19,148,722
Tax Increment Finance Value:	19,148,722
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	32,555	32,555
Totals		0	32,555	32,555

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		14,042,479			
Ag Market:		4,168,835			
Timber Market:		0	Total Land	(+)	18,211,314
Improvement			Value		
Homesite:		0			
Non Homesite:		6,782,001	Total Improvements	(+)	6,782,001
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	24,993,315
Ag		Non Exempt	Exempt		
Total Productivity Market:	4,168,835	0			
Ag Use:	1,053	0	Productivity Loss	(-)	4,167,782
Timber Use:	0	0	Appraised Value	=	20,825,533
Productivity Loss:	4,167,782	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	1,331,054
			Assessed Value	=	19,494,479
			Total Exemptions Amount (Breakdown on Next Page)	(-)	32,555
			Net Taxable	=	19,461,924

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 19,461,924 * (0.000000 / 100)

Certified Estimate of Market Value: 24,993,315
Certified Estimate of Taxable Value: 19,461,924

Tif Zone Code	Tax Increment Loss
SHRV6	19,148,722
Tax Increment Finance Value:	19,148,722
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	32,555	32,555
	Totals	0	32,555	32,555

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0010	\$0	\$0	\$0
C1	VACANT LOTS AND LAND TRACTS	6	11.3940	\$0	\$4,971,727	\$4,971,727
D1	QUALIFIED OPEN-SPACE LAND	4	39.3310	\$0	\$4,168,835	\$1,053
E	RURAL LAND, NON QUALIFIED OPE	5	14.6440	\$0	\$2,987,066	\$1,659,629
F1	COMMERCIAL REAL PROPERTY	8	9.0220	\$1,798,297	\$12,829,515	\$12,829,515
X	TOTALLY EXEMPT PROPERTY	1	0.1730	\$0	\$36,172	\$0
Totals			74.5650	\$1,798,297	\$24,993,315	\$19,461,924

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0010	\$0	\$0	\$0
C1	VACANT LOTS AND LAND TRACTS	6	11.3940	\$0	\$4,971,727	\$4,971,727
D1	QUALIFIED OPEN-SPACE LAND	4	39.3310	\$0	\$4,168,835	\$1,053
E	RURAL LAND, NON QUALIFIED OPE	5	14.6440	\$0	\$2,987,066	\$1,659,629
F1	COMMERCIAL REAL PROPERTY	8	9.0220	\$1,798,297	\$12,829,515	\$12,829,515
X	TOTALLY EXEMPT PROPERTY	1	0.1730	\$0	\$36,172	\$0
Totals			74.5650	\$1,798,297	\$24,993,315	\$19,461,924

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1	0.0010	\$0	\$0	\$0
C1C	REAL-VAC PLATTED LOTS - COMMER	6	11.3940	\$0	\$4,971,727	\$4,971,727
D1	REAL-ACREAGE WITH AG	4	39.3310	\$0	\$4,168,835	\$1,053
E	REAL-NON QUAL OPEN SPACE LAND	5	14.6440	\$0	\$2,987,066	\$1,659,629
F1	COMMERCIAL REAL PROPERTY	8	9.0220	\$1,798,297	\$12,829,515	\$12,829,515
X	DO NOT USE	1	0.1730	\$0	\$36,172	\$0
Totals			74.5650	\$1,798,297	\$24,993,315	\$19,461,924

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1	0.0010	\$0	\$0	\$0
C1C	REAL-VAC PLATTED LOTS - COMMER	6	11.3940	\$0	\$4,971,727	\$4,971,727
D1	REAL-ACREAGE WITH AG	4	39.3310	\$0	\$4,168,835	\$1,053
E	REAL-NON QUAL OPEN SPACE LAND	5	14.6440	\$0	\$2,987,066	\$1,659,629
F1	COMMERCIAL REAL PROPERTY	8	9.0220	\$1,798,297	\$12,829,515	\$12,829,515
X	DO NOT USE	1	0.1730	\$0	\$36,172	\$0
Totals			74.5650	\$1,798,297	\$24,993,315	\$19,461,924

2025 CERTIFIED TOTALS

Property Count: 25

SHRV6 - Sherman Reinvestment Zone 6
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$1,798,297
TOTAL NEW VALUE TAXABLE:	\$1,798,297

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		18,128,321			
Non Homesite:		40,312,922			
Ag Market:		5,287,362			
Timber Market:		0	Total Land	(+)	63,728,605
Improvement		Value			
Homesite:		78,261,618			
Non Homesite:		16,715,773	Total Improvements	(+)	94,977,391
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	158,705,996
Ag		Non Exempt	Exempt		
Total Productivity Market:	5,287,362	0			
Ag Use:	5,730	0	Productivity Loss	(-)	5,281,632
Timber Use:	0	0	Appraised Value	=	153,424,364
Productivity Loss:	5,281,632	0			
			Homestead Cap	(-)	177,266
			23.231 Cap	(-)	55,325
			Assessed Value	=	153,191,773
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,362,804
			Net Taxable	=	151,828,969

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 151,828,969 * (0.000000 / 100)

Certified Estimate of Market Value: 158,705,996
Certified Estimate of Taxable Value: 151,828,969

Tif Zone Code	Tax Increment Loss
SHRV7	24,204,426
SHRV7E	126,218,216
Tax Increment Finance Value:	150,422,642
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	10	0	114,000	114,000
EX-XV	1	0	328,305	328,305
EX-XV (Prorated)	2	0	920,499	920,499
Totals		0	1,362,804	1,362,804

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		18,128,321			
Non Homesite:		40,312,922			
Ag Market:		5,287,362			
Timber Market:		0	Total Land	(+)	63,728,605
Improvement		Value			
Homesite:		78,261,618			
Non Homesite:		16,715,773	Total Improvements	(+)	94,977,391
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	158,705,996
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,287,362	0			
Ag Use:	5,730	0	Productivity Loss	(-)	5,281,632
Timber Use:	0	0	Appraised Value	=	153,424,364
Productivity Loss:	5,281,632	0			
			Homestead Cap	(-)	177,266
			23.231 Cap	(-)	55,325
			Assessed Value	=	153,191,773
			Total Exemptions Amount (Breakdown on Next Page)	(-)	1,362,804
			Net Taxable	=	151,828,969

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 151,828,969 * (0.000000 / 100)

Certified Estimate of Market Value: 158,705,996
Certified Estimate of Taxable Value: 151,828,969

Tif Zone Code	Tax Increment Loss
SHRV7	24,204,426
SHRV7E	126,218,216
Tax Increment Finance Value:	150,422,642
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	10	0	114,000	114,000
EX-XV	1	0	328,305	328,305
EX-XV (Prorated)	2	0	920,499	920,499
Totals		0	1,362,804	1,362,804

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	251	26.5071	\$19,268,889	\$84,924,362	\$84,633,096
C1	VACANT LOTS AND LAND TRACTS	23	42.0520	\$0	\$2,409,021	\$2,409,021
D1	QUALIFIED OPEN-SPACE LAND	1	96.7640	\$0	\$5,287,362	\$5,730
F1	COMMERCIAL REAL PROPERTY	3	2.3940	\$1,343,066	\$21,640,704	\$21,640,704
O	RESIDENTIAL INVENTORY	653	75.6580	\$8,595,813	\$43,195,743	\$43,140,418
X	TOTALLY EXEMPT PROPERTY	3	3.5975	\$0	\$1,248,804	\$0
Totals			246.9726	\$29,207,768	\$158,705,996	\$151,828,969

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	251	26.5071	\$19,268,889	\$84,924,362	\$84,633,096
C1	VACANT LOTS AND LAND TRACTS	23	42.0520	\$0	\$2,409,021	\$2,409,021
D1	QUALIFIED OPEN-SPACE LAND	1	96.7640	\$0	\$5,287,362	\$5,730
F1	COMMERCIAL REAL PROPERTY	3	2.3940	\$1,343,066	\$21,640,704	\$21,640,704
O	RESIDENTIAL INVENTORY	653	75.6580	\$8,595,813	\$43,195,743	\$43,140,418
X	TOTALLY EXEMPT PROPERTY	3	3.5975	\$0	\$1,248,804	\$0
Totals			246.9726	\$29,207,768	\$158,705,996	\$151,828,969

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	251	26.5071	\$19,268,889	\$84,924,362	\$84,633,096
C1	REAL-VAC PLATTED LOTS-RESIDENT	22	40.7530	\$0	\$2,003,084	\$2,003,084
C1C	REAL-VAC PLATTED LOTS - COMMER	1	1.2990	\$0	\$405,937	\$405,937
D1	REAL-ACREAGE WITH AG	1	96.7640	\$0	\$5,287,362	\$5,730
F1	COMMERCIAL REAL PROPERTY	3	2.3940	\$1,343,066	\$21,640,704	\$21,640,704
O1	RESIDENTIAL INVENTORY	653	75.6580	\$8,595,813	\$43,195,743	\$43,140,418
X	DO NOT USE	3	3.5975	\$0	\$1,248,804	\$0
Totals			246.9726	\$29,207,768	\$158,705,996	\$151,828,969

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	251	26.5071	\$19,268,889	\$84,924,362	\$84,633,096
C1	REAL-VAC PLATTED LOTS-RESIDENT	22	40.7530	\$0	\$2,003,084	\$2,003,084
C1C	REAL-VAC PLATTED LOTS - COMMER	1	1.2990	\$0	\$405,937	\$405,937
D1	REAL-ACREAGE WITH AG	1	96.7640	\$0	\$5,287,362	\$5,730
F1	COMMERCIAL REAL PROPERTY	3	2.3940	\$1,343,066	\$21,640,704	\$21,640,704
O1	RESIDENTIAL INVENTORY	653	75.6580	\$8,595,813	\$43,195,743	\$43,140,418
X	DO NOT USE	3	3.5975	\$0	\$1,248,804	\$0
Totals			246.9726	\$29,207,768	\$158,705,996	\$151,828,969

2025 CERTIFIED TOTALS

Property Count: 932

SHRV7 - Sherman Reinvestment Zone 7
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$29,207,768
TOTAL NEW VALUE TAXABLE:	\$29,128,513

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DV4	Disabled Veterans 70% - 100%	3	\$36,000
PARTIAL EXEMPTIONS VALUE LOSS		3	\$36,000
NEW EXEMPTIONS VALUE LOSS			\$36,000

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$36,000
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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
139	\$353,272	\$1,275	\$351,997

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
139	\$353,272	\$1,275	\$351,997

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
139	\$333,948	\$0	\$333,948

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
139	\$333,948	\$0	\$333,948

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
SHRV7 - Sherman Reinvestment Zone 7

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		3,171,735			
Non Homesite:		7,642,485			
Ag Market:		2,528,714			
Timber Market:		0	Total Land	(+)	13,342,934
Improvement		Value			
Homesite:		23,011,757			
Non Homesite:		0	Total Improvements	(+)	23,011,757
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,354,691
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,528,714	0			
Ag Use:	1,695	0	Productivity Loss	(-)	2,527,019
Timber Use:	0	0	Appraised Value	=	33,827,672
Productivity Loss:	2,527,019	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	33,827,672
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	33,827,672

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 33,827,672 * (0.000000 / 100)

Certified Estimate of Market Value: 36,354,691
Certified Estimate of Taxable Value: 33,827,672

Tif Zone Code	Tax Increment Loss
SHRV8	33,377,942
Tax Increment Finance Value:	33,377,942
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		3,171,735			
Non Homesite:		7,642,485			
Ag Market:		2,528,714			
Timber Market:		0	Total Land	(+)	13,342,934
Improvement		Value			
Homesite:		23,011,757			
Non Homesite:		0	Total Improvements	(+)	23,011,757
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	36,354,691
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,528,714	0			
Ag Use:	1,695	0	Productivity Loss	(-)	2,527,019
Timber Use:	0	0	Appraised Value	=	33,827,672
Productivity Loss:	2,527,019	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	33,827,672
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	33,827,672

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 33,827,672 * (0.000000 / 100)

Certified Estimate of Market Value: 36,354,691
Certified Estimate of Taxable Value: 33,827,672

Tif Zone Code	Tax Increment Loss
SHRV8	33,377,942
Tax Increment Finance Value:	33,377,942
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	54	6.8621	\$16,680,195	\$18,861,224	\$18,861,224
C1	VACANT LOTS AND LAND TRACTS	4	4.4460	\$0	\$400	\$400
D1	QUALIFIED OPEN-SPACE LAND	1	70.6220	\$0	\$2,528,714	\$1,695
E	RURAL LAND, NON QUALIFIED OPE	4	49.4600	\$0	\$1,921,259	\$1,921,259
O	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$13,043,094
Totals			159.5651	\$23,197,449	\$36,354,691	\$33,827,672

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	54	6.8621	\$16,680,195	\$18,861,224	\$18,861,224
C1	VACANT LOTS AND LAND TRACTS	4	4.4460	\$0	\$400	\$400
D1	QUALIFIED OPEN-SPACE LAND	1	70.6220	\$0	\$2,528,714	\$1,695
E	RURAL LAND, NON QUALIFIED OPE	4	49.4600	\$0	\$1,921,259	\$1,921,259
O	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$13,043,094
Totals			159.5651	\$23,197,449	\$36,354,691	\$33,827,672

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	54	6.8621	\$16,680,195	\$18,861,224	\$18,861,224
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.4460	\$0	\$400	\$400
D1	REAL-ACREAGE WITH AG	1	70.6220	\$0	\$2,528,714	\$1,695
E	REAL-NON QUAL OPEN SPACE LAND	4	49.4600	\$0	\$1,921,259	\$1,921,259
O1	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$13,043,094
Totals			159.5651	\$23,197,449	\$36,354,691	\$33,827,672

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	54	6.8621	\$16,680,195	\$18,861,224	\$18,861,224
C1	REAL-VAC PLATTED LOTS-RESIDENT	4	4.4460	\$0	\$400	\$400
D1	REAL-ACREAGE WITH AG	1	70.6220	\$0	\$2,528,714	\$1,695
E	REAL-NON QUAL OPEN SPACE LAND	4	49.4600	\$0	\$1,921,259	\$1,921,259
O1	RESIDENTIAL INVENTORY	209	28.1750	\$6,517,254	\$13,043,094	\$13,043,094
Totals			159.5651	\$23,197,449	\$36,354,691	\$33,827,672

2025 CERTIFIED TOTALS

Property Count: 270

SHRV8 - Sherman Reinvestment Zone 8
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$23,197,449
TOTAL NEW VALUE TAXABLE:	\$23,197,449

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS	\$0
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Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$0
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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
27	\$374,950	\$0	\$374,950

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
27	\$374,950	\$0	\$374,950

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
27	\$400,723	\$0	\$400,723

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
27	\$400,723	\$0	\$400,723

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
SHRV8 - Sherman Reinvestment Zone 8

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		1,119,086			
Ag Market:		5,959,341			
Timber Market:		0	Total Land	(+)	7,078,427
Improvement		Value			
Homesite:		0			
Non Homesite:		15,867,946	Total Improvements	(+)	15,867,946
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	22,946,373
Ag		Non Exempt	Exempt		
Total Productivity Market:	5,959,341	0			
Ag Use:	6,210	0	Productivity Loss	(-)	5,953,131
Timber Use:	0	0	Appraised Value	=	16,993,242
Productivity Loss:	5,953,131	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	16,993,242
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	16,993,242

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 16,993,242 * (0.000000 / 100)

Certified Estimate of Market Value: 22,946,373
Certified Estimate of Taxable Value: 16,993,242

Tif Zone Code	Tax Increment Loss
SHRV9	16,984,153
Tax Increment Finance Value:	16,984,153
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
Grand Totals

11/18/2025

11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		1,119,086			
Ag Market:		5,959,341			
Timber Market:		0	Total Land	(+)	7,078,427
Improvement			Value		
Homesite:		0			
Non Homesite:		15,867,946	Total Improvements	(+)	15,867,946
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	22,946,373
Ag	Non Exempt	Exempt			
Total Productivity Market:	5,959,341	0			
Ag Use:	6,210	0	Productivity Loss	(-)	5,953,131
Timber Use:	0	0	Appraised Value	=	16,993,242
Productivity Loss:	5,953,131	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	16,993,242
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	16,993,242

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 16,993,242 * (0.000000 / 100)

Certified Estimate of Market Value: 22,946,373
Certified Estimate of Taxable Value: 16,993,242

Tif Zone Code	Tax Increment Loss
SHRV9	16,984,153
Tax Increment Finance Value:	16,984,153
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
Grand Totals

11/18/2025 11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0010	\$0	\$0	\$0
C1	VACANT LOTS AND LAND TRACTS	2	38.4140	\$0	\$1,119,086	\$1,119,086
D1	QUALIFIED OPEN-SPACE LAND	6	229.1320	\$0	\$5,959,341	\$6,210
F1	COMMERCIAL REAL PROPERTY	1		\$15,867,946	\$15,867,946	\$15,867,946
Totals			267.5470	\$15,867,946	\$22,946,373	\$16,993,242

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0010	\$0	\$0	\$0
C1	VACANT LOTS AND LAND TRACTS	2	38.4140	\$0	\$1,119,086	\$1,119,086
D1	QUALIFIED OPEN-SPACE LAND	6	229.1320	\$0	\$5,959,341	\$6,210
F1	COMMERCIAL REAL PROPERTY	1		\$15,867,946	\$15,867,946	\$15,867,946
Totals			267.5470	\$15,867,946	\$22,946,373	\$16,993,242

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1	0.0010	\$0	\$0	\$0
C1C	REAL-VAC PLATTED LOTS - COMMER	2	38.4140	\$0	\$1,119,086	\$1,119,086
D1	REAL-ACREAGE WITH AG	6	229.1320	\$0	\$5,959,341	\$6,210
F1	COMMERCIAL REAL PROPERTY	1		\$15,867,946	\$15,867,946	\$15,867,946
Totals			267.5470	\$15,867,946	\$22,946,373	\$16,993,242

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1	0.0010	\$0	\$0	\$0
C1C	REAL-VAC PLATTED LOTS - COMMER	2	38.4140	\$0	\$1,119,086	\$1,119,086
D1	REAL-ACREAGE WITH AG	6	229.1320	\$0	\$5,959,341	\$6,210
F1	COMMERCIAL REAL PROPERTY	1		\$15,867,946	\$15,867,946	\$15,867,946
Totals			267.5470	\$15,867,946	\$22,946,373	\$16,993,242

2025 CERTIFIED TOTALS

Property Count: 9

SHRV9 - Sherman Reinvestment Zone 9
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$15,867,946
TOTAL NEW VALUE TAXABLE:	\$15,867,946

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS** \$0**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS** \$0**New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 14,278

SPB - Pottsboro School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		563,215,705			
Non Homesite:		1,937,434,465			
Ag Market:		586,856,650			
Timber Market:		0	Total Land	(+)	3,087,506,820
Improvement		Value			
Homesite:		1,304,491,337			
Non Homesite:		357,045,039	Total Improvements	(+)	1,661,536,376
Non Real		Count	Value		
Personal Property:	557		170,976,147		
Mineral Property:	4,876		50,017,394		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	220,993,541
					4,970,036,737
Ag	Non Exempt	Exempt			
Total Productivity Market:	586,856,650	0			
Ag Use:	1,218,430	0	Productivity Loss	(-)	585,638,220
Timber Use:	0	0	Appraised Value	=	4,384,398,517
Productivity Loss:	585,638,220	0			
			Homestead Cap	(-)	135,339,494
			23.231 Cap	(-)	18,958,875
			Assessed Value	=	4,230,100,148
			Total Exemptions Amount (Breakdown on Next Page)	(-)	2,350,616,521
			Net Taxable	=	1,879,483,627

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	11,585,062	4,070,305	17,664.46	20,417.11	62		
OV65	563,884,153	266,696,731	795,283.36	816,344.89	1,802		
Total	575,469,215	270,767,036	812,947.82	836,762.00	1,864	Freeze Taxable	(-) 270,767,036
Tax Rate	0.9344000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	656,077	431,679	247,480	184,199	2		
Total	656,077	431,679	247,480	184,199	2	Transfer Adjustment	(-) 184,199
						Freeze Adjusted Taxable	= 1,608,532,392

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 15,843,074.49 = 1,608,532,392 * (0.9344000 / 100) + 812,947.82

Certified Estimate of Market Value: 4,970,036,737
 Certified Estimate of Taxable Value: 1,879,483,627

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

2025 CERTIFIED TOTALS

Property Count: 14,278

SPB - Pottsboro School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	63	0	1,576,095	1,576,095
DV1	16	0	62,000	62,000
DV1S	1	0	5,000	5,000
DV2	4	0	22,500	22,500
DV3	11	0	90,645	90,645
DV4	122	0	736,886	736,886
DV4S	19	0	84,000	84,000
DVHS	109	0	21,618,397	21,618,397
DVHSS	20	0	2,276,809	2,276,809
EX-XI	4	0	2,150,736	2,150,736
EX-XJ	2	0	1,400,529	1,400,529
EX-XN	19	0	3,636,492	3,636,492
EX-XR	3	0	1,455,634	1,455,634
EX-XU	2	0	938,734	938,734
EX-XV	372	0	1,781,281,737	1,781,281,737
EX-XV (Prorated)	1	0	109,511	109,511
EX366	2,194	0	236,843	236,843
FR	3	42,292,505	0	42,292,505
HS	3,479	0	411,011,779	411,011,779
OV65	1,919	0	79,238,259	79,238,259
OV65S	3	0	158,448	158,448
PC	2	10,229	0	10,229
PPV	3	30,217	0	30,217
SO	3	192,536	0	192,536
Totals		42,525,487	2,308,091,034	2,350,616,521

2025 CERTIFIED TOTALS

Property Count: 4

SPB - Pottsboro School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		350,906			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	350,906
Improvement		Value			
Homesite:		1,318,891			
Non Homesite:		53,911	Total Improvements	(+)	1,372,802
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	1,723,708
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	1,723,708
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	4,300
			Assessed Value	=	1,719,408
			Total Exemptions Amount (Breakdown on Next Page)	(-)	140,000
			Net Taxable	=	1,579,408

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 14,757.99 = 1,579,408 * (0.934400 / 100)

Certified Estimate of Market Value:	1,274,799
Certified Estimate of Taxable Value:	1,274,799
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 4

SPB - Pottsboro School District
Under ARB Review Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
HS	1	0	140,000	140,000
Totals		0	140,000	140,000

2025 CERTIFIED TOTALS

Property Count: 14,282

SPB - Pottsboro School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		563,566,611			
Non Homesite:		1,937,434,465			
Ag Market:		586,856,650			
Timber Market:		0	Total Land	(+)	3,087,857,726
Improvement		Value			
Homesite:		1,305,810,228			
Non Homesite:		357,098,950	Total Improvements	(+)	1,662,909,178
Non Real		Count	Value		
Personal Property:	557		170,976,147		
Mineral Property:	4,876		50,017,394		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	220,993,541
					4,971,760,445
Ag	Non Exempt	Exempt			
Total Productivity Market:	586,856,650	0			
Ag Use:	1,218,430	0	Productivity Loss	(-)	585,638,220
Timber Use:	0	0	Appraised Value	=	4,386,122,225
Productivity Loss:	585,638,220	0			
			Homestead Cap	(-)	135,339,494
			23.231 Cap	(-)	18,963,175
			Assessed Value	=	4,231,819,556
			Total Exemptions Amount (Breakdown on Next Page)	(-)	2,350,756,521
			Net Taxable	=	1,881,063,035

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	11,585,062	4,070,305	17,664.46	20,417.11	62		
OV65	563,884,153	266,696,731	795,283.36	816,344.89	1,802		
Total	575,469,215	270,767,036	812,947.82	836,762.00	1,864	Freeze Taxable	(-) 270,767,036
Tax Rate	0.9344000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	656,077	431,679	247,480	184,199	2		
Total	656,077	431,679	247,480	184,199	2	Transfer Adjustment	(-) 184,199
						Freeze Adjusted Taxable	= 1,610,111,800

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 15,857,832.48 = 1,610,111,800 * (0.9344000 / 100) + 812,947.82

Certified Estimate of Market Value: 4,971,311,536
 Certified Estimate of Taxable Value: 1,880,758,426

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

2025 CERTIFIED TOTALS

Property Count: 14,282

SPB - Pottsboro School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	63	0	1,576,095	1,576,095
DV1	16	0	62,000	62,000
DV1S	1	0	5,000	5,000
DV2	4	0	22,500	22,500
DV3	11	0	90,645	90,645
DV4	122	0	736,886	736,886
DV4S	19	0	84,000	84,000
DVHS	109	0	21,618,397	21,618,397
DVHSS	20	0	2,276,809	2,276,809
EX-XI	4	0	2,150,736	2,150,736
EX-XJ	2	0	1,400,529	1,400,529
EX-XN	19	0	3,636,492	3,636,492
EX-XR	3	0	1,455,634	1,455,634
EX-XU	2	0	938,734	938,734
EX-XV	372	0	1,781,281,737	1,781,281,737
EX-XV (Prorated)	1	0	109,511	109,511
EX366	2,194	0	236,843	236,843
FR	3	42,292,505	0	42,292,505
HS	3,480	0	411,151,779	411,151,779
OV65	1,919	0	79,238,259	79,238,259
OV65S	3	0	158,448	158,448
PC	2	10,229	0	10,229
PPV	3	30,217	0	30,217
SO	3	192,536	0	192,536
Totals		42,525,487	2,308,231,034	2,350,756,521

2025 CERTIFIED TOTALS

Property Count: 14,278

SPB - Pottsboro School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	5,197	4,011.4575	\$39,146,879	\$1,688,202,041	\$1,143,703,870
B	MULTIFAMILY RESIDENCE	26	21.6415	\$0	\$12,532,795	\$12,388,601
C1	VACANT LOTS AND LAND TRACTS	888	615.7750	\$9,000	\$72,116,944	\$69,198,364
D1	QUALIFIED OPEN-SPACE LAND	975	28,504.5853	\$0	\$586,856,650	\$1,209,355
D2	IMPROVEMENTS ON QUALIFIED OP	323		\$534,732	\$8,712,215	\$8,694,106
E	RURAL LAND, NON QUALIFIED OPE	853	3,344.2628	\$7,504,344	\$335,764,387	\$231,403,958
F1	COMMERCIAL REAL PROPERTY	419	906.0719	\$7,390,463	\$208,424,472	\$203,862,674
F2	INDUSTRIAL AND MANUFACTURIN	2	28.5410	\$0	\$8,790,880	\$8,790,880
G1	OIL AND GAS	2,732		\$0	\$49,688,597	\$47,386,359
J1	WATER SYSTEMS	21	4.2883	\$0	\$3,590,192	\$3,456,203
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,950,478	\$1,949,070
J3	ELECTRIC COMPANY (INCLUDING C	5	8.3890	\$0	\$17,998,718	\$17,998,718
J4	TELEPHONE COMPANY (INCLUDI	7	0.6905	\$0	\$1,527,092	\$1,520,196
J5	RAILROAD	2		\$0	\$10,407,714	\$10,407,714
J6	PIPELAND COMPANY	27		\$0	\$1,113,394	\$1,103,433
J7	CABLE TELEVISION COMPANY	3	0.2338	\$0	\$1,518,324	\$1,518,324
L1	COMMERCIAL PERSONAL PROPE	348		\$0	\$74,473,052	\$74,300,270
L2	INDUSTRIAL AND MANUFACTURIN	36		\$0	\$56,010,250	\$13,717,745
M1	TANGIBLE OTHER PERSONAL, MOB	501		\$2,720,081	\$28,501,007	\$21,451,196
O	RESIDENTIAL INVENTORY	71	22.8336	\$2,325,186	\$5,109,497	\$5,098,499
S	SPECIAL INVENTORY TAX	14		\$0	\$324,092	\$324,092
X	TOTALLY EXEMPT PROPERTY	2,600	23,838.0455	\$303,141	\$1,796,423,946	\$0
Totals			61,306.9257	\$59,933,826	\$4,970,036,737	\$1,879,483,627

2025 CERTIFIED TOTALS

Property Count: 4

SPB - Pottsboro School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	3	3.4261	\$781,674	\$1,669,797	\$1,529,797
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$48,259	\$53,911	\$49,611
Totals			3.4261	\$829,933	\$1,723,708	\$1,579,408

2025 CERTIFIED TOTALS

Property Count: 14,282

SPB - Pottsboro School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	5,200	4,014.8836	\$39,928,553	\$1,689,871,838	\$1,145,233,667
B	MULTIFAMILY RESIDENCE	26	21.6415	\$0	\$12,532,795	\$12,388,601
C1	VACANT LOTS AND LAND TRACTS	888	615.7750	\$9,000	\$72,116,944	\$69,198,364
D1	QUALIFIED OPEN-SPACE LAND	975	28,504.5853	\$0	\$586,856,650	\$1,209,355
D2	IMPROVEMENTS ON QUALIFIED OP	323		\$534,732	\$8,712,215	\$8,694,106
E	RURAL LAND, NON QUALIFIED OPE	853	3,344.2628	\$7,504,344	\$335,764,387	\$231,403,958
F1	COMMERCIAL REAL PROPERTY	419	906.0719	\$7,390,463	\$208,424,472	\$203,862,674
F2	INDUSTRIAL AND MANUFACTURIN	2	28.5410	\$0	\$8,790,880	\$8,790,880
G1	OIL AND GAS	2,732		\$0	\$49,688,597	\$47,386,359
J1	WATER SYSTEMS	21	4.2883	\$0	\$3,590,192	\$3,456,203
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,950,478	\$1,949,070
J3	ELECTRIC COMPANY (INCLUDING C	5	8.3890	\$0	\$17,998,718	\$17,998,718
J4	TELEPHONE COMPANY (INCLUDI	7	0.6905	\$0	\$1,527,092	\$1,520,196
J5	RAILROAD	2		\$0	\$10,407,714	\$10,407,714
J6	PIPELAND COMPANY	27		\$0	\$1,113,394	\$1,103,433
J7	CABLE TELEVISION COMPANY	3	0.2338	\$0	\$1,518,324	\$1,518,324
L1	COMMERCIAL PERSONAL PROPE	348		\$0	\$74,473,052	\$74,300,270
L2	INDUSTRIAL AND MANUFACTURIN	36		\$0	\$56,010,250	\$13,717,745
M1	TANGIBLE OTHER PERSONAL, MOB	502		\$2,768,340	\$28,554,918	\$21,500,807
O	RESIDENTIAL INVENTORY	71	22.8336	\$2,325,186	\$5,109,497	\$5,098,499
S	SPECIAL INVENTORY TAX	14		\$0	\$324,092	\$324,092
X	TOTALLY EXEMPT PROPERTY	2,600	23,838.0455	\$303,141	\$1,796,423,946	\$0
Totals			61,310.3518	\$60,763,759	\$4,971,760,445	\$1,881,063,035

2025 CERTIFIED TOTALS

Property Count: 14,278

SPB - Pottsboro School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.2592	\$2,452	\$261,308	\$61,308
A1	REAL-RESIDENTIAL SINGLE FAMILY &	4,081	3,347.7406	\$36,561,782	\$1,539,398,311	\$1,057,723,292
A2	REAL-RESIDENTIAL MOBILE HOMES	841	530.8014	\$2,334,444	\$118,667,531	\$60,059,917
A3	REAL-RESIDENTIAL SINGLE FAMILY &	121	0.2961	\$87,328	\$9,699,111	\$6,880,703
A4	REAL-OTHER IMPROVEMENTS WITH	207	132.3602	\$160,873	\$20,175,780	\$18,978,650
B1	REAL-RESIDENTIAL DUPLEXES	22	9.4123	\$0	\$7,789,096	\$7,644,902
B2	REAL-RESIDENTIAL APARTMENTS	4	12.2292	\$0	\$4,743,699	\$4,743,699
C1	REAL-VAC PLATTED LOTS-RESIDENT	828	498.0492	\$0	\$60,729,037	\$57,994,724
C1C	REAL-VAC PLATTED LOTS - COMMER	60	117.7258	\$9,000	\$11,387,907	\$11,203,640
D1	REAL-ACREAGE WITH AG	975	28,504.5853	\$0	\$586,856,650	\$1,209,355
D2	FARM & RANCH IMPS ON AG QUALI	323		\$534,732	\$8,712,215	\$8,694,106
E	REAL-NON QUAL OPEN SPACE LAND	853	3,344.2628	\$7,504,344	\$335,764,387	\$231,403,958
F1	COMMERCIAL REAL PROPERTY	419	906.0719	\$7,390,463	\$208,424,472	\$203,862,674
F2	INDUSTRIAL REAL PROPERTY	2	28.5410	\$0	\$8,790,880	\$8,790,880
G1	OIL & GAS	2,732		\$0	\$49,688,597	\$47,386,359
J1	WATER SYSTEMS	21	4.2883	\$0	\$3,590,192	\$3,456,203
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,950,478	\$1,949,070
J3	ELECTRIC COMPANY (INCLUDING CC	5	8.3890	\$0	\$17,998,718	\$17,998,718
J4	TELEPHONE COMPANY (INCLUDING	7	0.6905	\$0	\$1,527,092	\$1,520,196
J5	RAILROAD	2		\$0	\$10,407,714	\$10,407,714
J6	PIPELAND COMPANY	27		\$0	\$1,113,394	\$1,103,433
J7	CABLE TELEVISION COMPANY	3	0.2338	\$0	\$1,518,324	\$1,518,324
L1	COMMERCIAL PERSONAL PROPER	286		\$0	\$71,413,329	\$71,383,687
L2	INDUSTRIAL PERSONAL PROPERTY	36		\$0	\$56,010,250	\$13,717,745
L4	LEASE ACCOUNTS	81		\$0	\$3,059,723	\$2,916,583
M1	TANGIBLE OTHER PERSONAL, MOBI	501		\$2,720,081	\$28,501,007	\$21,451,196
O1	RESIDENTIAL INVENTORY	71	22.8336	\$2,325,186	\$5,109,497	\$5,098,499
S		14		\$0	\$324,092	\$324,092
X	DO NOT USE	2,600	23,838.0455	\$303,141	\$1,796,423,946	\$0
	Totals		61,306.9257	\$59,933,826	\$4,970,036,737	\$1,879,483,627

2025 CERTIFIED TOTALS

Property Count: 4

SPB - Pottsboro School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	3	3.4261	\$781,674	\$1,669,797	\$1,529,797
M1	TANGIBLE OTHER PERSONAL, MOBI	1		\$48,259	\$53,911	\$49,611
Totals			3.4261	\$829,933	\$1,723,708	\$1,579,408

2025 CERTIFIED TOTALS

Property Count: 14,282

SPB - Pottsboro School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.2592	\$2,452	\$261,308	\$61,308
A1	REAL-RESIDENTIAL SINGLE FAMILY &	4,084	3,351.1667	\$37,343,456	\$1,541,068,108	\$1,059,253,089
A2	REAL-RESIDENTIAL MOBILE HOMES	841	530.8014	\$2,334,444	\$118,667,531	\$60,059,917
A3	REAL-RESIDENTIAL SINGLE FAMILY &	121	0.2961	\$87,328	\$9,699,111	\$6,880,703
A4	REAL-OTHER IMPROVEMENTS WITH	207	132.3602	\$160,873	\$20,175,780	\$18,978,650
B1	REAL-RESIDENTIAL DUPLEXES	22	9.4123	\$0	\$7,789,096	\$7,644,902
B2	REAL-RESIDENTIAL APARTMENTS	4	12.2292	\$0	\$4,743,699	\$4,743,699
C1	REAL-VAC PLATTED LOTS-RESIDENT	828	498.0492	\$0	\$60,729,037	\$57,994,724
C1C	REAL-VAC PLATTED LOTS - COMMER	60	117.7258	\$9,000	\$11,387,907	\$11,203,640
D1	REAL-ACREAGE WITH AG	975	28,504.5853	\$0	\$586,856,650	\$1,209,355
D2	FARM & RANCH IMPS ON AG QUALI	323		\$534,732	\$8,712,215	\$8,694,106
E	REAL-NON QUAL OPEN SPACE LAND	853	3,344.2628	\$7,504,344	\$335,764,387	\$231,403,958
F1	COMMERCIAL REAL PROPERTY	419	906.0719	\$7,390,463	\$208,424,472	\$203,862,674
F2	INDUSTRIAL REAL PROPERTY	2	28.5410	\$0	\$8,790,880	\$8,790,880
G1	OIL & GAS	2,732		\$0	\$49,688,597	\$47,386,359
J1	WATER SYSTEMS	21	4.2883	\$0	\$3,590,192	\$3,456,203
J2	GAS DISTRIBUTION SYSTEM	3	0.1100	\$0	\$1,950,478	\$1,949,070
J3	ELECTRIC COMPANY (INCLUDING CC	5	8.3890	\$0	\$17,998,718	\$17,998,718
J4	TELEPHONE COMPANY (INCLUDING	7	0.6905	\$0	\$1,527,092	\$1,520,196
J5	RAILROAD	2		\$0	\$10,407,714	\$10,407,714
J6	PIPELAND COMPANY	27		\$0	\$1,113,394	\$1,103,433
J7	CABLE TELEVISION COMPANY	3	0.2338	\$0	\$1,518,324	\$1,518,324
L1	COMMERCIAL PERSONAL PROPER	286		\$0	\$71,413,329	\$71,383,687
L2	INDUSTRIAL PERSONAL PROPERTY	36		\$0	\$56,010,250	\$13,717,745
L4	LEASE ACCOUNTS	81		\$0	\$3,059,723	\$2,916,583
M1	TANGIBLE OTHER PERSONAL, MOBI	502		\$2,768,340	\$28,554,918	\$21,500,807
O1	RESIDENTIAL INVENTORY	71	22.8336	\$2,325,186	\$5,109,497	\$5,098,499
S		14		\$0	\$324,092	\$324,092
X	DO NOT USE	2,600	23,838.0455	\$303,141	\$1,796,423,946	\$0
	Totals		61,310.3518	\$60,763,759	\$4,971,760,445	\$1,881,063,035

2025 CERTIFIED TOTALS

Property Count: 14,282

SPB - Pottsboro School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$60,763,759
TOTAL NEW VALUE TAXABLE:	\$58,157,061

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	1	2024 Market Value	\$362,897
EX366	HOUSE BILL 366	233	2024 Market Value	\$59,600

ABSOLUTE EXEMPTIONS VALUE LOSS**\$422,497**

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$60,000
DV1	Disabled Veterans 10% - 29%	5	\$27,000
DV2	Disabled Veterans 30% - 49%	1	\$0
DV3	Disabled Veterans 50% - 69%	2	\$20,000
DV4	Disabled Veterans 70% - 100%	11	\$72,963
DV4S	Disabled Veterans Surviving Spouse 70% - 100	1	\$0
DVHS	Disabled Veteran Homestead	8	\$1,386,603
HS	HOMESTEAD	107	\$11,083,682
OV65	OVER 65	84	\$3,789,283
PARTIAL EXEMPTIONS VALUE LOSS		220	\$16,439,531

NEW EXEMPTIONS VALUE LOSS \$16,862,028**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	30	\$1,163,506
HS	HOMESTEAD	2,916	\$101,737,805
OV65	OVER 65	1,374	\$57,253,931
OV65S	OVER 65 Surviving Spouse	2	\$78,448
INCREASED EXEMPTIONS VALUE LOSS		4,322	\$160,233,690

TOTAL EXEMPTIONS VALUE LOSS \$177,095,718**New Ag / Timber Exemptions**

2024 Market Value	\$931,069	Count: 2
2025 Ag/Timber Use	\$327	

NEW AG / TIMBER VALUE LOSS \$930,742**New Annexations****New Deannexations**

Count	Market Value	Taxable Value
2	\$55,166	\$55,166

Average Homestead Value

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
3,391	\$376,082	\$159,219	\$216,863

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,896	\$360,335	\$157,166	\$203,169

2025 CERTIFIED TOTALS

SPB - Pottsboro School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
3,391	\$335,624	\$146,142	\$189,482

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
2,896	\$323,582	\$146,154	\$177,428

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
4	\$1,723,708	\$1,274,799

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		20,962,130			
Non Homesite:		38,558,421			
Ag Market:		115,766,897			
Timber Market:		0	Total Land	(+)	175,287,448
Improvement		Value			
Homesite:		47,229,368			
Non Homesite:		20,445,472	Total Improvements	(+)	67,674,840
Non Real		Count	Value		
Personal Property:	30		5,893,268		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 5,893,268
			Market Value	=	248,855,556
Ag	Non Exempt	Exempt			
Total Productivity Market:	115,766,897	0			
Ag Use:	393,632	0	Productivity Loss	(-)	115,373,265
Timber Use:	0	0	Appraised Value	=	133,482,291
Productivity Loss:	115,373,265	0	Homestead Cap	(-)	5,300,102
			23.231 Cap	(-)	3,603,593
			Assessed Value	=	124,578,596
			Total Exemptions Amount (Breakdown on Next Page)	(-)	41,167,515
			Net Taxable	=	83,411,081

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
OV65	3,423,537	825,551	4,630.52	4,630.52	21		
Total	3,423,537	825,551	4,630.52	4,630.52	21	Freeze Taxable	(-) 825,551
Tax Rate	0.9382000						
						Freeze Adjusted Taxable	= 82,585,530

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 779,447.96 = 82,585,530 * (0.9382000 / 100) + 4,630.52

Certified Estimate of Market Value: 248,855,556
 Certified Estimate of Taxable Value: 83,411,081

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

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	1	0	60,000	60,000
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV4	5	0	48,000	48,000
EX-XN	2	0	41,967	41,967
EX-XV	18	0	24,688,262	24,688,262
EX366	3	0	1,638	1,638
HS	124	0	15,320,099	15,320,099
OV65	29	87,368	907,681	995,049
Totals		87,368	41,080,147	41,167,515

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		20,962,130			
Non Homesite:		38,558,421			
Ag Market:		115,766,897			
Timber Market:		0	Total Land	(+)	175,287,448
Improvement		Value			
Homesite:		47,229,368			
Non Homesite:		20,445,472	Total Improvements	(+)	67,674,840
Non Real		Count	Value		
Personal Property:	30		5,893,268		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 5,893,268
			Market Value	=	248,855,556
Ag	Non Exempt	Exempt			
Total Productivity Market:	115,766,897	0			
Ag Use:	393,632	0	Productivity Loss	(-)	115,373,265
Timber Use:	0	0	Appraised Value	=	133,482,291
Productivity Loss:	115,373,265	0			
			Homestead Cap	(-)	5,300,102
			23.231 Cap	(-)	3,603,593
			Assessed Value	=	124,578,596
			Total Exemptions Amount (Breakdown on Next Page)	(-)	41,167,515
			Net Taxable	=	83,411,081

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
OV65	3,423,537	825,551	4,630.52	4,630.52	21		
Total	3,423,537	825,551	4,630.52	4,630.52	21	Freeze Taxable	(-) 825,551
Tax Rate	0.9382000						
						Freeze Adjusted Taxable	= 82,585,530

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 779,447.96 = 82,585,530 * (0.9382000 / 100) + 4,630.52

Certified Estimate of Market Value: 248,855,556
 Certified Estimate of Taxable Value: 83,411,081

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

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	1	0	60,000	60,000
DV1	1	0	5,000	5,000
DV2	1	0	7,500	7,500
DV4	5	0	48,000	48,000
EX-XN	2	0	41,967	41,967
EX-XV	18	0	24,688,262	24,688,262
EX366	3	0	1,638	1,638
HS	124	0	15,320,099	15,320,099
OV65	29	87,368	907,681	995,049
Totals		87,368	41,080,147	41,167,515

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	179	194.7112	\$12,128,307	\$53,947,228	\$34,609,512
C1	VACANT LOTS AND LAND TRACTS	22	34.9620	\$0	\$2,431,656	\$2,430,526
D1	QUALIFIED OPEN-SPACE LAND	116	3,799.1538	\$0	\$115,766,897	\$393,632
D2	IMPROVEMENTS ON QUALIFIED OP	33		\$0	\$734,945	\$734,945
E	RURAL LAND, NON QUALIFIED OPE	49	96.4450	\$532,429	\$19,513,679	\$17,168,211
F1	COMMERCIAL REAL PROPERTY	11	35.7138	\$820,016	\$10,646,635	\$10,478,070
F2	INDUSTRIAL AND MANUFACTURIN	1	17.3850	\$0	\$10,742,145	\$10,742,145
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$179,080	\$179,080
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$33,575	\$33,575
J7	CABLE TELEVISION COMPANY	1		\$0	\$934,378	\$934,378
L1	COMMERCIAL PERSONAL PROPE	15		\$0	\$2,481,316	\$2,481,316
L2	INDUSTRIAL AND MANUFACTURIN	7		\$0	\$2,221,314	\$2,221,314
M1	TANGIBLE OTHER PERSONAL, MOB	3		\$0	\$144,295	\$144,295
O	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$860,082
X	TOTALLY EXEMPT PROPERTY	23	745.1500	\$0	\$28,014,418	\$0
Totals			4,924.7188	\$13,749,010	\$248,855,556	\$83,411,081

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	179	194.7112	\$12,128,307	\$53,947,228	\$34,609,512
C1	VACANT LOTS AND LAND TRACTS	22	34.9620	\$0	\$2,431,656	\$2,430,526
D1	QUALIFIED OPEN-SPACE LAND	116	3,799.1538	\$0	\$115,766,897	\$393,632
D2	IMPROVEMENTS ON QUALIFIED OP	33		\$0	\$734,945	\$734,945
E	RURAL LAND, NON QUALIFIED OPE	49	96.4450	\$532,429	\$19,513,679	\$17,168,211
F1	COMMERCIAL REAL PROPERTY	11	35.7138	\$820,016	\$10,646,635	\$10,478,070
F2	INDUSTRIAL AND MANUFACTURIN	1	17.3850	\$0	\$10,742,145	\$10,742,145
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$179,080	\$179,080
J4	TELEPHONE COMPANY (INCLUDI	1		\$0	\$33,575	\$33,575
J7	CABLE TELEVISION COMPANY	1		\$0	\$934,378	\$934,378
L1	COMMERCIAL PERSONAL PROPE	15		\$0	\$2,481,316	\$2,481,316
L2	INDUSTRIAL AND MANUFACTURIN	7		\$0	\$2,221,314	\$2,221,314
M1	TANGIBLE OTHER PERSONAL, MOB	3		\$0	\$144,295	\$144,295
O	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$860,082
X	TOTALLY EXEMPT PROPERTY	23	745.1500	\$0	\$28,014,418	\$0
Totals			4,924.7188	\$13,749,010	\$248,855,556	\$83,411,081

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	104	52.2750	\$11,968,965	\$35,282,479	\$24,238,166
A2	REAL-RESIDENTIAL MOBILE HOMES	74	135.7832	\$159,342	\$18,179,575	\$9,886,172
A4	REAL-OTHER IMPROVEMENTS WITH	2	6.6530	\$0	\$485,174	\$485,174
C1	REAL-VAC PLATTED LOTS-RESIDENT	14	18.5030	\$0	\$825,324	\$824,194
C1C	REAL-VAC PLATTED LOTS - COMMER	8	16.4590	\$0	\$1,606,332	\$1,606,332
D1	REAL-ACREAGE WITH AG	116	3,799.1538	\$0	\$115,766,897	\$393,632
D2	FARM & RANCH IMPS ON AG QUALI	33		\$0	\$734,945	\$734,945
E	REAL-NON QUAL OPEN SPACE LAND	49	96.4450	\$532,429	\$19,513,679	\$17,168,211
F1	COMMERCIAL REAL PROPERTY	11	35.7138	\$820,016	\$10,646,635	\$10,478,070
F2	INDUSTRIAL REAL PROPERTY	1	17.3850	\$0	\$10,742,145	\$10,742,145
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$179,080	\$179,080
J4	TELEPHONE COMPANY (INCLUDING	1		\$0	\$33,575	\$33,575
J7	CABLE TELEVISION COMPANY	1		\$0	\$934,378	\$934,378
L1	COMMERCIAL PERSONAL PROPER	13		\$0	\$2,436,066	\$2,436,066
L2	INDUSTRIAL PERSONAL PROPERTY	7		\$0	\$2,221,314	\$2,221,314
L4	LEASE ACCOUNTS	4		\$0	\$45,250	\$45,250
M1	TANGIBLE OTHER PERSONAL, MOBI	3		\$0	\$144,295	\$144,295
O1	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$860,082
X	DO NOT USE	23	745.1500	\$0	\$28,014,418	\$0
Totals			4,924.7188	\$13,749,010	\$248,855,556	\$83,411,081

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	104	52.2750	\$11,968,965	\$35,282,479	\$24,238,166
A2	REAL-RESIDENTIAL MOBILE HOMES	74	135.7832	\$159,342	\$18,179,575	\$9,886,172
A4	REAL-OTHER IMPROVEMENTS WITH	2	6.6530	\$0	\$485,174	\$485,174
C1	REAL-VAC PLATTED LOTS-RESIDENT	14	18.5030	\$0	\$825,324	\$824,194
C1C	REAL-VAC PLATTED LOTS - COMMER	8	16.4590	\$0	\$1,606,332	\$1,606,332
D1	REAL-ACREAGE WITH AG	116	3,799.1538	\$0	\$115,766,897	\$393,632
D2	FARM & RANCH IMPS ON AG QUALI	33		\$0	\$734,945	\$734,945
E	REAL-NON QUAL OPEN SPACE LAND	49	96.4450	\$532,429	\$19,513,679	\$17,168,211
F1	COMMERCIAL REAL PROPERTY	11	35.7138	\$820,016	\$10,646,635	\$10,478,070
F2	INDUSTRIAL REAL PROPERTY	1	17.3850	\$0	\$10,742,145	\$10,742,145
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$179,080	\$179,080
J4	TELEPHONE COMPANY (INCLUDING	1		\$0	\$33,575	\$33,575
J7	CABLE TELEVISION COMPANY	1		\$0	\$934,378	\$934,378
L1	COMMERCIAL PERSONAL PROPER	13		\$0	\$2,436,066	\$2,436,066
L2	INDUSTRIAL PERSONAL PROPERTY	7		\$0	\$2,221,314	\$2,221,314
L4	LEASE ACCOUNTS	4		\$0	\$45,250	\$45,250
M1	TANGIBLE OTHER PERSONAL, MOBI	3		\$0	\$144,295	\$144,295
O1	RESIDENTIAL INVENTORY	6	1.1980	\$268,258	\$1,063,995	\$860,082
X	DO NOT USE	23	745.1500	\$0	\$28,014,418	\$0
Totals			4,924.7188	\$13,749,010	\$248,855,556	\$83,411,081

2025 CERTIFIED TOTALS

Property Count: 400

SPP - Pilot Point School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$13,749,010
TOTAL NEW VALUE TAXABLE:	\$10,749,211

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$60,000
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV4	Disabled Veterans 70% - 100%	4	\$36,000
HS	HOMESTEAD	30	\$3,915,014
OV65	OVER 65	8	\$528,000
PARTIAL EXEMPTIONS VALUE LOSS		44	\$4,544,014
NEW EXEMPTIONS VALUE LOSS			\$4,544,014

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
HS	HOMESTEAD	77	\$2,871,266
OV65	OVER 65	7	\$355,368
INCREASED EXEMPTIONS VALUE LOSS		84	\$3,226,634

TOTAL EXEMPTIONS VALUE LOSS	\$7,770,648
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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
123	\$346,190	\$166,546	\$179,644

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
109	\$318,511	\$168,920	\$149,591

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
123	\$323,891	\$140,000	\$183,891

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
109	\$320,604	\$140,000	\$180,604

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
SPP - Pilot Point School District

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	0
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	0
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	0
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 0
Certified Estimate of Taxable Value: 0

Tax Increment Finance Value: -27,091,951
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALSSRV5E - Sherman Reinvestment Zone 5 Expansion
Grand Totals

Property Count: 1

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	0
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	0
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	0
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 0
Certified Estimate of Taxable Value: 0

Tax Increment Finance Value: -27,091,951
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS
SRV5E - Sherman Reinvestment Zone 5 Expansion
ARB Approved Totals

Property Count: 1

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1	0.0001	\$0	\$0	\$0
Totals			0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY H	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

SRV5E - Sherman Reinvestment Zone 5 Expansion
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 27,912

SSH - Sherman School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		951,701,021			
Non Homesite:		1,086,515,207			
Ag Market:		691,418,215			
Timber Market:		0	Total Land	(+)	2,729,634,443
Improvement		Value			
Homesite:		2,734,054,689			
Non Homesite:		6,699,168,370	Total Improvements	(+)	9,433,223,059
Non Real		Count	Value		
Personal Property:	2,419		1,997,728,038		
Mineral Property:	2,968		31,003,350		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	2,028,731,388
					14,191,588,890
Ag	Non Exempt	Exempt			
Total Productivity Market:	691,408,090	10,125			
Ag Use:	1,365,887	3	Productivity Loss	(-)	690,042,203
Timber Use:	0	0	Appraised Value	=	13,501,546,687
Productivity Loss:	690,042,203	10,122	Homestead Cap	(-)	207,570,036
			23.231 Cap	(-)	55,445,102
			Assessed Value	=	13,238,531,549
			Total Exemptions Amount	(-)	6,835,179,698
			(Breakdown on Next Page)		

This Jurisdiction is affected by ECO, ABMNO, and/or JETI exemptions which apply only to the M&O rate.

M&O Net Taxable	=	6,403,351,851
I&S Net Taxable	=	10,655,835,319

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	40,856,946	9,907,638	47,604.48	49,690.35	215		
DPS	568,180	0	0.00	0.00	6		
OV65	952,761,004	292,474,622	1,053,950.39	1,096,101.56	3,934		
Total	994,186,130	302,382,260	1,101,554.87	1,145,791.91	4,155	Freeze Taxable	(-) 302,382,260
Tax Rate	1.2342000						

Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	1,801,668	777,901	496,075	281,826	5		
Total	1,801,668	777,901	496,075	281,826	5	Transfer Adjustment	(-) 281,826
						Freeze Adjusted M&O Net Taxable	= 6,100,687,765
						Freeze Adjusted I&S Net Taxable	= 10,353,171,233

APPROXIMATE LEVY = (FREEZE ADJUSTED MNO TAXABLE * (MNO TAX RATE / 100)) + (FREEZE ADJUSTED INS TAXABLE * (INS TAX RATE / 100)) + ACTUAL TAX

96,765,639.08 = (6,100,687,765 * (0.7552000 / 100)) + (10,353,171,233 * (0.4790000 / 100)) + 1,101,554.87

Certified Estimate of Market Value: 14,191,588,890
 Certified Estimate of Taxable Value: 6,403,351,851

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

2025 CERTIFIED TOTALS

Property Count: 27,912

SSH - Sherman School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	33	0	0	0
CCF	4	0	0	0
DP	220	0	6,502,348	6,502,348
DPS	6	0	11,520	11,520
DV1	19	0	83,335	83,335
DV1S	1	0	0	0
DV2	24	0	131,250	131,250
DV2S	1	0	7,500	7,500
DV3	31	0	241,173	241,173
DV4	378	0	2,192,174	2,192,174
DV4S	35	0	87,220	87,220
DVHS	269	0	38,168,462	38,168,462
DVHSS	47	0	2,961,723	2,961,723
ECO	5	4,252,483,468	0	4,252,483,468
EX	1	0	35,820	35,820
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	4	0	252,013	252,013
EX-XD (Prorated)	2	0	70,792	70,792
EX-XG	2	0	830,470	830,470
EX-XI	4	0	1,688,758	1,688,758
EX-XJ	134	0	213,628,743	213,628,743
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	1	0	3,210	3,210
EX-XN	23	0	9,483,301	9,483,301
EX-XR	15	0	1,022,288	1,022,288
EX-XU	2	0	546,385	546,385
EX-XV	736	0	775,241,860	775,241,860
EX-XV (Prorated)	16	0	17,028,953	17,028,953
EX366	1,335	0	440,070	440,070
FR	19	144,256,098	0	144,256,098
FRSS	1	0	304,878	304,878
HS	9,238	0	1,129,663,878	1,129,663,878
MASSS	1	0	0	0
MED	1	0	253,940	253,940
OV65	4,147	11,035,608	163,342,692	174,378,300
OV65S	15	25,000	420,000	445,000
PC	15	60,330,324	0	60,330,324
PPV	8	100,304	0	100,304
SO	13	1,459,721	0	1,459,721
Totals		4,469,690,523	2,365,489,175	6,835,179,698

2025 CERTIFIED TOTALS

Property Count: 7

SSH - Sherman School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		112,575			
Non Homesite:		4,673,297			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	4,785,872
Improvement		Value			
Homesite:		320,921			
Non Homesite:		20,055,520	Total Improvements	(+)	20,376,441
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	25,162,313
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	25,162,313
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	25,162,313
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	25,162,313

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 310,553.27 = 25,162,313 * (1.234200 / 100)

Certified Estimate of Market Value:	23,601,395
Certified Estimate of Taxable Value:	23,601,395
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

SSH - Sherman School District

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 27,919

SSH - Sherman School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		951,813,596			
Non Homesite:		1,091,188,504			
Ag Market:		691,418,215			
Timber Market:		0	Total Land	(+)	2,734,420,315
Improvement		Value			
Homesite:		2,734,375,610			
Non Homesite:		6,719,223,890	Total Improvements	(+)	9,453,599,500
Non Real		Count	Value		
Personal Property:	2,419		1,997,728,038		
Mineral Property:	2,968		31,003,350		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	2,028,731,388
					14,216,751,203
Ag	Non Exempt	Exempt			
Total Productivity Market:	691,408,090	10,125			
Ag Use:	1,365,887	3	Productivity Loss	(-)	690,042,203
Timber Use:	0	0	Appraised Value	=	13,526,709,000
Productivity Loss:	690,042,203	10,122	Homestead Cap	(-)	207,570,036
			23.231 Cap	(-)	55,445,102
			Assessed Value	=	13,263,693,862
			Total Exemptions Amount	(-)	6,835,179,698
			(Breakdown on Next Page)		

This Jurisdiction is affected by ECO, ABMNO, and/or JETI exemptions which apply only to the M&O rate.

M&O Net Taxable = 6,428,514,164
I&S Net Taxable = 10,680,997,632

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	40,856,946	9,907,638	47,604.48	49,690.35	215		
DPS	568,180	0	0.00	0.00	6		
OV65	952,761,004	292,474,622	1,053,950.39	1,096,101.56	3,934		
Total	994,186,130	302,382,260	1,101,554.87	1,145,791.91	4,155	Freeze Taxable	(-) 302,382,260
Tax Rate	1.2342000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	1,801,668	777,901	496,075	281,826	5		
Total	1,801,668	777,901	496,075	281,826	5	Transfer Adjustment	(-) 281,826
						Freeze Adjusted M&O Net Taxable	= 6,125,850,078
						Freeze Adjusted I&S Net Taxable	= 10,378,333,546

APPROXIMATE LEVY = (FREEZE ADJUSTED MNO TAXABLE * (MNO TAX RATE / 100)) + (FREEZE ADJUSTED INS TAXABLE * (INS TAX RATE / 100)) + ACTUAL TAX

97,076,192.34 = (6,125,850,078 * (0.7552000 / 100)) + (10,378,333,546 * (0.4790000 / 100)) + 1,101,554.87

Certified Estimate of Market Value: 14,215,190,285
 Certified Estimate of Taxable Value: 6,426,953,246

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

2025 CERTIFIED TOTALS

Property Count: 27,919

SSH - Sherman School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	33	0	0	0
CCF	4	0	0	0
DP	220	0	6,502,348	6,502,348
DPS	6	0	11,520	11,520
DV1	19	0	83,335	83,335
DV1S	1	0	0	0
DV2	24	0	131,250	131,250
DV2S	1	0	7,500	7,500
DV3	31	0	241,173	241,173
DV4	378	0	2,192,174	2,192,174
DV4S	35	0	87,220	87,220
DVHS	269	0	38,168,462	38,168,462
DVHSS	47	0	2,961,723	2,961,723
ECO	5	4,252,483,468	0	4,252,483,468
EX	1	0	35,820	35,820
EX-XA (Prorated)	1	0	773,632	773,632
EX-XD	4	0	252,013	252,013
EX-XD (Prorated)	2	0	70,792	70,792
EX-XG	2	0	830,470	830,470
EX-XI	4	0	1,688,758	1,688,758
EX-XJ	134	0	213,628,743	213,628,743
EX-XJ (Prorated)	1	0	70,787	70,787
EX-XL	1	0	3,210	3,210
EX-XN	23	0	9,483,301	9,483,301
EX-XR	15	0	1,022,288	1,022,288
EX-XU	2	0	546,385	546,385
EX-XV	736	0	775,241,860	775,241,860
EX-XV (Prorated)	16	0	17,028,953	17,028,953
EX366	1,335	0	440,070	440,070
FR	19	144,256,098	0	144,256,098
FRSS	1	0	304,878	304,878
HS	9,238	0	1,129,663,878	1,129,663,878
MASSS	1	0	0	0
MED	1	0	253,940	253,940
OV65	4,147	11,035,608	163,342,692	174,378,300
OV65S	15	25,000	420,000	445,000
PC	15	60,330,324	0	60,330,324
PPV	8	100,304	0	100,304
SO	13	1,459,721	0	1,459,721
Totals		4,469,690,523	2,365,489,175	6,835,179,698

2025 CERTIFIED TOTALS

Property Count: 27,912

SSH - Sherman School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	14,385	5,317.9712	\$99,827,212	\$3,451,427,998	\$1,972,765,561
B	MULTIFAMILY RESIDENCE	593	292.6326	\$95,258,202	\$590,273,801	\$588,523,070
C1	VACANT LOTS AND LAND TRACTS	1,471	1,687.8299	\$0	\$156,345,669	\$147,764,974
D1	QUALIFIED OPEN-SPACE LAND	869	25,243.6347	\$0	\$691,408,090	\$1,358,939
D2	IMPROVEMENTS ON QUALIFIED OP	203		\$147,850	\$3,911,881	\$3,871,408
E	RURAL LAND, NON QUALIFIED OPE	729	4,096.1098	\$4,865,304	\$277,476,738	\$202,886,365
F1	COMMERCIAL REAL PROPERTY	1,334	1,788.6475	\$29,488,313	\$1,271,083,931	\$1,253,270,550
F2	INDUSTRIAL AND MANUFACTURIN	66	1,644.9351	\$1,820,036,242	\$4,530,528,585	\$1,091,399,280
G1	OIL AND GAS	1,888		\$0	\$30,732,966	\$29,755,401
J2	GAS DISTRIBUTION SYSTEM	5	0.2295	\$0	\$34,072,658	\$34,056,100
J3	ELECTRIC COMPANY (INCLUDING C	14	12.0317	\$0	\$84,665,492	\$84,336,180
J4	TELEPHONE COMPANY (INCLUDI	13	1.0365	\$0	\$5,994,733	\$5,994,180
J5	RAILROAD	23	5.2312	\$0	\$30,088,907	\$30,047,100
J6	PIPELAND COMPANY	58	36.5350	\$0	\$10,678,053	\$9,734,489
J7	CABLE TELEVISION COMPANY	3		\$0	\$4,040,213	\$4,040,213
L1	COMMERCIAL PERSONAL PROPE	1,746		\$0	\$413,044,275	\$407,139,856
L2	INDUSTRIAL AND MANUFACTURIN	168		\$871,501,492	\$1,376,622,807	\$361,496,017
M1	TANGIBLE OTHER PERSONAL, MOB	410		\$1,419,323	\$18,129,908	\$9,875,955
O	RESIDENTIAL INVENTORY	2,195	361.6707	\$46,431,995	\$142,248,226	\$135,184,266
S	SPECIAL INVENTORY TAX	64		\$0	\$29,851,947	\$29,851,947
X	TOTALLY EXEMPT PROPERTY	2,285	3,821.3513	\$58,476,442	\$1,038,962,012	\$0
Totals		44,309.8467		\$3,027,452,375	\$14,191,588,890	\$6,403,351,851

2025 CERTIFIED TOTALS

Property Count: 7

SSH - Sherman School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	0.3310	\$69,872	\$433,496	\$433,496
B	MULTIFAMILY RESIDENCE	3	18.0106	\$0	\$22,393,108	\$22,393,108
E	RURAL LAND, NON QUALIFIED OPE	1	9.7670	\$0	\$335,277	\$335,277
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
Totals			56.7736	\$69,872	\$25,162,313	\$25,162,313

2025 CERTIFIED TOTALS

Property Count: 27,919

SSH - Sherman School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	14,387	5,318.3022	\$99,897,084	\$3,451,861,494	\$1,973,199,057
B	MULTIFAMILY RESIDENCE	596	310.6432	\$95,258,202	\$612,666,909	\$610,916,178
C1	VACANT LOTS AND LAND TRACTS	1,471	1,687.8299	\$0	\$156,345,669	\$147,764,974
D1	QUALIFIED OPEN-SPACE LAND	869	25,243.6347	\$0	\$691,408,090	\$1,358,939
D2	IMPROVEMENTS ON QUALIFIED OP	203		\$147,850	\$3,911,881	\$3,871,408
E	RURAL LAND, NON QUALIFIED OPE	730	4,105.8768	\$4,865,304	\$277,812,015	\$203,221,642
F1	COMMERCIAL REAL PROPERTY	1,335	1,817.3125	\$29,488,313	\$1,273,084,363	\$1,255,270,982
F2	INDUSTRIAL AND MANUFACTURIN	66	1,644.9351	\$1,820,036,242	\$4,530,528,585	\$1,091,399,280
G1	OIL AND GAS	1,888		\$0	\$30,732,966	\$29,755,401
J2	GAS DISTRIBUTION SYSTEM	5	0.2295	\$0	\$34,072,658	\$34,056,100
J3	ELECTRIC COMPANY (INCLUDING C	14	12.0317	\$0	\$84,665,492	\$84,336,180
J4	TELEPHONE COMPANY (INCLUDI	13	1.0365	\$0	\$5,994,733	\$5,994,180
J5	RAILROAD	23	5.2312	\$0	\$30,088,907	\$30,047,100
J6	PIPELAND COMPANY	58	36.5350	\$0	\$10,678,053	\$9,734,489
J7	CABLE TELEVISION COMPANY	3		\$0	\$4,040,213	\$4,040,213
L1	COMMERCIAL PERSONAL PROPE	1,746		\$0	\$413,044,275	\$407,139,856
L2	INDUSTRIAL AND MANUFACTURIN	168		\$871,501,492	\$1,376,622,807	\$361,496,017
M1	TANGIBLE OTHER PERSONAL, MOB	410		\$1,419,323	\$18,129,908	\$9,875,955
O	RESIDENTIAL INVENTORY	2,195	361.6707	\$46,431,995	\$142,248,226	\$135,184,266
S	SPECIAL INVENTORY TAX	64		\$0	\$29,851,947	\$29,851,947
X	TOTALLY EXEMPT PROPERTY	2,285	3,821.3513	\$58,476,442	\$1,038,962,012	\$0
Totals			44,366.6203	\$3,027,522,247	\$14,216,751,203	\$6,428,514,164

2025 CERTIFIED TOTALS

Property Count: 27,912

SSH - Sherman School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		6	0.4607	\$131,582	\$475,700	\$283,152
A1	REAL-RESIDENTIAL SINGLE FAMILY &	14,027	4,988.5650	\$99,618,526	\$3,414,783,432	\$1,951,184,759
A2	REAL-RESIDENTIAL MOBILE HOMES	269	211.3116	\$76,087	\$28,154,273	\$13,842,777
A3	REAL-RESIDENTIAL SINGLE FAMILY &	10		\$0	\$234,646	\$234,646
A4	REAL-OTHER IMPROVEMENTS WITH	100	117.6339	\$1,017	\$7,779,947	\$7,220,227
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	523	120.0658	\$428,716	\$132,786,064	\$131,989,373
B2	REAL-RESIDENTIAL APARTMENTS	70	172.4141	\$94,829,486	\$447,930,774	\$446,976,734
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,000	588.8843	\$0	\$46,340,418	\$43,950,613
C1C	REAL-VAC PLATTED LOTS - COMMER	471	1,098.9456	\$0	\$110,005,251	\$103,814,361
D1	REAL-ACREAGE WITH AG	870	25,249.2942	\$0	\$691,597,683	\$1,548,532
D2	FARM & RANCH IMPS ON AG QUALI	203		\$147,850	\$3,911,881	\$3,871,408
E	REAL-NON QUAL OPEN SPACE LAND	729	4,090.4503	\$4,865,304	\$277,287,145	\$202,696,772
F1	COMMERCIAL REAL PROPERTY	1,334	1,788.6475	\$29,488,313	\$1,271,083,931	\$1,253,270,550
F2	INDUSTRIAL REAL PROPERTY	66	1,644.9351	\$1,820,036,242	\$4,530,528,585	\$1,091,399,280
G1	OIL & GAS	1,888		\$0	\$30,732,966	\$29,755,401
J2	GAS DISTRIBUTION SYSTEM	5	0.2295	\$0	\$34,072,658	\$34,056,100
J3	ELECTRIC COMPANY (INCLUDING CC	14	12.0317	\$0	\$84,665,492	\$84,336,180
J4	TELEPHONE COMPANY (INCLUDING	13	1.0365	\$0	\$5,994,733	\$5,994,180
J5	RAILROAD	23	5.2312	\$0	\$30,088,907	\$30,047,100
J6	PIPELAND COMPANY	58	36.5350	\$0	\$10,678,053	\$9,734,489
J7	CABLE TELEVISION COMPANY	3		\$0	\$4,040,213	\$4,040,213
L1	COMMERCIAL PERSONAL PROPER	1,550		\$0	\$363,626,467	\$358,992,942
L2	INDUSTRIAL PERSONAL PROPERTY	168		\$871,501,492	\$1,376,622,807	\$361,496,017
L4	LEASE ACCOUNTS	246		\$0	\$49,417,808	\$48,146,914
M1	TANGIBLE OTHER PERSONAL, MOBI	410		\$1,419,323	\$18,129,908	\$9,875,955
O1	RESIDENTIAL INVENTORY	2,195	361.6707	\$46,431,995	\$142,248,226	\$135,184,266
S		64		\$0	\$29,851,947	\$29,851,947
X	DO NOT USE	2,285	3,821.3513	\$58,476,442	\$1,038,962,012	\$0
	Totals		44,309.8467	\$3,027,452,375	\$14,191,588,890	\$6,403,351,851

2025 CERTIFIED TOTALS

Property Count: 7

SSH - Sherman School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	2	0.3310	\$69,872	\$433,496	\$433,496
B1	REAL-RESIDENTIAL DUPLEXES	1	0.1406	\$0	\$193,108	\$193,108
B2	REAL-RESIDENTIAL APARTMENTS	2	17.8700	\$0	\$22,200,000	\$22,200,000
E	REAL-NON QUAL OPEN SPACE LAND	1	9.7670	\$0	\$335,277	\$335,277
F1	COMMERCIAL REAL PROPERTY	1	28.6650	\$0	\$2,000,432	\$2,000,432
Totals			56.7736	\$69,872	\$25,162,313	\$25,162,313

2025 CERTIFIED TOTALS

Property Count: 27,919

SSH - Sherman School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		6	0.4607	\$131,582	\$475,700	\$283,152
A1	REAL-RESIDENTIAL SINGLE FAMILY &	14,029	4,988.8960	\$99,688,398	\$3,415,216,928	\$1,951,618,255
A2	REAL-RESIDENTIAL MOBILE HOMES	269	211.3116	\$76,087	\$28,154,273	\$13,842,777
A3	REAL-RESIDENTIAL SINGLE FAMILY &	10		\$0	\$234,646	\$234,646
A4	REAL-OTHER IMPROVEMENTS WITH	100	117.6339	\$1,017	\$7,779,947	\$7,220,227
B		2	0.1527	\$0	\$9,556,963	\$9,556,963
B1	REAL-RESIDENTIAL DUPLEXES	524	120.2064	\$428,716	\$132,979,172	\$132,182,481
B2	REAL-RESIDENTIAL APARTMENTS	72	190.2841	\$94,829,486	\$470,130,774	\$469,176,734
C1	REAL-VAC PLATTED LOTS-RESIDENT	1,000	588.8843	\$0	\$46,340,418	\$43,950,613
C1C	REAL-VAC PLATTED LOTS - COMMER	471	1,098.9456	\$0	\$110,005,251	\$103,814,361
D1	REAL-ACREAGE WITH AG	870	25,249.2942	\$0	\$691,597,683	\$1,548,532
D2	FARM & RANCH IMPS ON AG QUALI	203		\$147,850	\$3,911,881	\$3,871,408
E	REAL-NON QUAL OPEN SPACE LAND	730	4,100.2173	\$4,865,304	\$277,622,422	\$203,032,049
F1	COMMERCIAL REAL PROPERTY	1,335	1,817.3125	\$29,488,313	\$1,273,084,363	\$1,255,270,982
F2	INDUSTRIAL REAL PROPERTY	66	1,644.9351	\$1,820,036,242	\$4,530,528,585	\$1,091,399,280
G1	OIL & GAS	1,888		\$0	\$30,732,966	\$29,755,401
J2	GAS DISTRIBUTION SYSTEM	5	0.2295	\$0	\$34,072,658	\$34,056,100
J3	ELECTRIC COMPANY (INCLUDING CC	14	12.0317	\$0	\$84,665,492	\$84,336,180
J4	TELEPHONE COMPANY (INCLUDING	13	1.0365	\$0	\$5,994,733	\$5,994,180
J5	RAILROAD	23	5.2312	\$0	\$30,088,907	\$30,047,100
J6	PIPELAND COMPANY	58	36.5350	\$0	\$10,678,053	\$9,734,489
J7	CABLE TELEVISION COMPANY	3		\$0	\$4,040,213	\$4,040,213
L1	COMMERCIAL PERSONAL PROPER	1,550		\$0	\$363,626,467	\$358,992,942
L2	INDUSTRIAL PERSONAL PROPERTY	168		\$871,501,492	\$1,376,622,807	\$361,496,017
L4	LEASE ACCOUNTS	246		\$0	\$49,417,808	\$48,146,914
M1	TANGIBLE OTHER PERSONAL, MOBI	410		\$1,419,323	\$18,129,908	\$9,875,955
O1	RESIDENTIAL INVENTORY	2,195	361.6707	\$46,431,995	\$142,248,226	\$135,184,266
S		64		\$0	\$29,851,947	\$29,851,947
X	DO NOT USE	2,285	3,821.3513	\$58,476,442	\$1,038,962,012	\$0
	Totals		44,366.6203	\$3,027,522,247	\$14,216,751,203	\$6,428,514,164

2025 CERTIFIED TOTALS

Property Count: 27,919

SSH - Sherman School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$3,027,522,247
TOTAL NEW VALUE TAXABLE:	\$718,410,185

New Exemptions

Exemption	Description	Count		
EX-XA	11.111 Public property for housing indigent per	1	2024 Market Value	\$1,768,754
EX-XJ	11.21 Private schools	1	2024 Market Value	\$119,558
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$22,252
EX-XV	Other Exemptions (including public property, r	32	2024 Market Value	\$24,487,797
EX366	HOUSE BILL 366	160	2024 Market Value	\$113,602

ABSOLUTE EXEMPTIONS VALUE LOSS	\$26,511,963
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	4	\$240,000
DV1	Disabled Veterans 10% - 29%	3	\$15,000
DV2	Disabled Veterans 30% - 49%	9	\$52,500
DV3	Disabled Veterans 50% - 69%	3	\$20,000
DV4	Disabled Veterans 70% - 100%	42	\$362,849
DV4S	Disabled Veterans Surviving Spouse 70% - 100	3	\$0
DVHS	Disabled Veteran Homestead	34	\$4,580,246
HS	HOMESTEAD	388	\$42,943,479
OV65	OVER 65	212	\$10,503,808
OV65S	OVER 65 Surviving Spouse	3	\$130,000
PARTIAL EXEMPTIONS VALUE LOSS		701	\$58,847,882
NEW EXEMPTIONS VALUE LOSS			\$85,359,845

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	119	\$4,820,992
DPS	DISABLED Surviving Spouse	1	\$1,520
HS	HOMESTEAD	7,468	\$270,464,451
OV65	OVER 65	2,668	\$114,842,633
OV65S	OVER 65 Surviving Spouse	5	\$150,000
INCREASED EXEMPTIONS VALUE LOSS		10,261	\$390,279,596

TOTAL EXEMPTIONS VALUE LOSS	\$475,639,441
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New Ag / Timber Exemptions

2024 Market Value	\$1,694,311	Count: 7
2025 Ag/Timber Use	\$1,016	
NEW AG / TIMBER VALUE LOSS	\$1,693,295	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
9,000	\$277,828	\$146,999	\$130,829

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,687	\$271,865	\$145,469	\$126,396

2025 CERTIFIED TOTALS

SSH - Sherman School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
9,000	\$249,363	\$140,000	\$109,363

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
8,687	\$245,598	\$140,000	\$105,598

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
7	\$25,162,313	\$23,601,395

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 13,710

SSS - Southmayd/Sadler School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		236,432,500			
Non Homesite:		205,591,105			
Ag Market:		1,515,445,760			
Timber Market:		0	Total Land	(+)	1,957,469,365
Improvement		Value			
Homesite:		573,064,312			
Non Homesite:		183,493,118	Total Improvements	(+)	756,557,430
Non Real		Count	Value		
Personal Property:	349		107,957,087		
Mineral Property:	7,754		38,938,504		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	146,895,591
					2,860,922,386
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,515,445,760		0		
Ag Use:	3,592,458		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	1,511,853,302		0		1,349,069,084
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
					1,276,206,251
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	411,734,403
				Net Taxable	=
					864,471,848

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	8,388,661	2,691,416	11,203.13	11,937.79	38		
DPS	166,939	0	0.00	0.00	1		
OV65	270,172,771	122,488,127	398,946.79	412,774.70	920		
Total	278,728,371	125,179,543	410,149.92	424,712.49	959	Freeze Taxable	(-) 125,179,543
Tax Rate	1.0070000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	432,500	257,432	161,824	95,608	1		
Total	432,500	257,432	161,824	95,608	1	Transfer Adjustment	(-) 95,608
						Freeze Adjusted Taxable	= 739,196,697

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
7,853,860.66 = 739,196,697 * (1.0070000 / 100) + 410,149.92

Certified Estimate of Market Value: 2,860,922,386
Certified Estimate of Taxable Value: 864,471,848

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

2025 CERTIFIED TOTALS

Property Count: 13,710

SSS - Southmayd/Sadler School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	39	0	1,171,053	1,171,053
DPS	1	0	26,939	26,939
DV1	6	0	32,000	32,000
DV2	7	0	52,500	52,500
DV3	4	0	40,000	40,000
DV4	95	0	559,606	559,606
DV4S	10	0	29,620	29,620
DVHS	59	0	8,866,157	8,866,157
DVHSS	8	0	810,636	810,636
EX-XJ	2	0	3,374,290	3,374,290
EX-XN	13	0	1,152,926	1,152,926
EX-XR	1	0	105,461	105,461
EX-XV	274	0	120,910,575	120,910,575
EX-XV (Prorated)	4	0	121,526	121,526
EX366	1,868	0	243,584	243,584
FR	4	2,331,440	0	2,331,440
FRSS	1	0	144,875	144,875
HS	1,976	0	230,365,040	230,365,040
OV65	973	0	38,230,074	38,230,074
OV65S	4	0	180,000	180,000
PC	12	2,615,513	0	2,615,513
PPV	2	200,998	0	200,998
SO	4	169,590	0	169,590
Totals		5,317,541	406,416,862	411,734,403

2025 CERTIFIED TOTALS

Property Count: 6

SSS - Southmayd/Sadler School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		0			
Non Homesite:		12,015			
Ag Market:		8,883,953			
Timber Market:		0	Total Land	(+)	8,895,968
Improvement			Value		
Homesite:		0			
Non Homesite:		10,205	Total Improvements	(+)	10,205
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	8,906,173
Ag		Non Exempt	Exempt		
Total Productivity Market:	8,883,953	0			
Ag Use:	7,356	0	Productivity Loss	(-)	8,876,597
Timber Use:	0	0	Appraised Value	=	29,576
Productivity Loss:	8,876,597	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	29,576
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	29,576

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 297.83 = 29,576 * (1.007000 / 100)

Certified Estimate of Market Value:	8,064,893
Certified Estimate of Taxable Value:	28,292
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

SSS - Southmayd/Sadler School District

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 13,716

SSS - Southmayd/Sadler School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		236,432,500			
Non Homesite:		205,603,120			
Ag Market:		1,524,329,713			
Timber Market:		0	Total Land	(+)	1,966,365,333
Improvement		Value			
Homesite:		573,064,312			
Non Homesite:		183,503,323	Total Improvements	(+)	756,567,635
Non Real		Count	Value		
Personal Property:	349		107,957,087		
Mineral Property:	7,754		38,938,504		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 146,895,591
					2,869,828,559
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,524,329,713		0		
Ag Use:	3,599,814		0	Productivity Loss	(-) 1,520,729,899
Timber Use:	0		0	Appraised Value	= 1,349,098,660
Productivity Loss:	1,520,729,899		0		
				Homestead Cap	(-) 61,927,508
				23.231 Cap	(-) 10,935,325
				Assessed Value	= 1,276,235,827
				Total Exemptions Amount	(-) 411,734,403
				(Breakdown on Next Page)	
				Net Taxable	= 864,501,424

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	8,388,661	2,691,416	11,203.13	11,937.79	38		
DPS	166,939	0	0.00	0.00	1		
OV65	270,172,771	122,488,127	398,946.79	412,774.70	920		
Total	278,728,371	125,179,543	410,149.92	424,712.49	959	Freeze Taxable	(-) 125,179,543
Tax Rate	1.0070000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	432,500	257,432	161,824	95,608	1		
Total	432,500	257,432	161,824	95,608	1	Transfer Adjustment	(-) 95,608
						Freeze Adjusted Taxable	= 739,226,273

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
7,854,158.49 = 739,226,273 * (1.0070000 / 100) + 410,149.92

Certified Estimate of Market Value: 2,868,987,279
Certified Estimate of Taxable Value: 864,500,140

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

2025 CERTIFIED TOTALS

Property Count: 13,716

SSS - Southmayd/Sadler School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	39	0	1,171,053	1,171,053
DPS	1	0	26,939	26,939
DV1	6	0	32,000	32,000
DV2	7	0	52,500	52,500
DV3	4	0	40,000	40,000
DV4	95	0	559,606	559,606
DV4S	10	0	29,620	29,620
DVHS	59	0	8,866,157	8,866,157
DVHSS	8	0	810,636	810,636
EX-XJ	2	0	3,374,290	3,374,290
EX-XN	13	0	1,152,926	1,152,926
EX-XR	1	0	105,461	105,461
EX-XV	274	0	120,910,575	120,910,575
EX-XV (Prorated)	4	0	121,526	121,526
EX366	1,868	0	243,584	243,584
FR	4	2,331,440	0	2,331,440
FRSS	1	0	144,875	144,875
HS	1,976	0	230,365,040	230,365,040
OV65	973	0	38,230,074	38,230,074
OV65S	4	0	180,000	180,000
PC	12	2,615,513	0	2,615,513
PPV	2	200,998	0	200,998
SO	4	169,590	0	169,590
Totals		5,317,541	406,416,862	411,734,403

2025 CERTIFIED TOTALS

Property Count: 13,710

SSS - Southmayd/Sadler School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,015	2,281.6454	\$13,269,913	\$567,127,185	\$339,347,549
B	MULTIFAMILY RESIDENCE	8	28.4665	\$75,869,350	\$81,070,927	\$81,070,927
C1	VACANT LOTS AND LAND TRACTS	333	439.5201	\$0	\$28,350,650	\$27,347,426
D1	QUALIFIED OPEN-SPACE LAND	2,000	65,293.5366	\$0	\$1,515,445,760	\$3,573,309
D2	IMPROVEMENTS ON QUALIFIED OP	520		\$774,566	\$9,760,264	\$9,675,462
E	RURAL LAND, NON QUALIFIED OPE	1,055	3,452.7242	\$5,296,873	\$307,192,453	\$194,284,923
F1	COMMERCIAL REAL PROPERTY	90	253.0583	\$475,179	\$38,117,150	\$37,140,000
F2	INDUSTRIAL AND MANUFACTURIN	12	133.2920	\$2,830,000	\$13,737,204	\$12,483,104
G1	OIL AND GAS	5,890		\$0	\$38,538,246	\$36,886,443
J1	WATER SYSTEMS	2	0.1530	\$0	\$53,000	\$53,000
J2	GAS DISTRIBUTION SYSTEM	3	0.1722	\$0	\$560,917	\$560,917
J3	ELECTRIC COMPANY (INCLUDING C	18	12.7050	\$0	\$16,563,102	\$16,541,497
J4	TELEPHONE COMPANY (INCLUDI	6	0.3000	\$0	\$741,888	\$741,888
J5	RAILROAD	4		\$0	\$9,506,154	\$9,506,154
J6	PIPELAND COMPANY	84		\$0	\$20,415,458	\$17,817,618
J7	CABLE TELEVISION COMPANY	2		\$0	\$142,361	\$142,361
L1	COMMERCIAL PERSONAL PROPE	159		\$0	\$43,847,853	\$42,360,199
L2	INDUSTRIAL AND MANUFACTURIN	27		\$0	\$13,740,548	\$12,727,172
M1	TANGIBLE OTHER PERSONAL, MOB	115		\$464,221	\$8,295,563	\$4,271,825
O	RESIDENTIAL INVENTORY	367	87.3862	\$1,094,402	\$16,326,410	\$16,326,410
S	SPECIAL INVENTORY TAX	6		\$0	\$1,613,664	\$1,613,664
X	TOTALLY EXEMPT PROPERTY	2,164	9,124.1809	\$393,972	\$129,775,629	\$0
Totals			81,107.1404	\$100,468,476	\$2,860,922,386	\$864,471,848

2025 CERTIFIED TOTALS

Property Count: 6

SSS - Southmayd/Sadler School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	QUALIFIED OPEN-SPACE LAND	6	253.5410	\$0	\$8,883,953	\$7,356
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$10,205	\$10,205
E	RURAL LAND, NON QUALIFIED OPE	1	0.5000	\$0	\$12,015	\$12,015
Totals			254.0410	\$0	\$8,906,173	\$29,576

2025 CERTIFIED TOTALS

Property Count: 13,716

SSS - Southmayd/Sadler School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,015	2,281.6454	\$13,269,913	\$567,127,185	\$339,347,549
B	MULTIFAMILY RESIDENCE	8	28.4665	\$75,869,350	\$81,070,927	\$81,070,927
C1	VACANT LOTS AND LAND TRACTS	333	439.5201	\$0	\$28,350,650	\$27,347,426
D1	QUALIFIED OPEN-SPACE LAND	2,006	65,547.0776	\$0	\$1,524,329,713	\$3,580,665
D2	IMPROVEMENTS ON QUALIFIED OP	521		\$774,566	\$9,770,469	\$9,685,667
E	RURAL LAND, NON QUALIFIED OPE	1,056	3,453.2242	\$5,296,873	\$307,204,468	\$194,296,938
F1	COMMERCIAL REAL PROPERTY	90	253.0583	\$475,179	\$38,117,150	\$37,140,000
F2	INDUSTRIAL AND MANUFACTURIN	12	133.2920	\$2,830,000	\$13,737,204	\$12,483,104
G1	OIL AND GAS	5,890		\$0	\$38,538,246	\$36,886,443
J1	WATER SYSTEMS	2	0.1530	\$0	\$53,000	\$53,000
J2	GAS DISTRIBUTION SYSTEM	3	0.1722	\$0	\$560,917	\$560,917
J3	ELECTRIC COMPANY (INCLUDING C	18	12.7050	\$0	\$16,563,102	\$16,541,497
J4	TELEPHONE COMPANY (INCLUDI	6	0.3000	\$0	\$741,888	\$741,888
J5	RAILROAD	4		\$0	\$9,506,154	\$9,506,154
J6	PIPELAND COMPANY	84		\$0	\$20,415,458	\$17,817,618
J7	CABLE TELEVISION COMPANY	2		\$0	\$142,361	\$142,361
L1	COMMERCIAL PERSONAL PROPE	159		\$0	\$43,847,853	\$42,360,199
L2	INDUSTRIAL AND MANUFACTURIN	27		\$0	\$13,740,548	\$12,727,172
M1	TANGIBLE OTHER PERSONAL, MOB	115		\$464,221	\$8,295,563	\$4,271,825
O	RESIDENTIAL INVENTORY	367	87.3862	\$1,094,402	\$16,326,410	\$16,326,410
S	SPECIAL INVENTORY TAX	6		\$0	\$1,613,664	\$1,613,664
X	TOTALLY EXEMPT PROPERTY	2,164	9,124.1809	\$393,972	\$129,775,629	\$0
Totals			81,361.1814	\$100,468,476	\$2,869,828,559	\$864,501,424

2025 CERTIFIED TOTALS

Property Count: 13,710

SSS - Southmayd/Sadler School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		3	0.3131	\$0	\$101,406	\$12,478
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,241	1,522.7796	\$11,933,698	\$461,076,110	\$287,813,574
A2	REAL-RESIDENTIAL MOBILE HOMES	729	657.1084	\$1,197,937	\$98,826,319	\$45,109,454
A3	REAL-RESIDENTIAL SINGLE FAMILY &	18		\$0	\$1,259,011	\$920,673
A4	REAL-OTHER IMPROVEMENTS WITH	62	101.4443	\$138,278	\$5,864,339	\$5,491,370
B1	REAL-RESIDENTIAL DUPLEXES	6	3.7865	\$0	\$1,369,124	\$1,369,124
B2	REAL-RESIDENTIAL APARTMENTS	2	24.6800	\$75,869,350	\$79,701,803	\$79,701,803
C1	REAL-VAC PLATTED LOTS-RESIDENT	309	375.2685	\$0	\$24,801,647	\$24,276,490
C1C	REAL-VAC PLATTED LOTS - COMMER	24	64.2516	\$0	\$3,549,003	\$3,070,936
D1	REAL-ACREAGE WITH AG	2,000	65,293.5366	\$0	\$1,515,445,760	\$3,573,309
D2	FARM & RANCH IMPS ON AG QUALI	520		\$774,566	\$9,760,264	\$9,675,462
E	REAL-NON QUAL OPEN SPACE LAND	1,055	3,452.7242	\$5,296,873	\$307,192,453	\$194,284,923
F1	COMMERCIAL REAL PROPERTY	90	253.0583	\$475,179	\$38,117,150	\$37,140,000
F2	INDUSTRIAL REAL PROPERTY	12	133.2920	\$2,830,000	\$13,737,204	\$12,483,104
G1	OIL & GAS	5,890		\$0	\$38,538,246	\$36,886,443
J1	WATER SYSTEMS	2	0.1530	\$0	\$53,000	\$53,000
J2	GAS DISTRIBUTION SYSTEM	3	0.1722	\$0	\$560,917	\$560,917
J3	ELECTRIC COMPANY (INCLUDING CC	18	12.7050	\$0	\$16,563,102	\$16,541,497
J4	TELEPHONE COMPANY (INCLUDING	6	0.3000	\$0	\$741,888	\$741,888
J5	RAILROAD	4		\$0	\$9,506,154	\$9,506,154
J6	PIPELAND COMPANY	84		\$0	\$20,415,458	\$17,817,618
J7	CABLE TELEVISION COMPANY	2		\$0	\$142,361	\$142,361
L1	COMMERCIAL PERSONAL PROPER	126		\$0	\$41,575,968	\$40,245,284
L2	INDUSTRIAL PERSONAL PROPERTY	27		\$0	\$13,740,548	\$12,727,172
L4	LEASE ACCOUNTS	51		\$0	\$2,271,885	\$2,114,915
M1	TANGIBLE OTHER PERSONAL, MOBI	115		\$464,221	\$8,295,563	\$4,271,825
O1	RESIDENTIAL INVENTORY	367	87.3862	\$1,094,402	\$16,326,410	\$16,326,410
S		6		\$0	\$1,613,664	\$1,613,664
X	DO NOT USE	2,164	9,124.1809	\$393,972	\$129,775,629	\$0
	Totals		81,107.1404	\$100,468,476	\$2,860,922,386	\$864,471,848

2025 CERTIFIED TOTALS

Property Count: 6

SSS - Southmayd/Sadler School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
D1	REAL-ACREAGE WITH AG	6	253.5410	\$0	\$8,883,953	\$7,356
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$10,205	\$10,205
E	REAL-NON QUAL OPEN SPACE LAND	1	0.5000	\$0	\$12,015	\$12,015
Totals			254.0410	\$0	\$8,906,173	\$29,576

2025 CERTIFIED TOTALS

Property Count: 13,716

SSS - Southmayd/Sadler School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		3	0.3131	\$0	\$101,406	\$12,478
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,241	1,522.7796	\$11,933,698	\$461,076,110	\$287,813,574
A2	REAL-RESIDENTIAL MOBILE HOMES	729	657.1084	\$1,197,937	\$98,826,319	\$45,109,454
A3	REAL-RESIDENTIAL SINGLE FAMILY &	18		\$0	\$1,259,011	\$920,673
A4	REAL-OTHER IMPROVEMENTS WITH	62	101.4443	\$138,278	\$5,864,339	\$5,491,370
B1	REAL-RESIDENTIAL DUPLEXES	6	3.7865	\$0	\$1,369,124	\$1,369,124
B2	REAL-RESIDENTIAL APARTMENTS	2	24.6800	\$75,869,350	\$79,701,803	\$79,701,803
C1	REAL-VAC PLATTED LOTS-RESIDENT	309	375.2685	\$0	\$24,801,647	\$24,276,490
C1C	REAL-VAC PLATTED LOTS - COMMER	24	64.2516	\$0	\$3,549,003	\$3,070,936
D1	REAL-ACREAGE WITH AG	2,006	65,547.0776	\$0	\$1,524,329,713	\$3,580,665
D2	FARM & RANCH IMPS ON AG QUALI	521		\$774,566	\$9,770,469	\$9,685,667
E	REAL-NON QUAL OPEN SPACE LAND	1,056	3,453.2242	\$5,296,873	\$307,204,468	\$194,296,938
F1	COMMERCIAL REAL PROPERTY	90	253.0583	\$475,179	\$38,117,150	\$37,140,000
F2	INDUSTRIAL REAL PROPERTY	12	133.2920	\$2,830,000	\$13,737,204	\$12,483,104
G1	OIL & GAS	5,890		\$0	\$38,538,246	\$36,886,443
J1	WATER SYSTEMS	2	0.1530	\$0	\$53,000	\$53,000
J2	GAS DISTRIBUTION SYSTEM	3	0.1722	\$0	\$560,917	\$560,917
J3	ELECTRIC COMPANY (INCLUDING CC	18	12.7050	\$0	\$16,563,102	\$16,541,497
J4	TELEPHONE COMPANY (INCLUDING	6	0.3000	\$0	\$741,888	\$741,888
J5	RAILROAD	4		\$0	\$9,506,154	\$9,506,154
J6	PIPELAND COMPANY	84		\$0	\$20,415,458	\$17,817,618
J7	CABLE TELEVISION COMPANY	2		\$0	\$142,361	\$142,361
L1	COMMERCIAL PERSONAL PROPER	126		\$0	\$41,575,968	\$40,245,284
L2	INDUSTRIAL PERSONAL PROPERTY	27		\$0	\$13,740,548	\$12,727,172
L4	LEASE ACCOUNTS	51		\$0	\$2,271,885	\$2,114,915
M1	TANGIBLE OTHER PERSONAL, MOBI	115		\$464,221	\$8,295,563	\$4,271,825
O1	RESIDENTIAL INVENTORY	367	87.3862	\$1,094,402	\$16,326,410	\$16,326,410
S		6		\$0	\$1,613,664	\$1,613,664
X	DO NOT USE	2,164	9,124.1809	\$393,972	\$129,775,629	\$0
	Totals		81,361.1814	\$100,468,476	\$2,869,828,559	\$864,501,424

2025 CERTIFIED TOTALS

Property Count: 13,716

SSS - Southmayd/Sadler School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$100,468,476
TOTAL NEW VALUE TAXABLE:	\$96,876,577

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	6	2024 Market Value	\$226,892
EX366	HOUSE BILL 366	251	2024 Market Value	\$72,753

ABSOLUTE EXEMPTIONS VALUE LOSS	\$299,645
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$0
DV1	Disabled Veterans 10% - 29%	3	\$17,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	10	\$86,257
DVHS	Disabled Veteran Homestead	8	\$566,257
HS	HOMESTEAD	54	\$5,687,580
OV65	OVER 65	44	\$1,947,200
PARTIAL EXEMPTIONS VALUE LOSS		123	\$8,329,294
NEW EXEMPTIONS VALUE LOSS			\$8,628,939

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	23	\$909,421
DPS	DISABLED Surviving Spouse	1	\$16,939
HS	HOMESTEAD	1,642	\$56,714,970
OV65	OVER 65	657	\$27,828,743
OV65S	OVER 65 Surviving Spouse	3	\$150,000
INCREASED EXEMPTIONS VALUE LOSS		2,326	\$85,620,073

TOTAL EXEMPTIONS VALUE LOSS	\$94,249,012
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New Ag / Timber Exemptions

2024 Market Value	\$4,071,768	Count: 7
2025 Ag/Timber Use	\$7,389	
NEW AG / TIMBER VALUE LOSS	\$4,064,379	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,934	\$337,244	\$149,099	\$188,145

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,356	\$328,869	\$143,815	\$185,054

2025 CERTIFIED TOTALS

SSS - Southmayd/Sadler School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,934	\$296,253	\$140,000	\$156,253

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,356	\$279,174	\$140,000	\$139,174

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
6	\$8,906,173	\$28,292

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		205,584,395			
Non Homesite:		58,036,232			
Ag Market:		618,671,632			
Timber Market:		0	Total Land	(+)	882,292,259
Improvement		Value			
Homesite:		451,845,680			
Non Homesite:		54,388,735	Total Improvements	(+)	506,234,415
Non Real		Count	Value		
Personal Property:	155		29,394,875		
Mineral Property:	87		35,643		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					29,430,518
					1,417,957,192
Ag		Non Exempt	Exempt		
Total Productivity Market:	618,671,632		0		
Ag Use:	1,931,504		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	616,740,128		0		801,217,064
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	58,120,403
					1,455,379
					741,641,282
					261,656,793
				Net Taxable	=
					479,984,489

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	9,686,880	3,351,982	10,241.75	11,904.13	42			
OV65	177,077,853	67,457,442	208,125.19	217,426.14	679			
Total	186,764,733	70,809,424	218,366.94	229,330.27	721	Freeze Taxable	(-)	70,809,424
Tax Rate	0.9239000							
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count			
OV65	329,215	187,133	76,985	110,148	1			
Total	329,215	187,133	76,985	110,148	1	Transfer Adjustment	(-)	110,148
						Freeze Adjusted Taxable	=	409,064,917

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
3,997,717.71 = 409,064,917 * (0.9239000 / 100) + 218,366.94

Certified Estimate of Market Value: 1,417,957,192
Certified Estimate of Taxable Value: 479,984,489

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

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	42	0	1,448,587	1,448,587
DV1	7	0	35,000	35,000
DV2	7	0	40,459	40,459
DV3	6	0	60,000	60,000
DV4	55	0	357,059	357,059
DV4S	11	0	46,415	46,415
DVHS	40	0	8,481,178	8,481,178
DVHSS	12	0	980,533	980,533
EX-XN	14	0	724,001	724,001
EX-XR	11	0	1,199,812	1,199,812
EX-XV	53	0	24,501,136	24,501,136
EX366	117	0	40,646	40,646
HS	1,611	0	192,691,365	192,691,365
OV65	732	0	29,329,564	29,329,564
OV65S	2	0	60,000	60,000
PC	1	1,598,101	0	1,598,101
PPV	1	13,974	0	13,974
SO	1	48,963	0	48,963
Totals		1,661,038	259,995,755	261,656,793

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		205,584,395			
Non Homesite:		58,036,232			
Ag Market:		618,671,632			
Timber Market:		0	Total Land	(+)	882,292,259
Improvement		Value			
Homesite:		451,845,680			
Non Homesite:		54,388,735	Total Improvements	(+)	506,234,415
Non Real		Count	Value		
Personal Property:	155		29,394,875		
Mineral Property:	87		35,643		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 29,430,518
					1,417,957,192
Ag		Non Exempt	Exempt		
Total Productivity Market:	618,671,632		0		
Ag Use:	1,931,504		0	Productivity Loss	(-) 616,740,128
Timber Use:	0		0	Appraised Value	= 801,217,064
Productivity Loss:	616,740,128		0		
				Homestead Cap	(-) 58,120,403
				23.231 Cap	(-) 1,455,379
				Assessed Value	= 741,641,282
				Total Exemptions Amount	(-) 261,656,793
				(Breakdown on Next Page)	
				Net Taxable	= 479,984,489

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	9,686,880	3,351,982	10,241.75	11,904.13	42		
OV65	177,077,853	67,457,442	208,125.19	217,426.14	679		
Total	186,764,733	70,809,424	218,366.94	229,330.27	721	Freeze Taxable	(-) 70,809,424
Tax Rate	0.9239000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	329,215	187,133	76,985	110,148	1		
Total	329,215	187,133	76,985	110,148	1	Transfer Adjustment	(-) 110,148
						Freeze Adjusted Taxable	= 409,064,917

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 3,997,717.71 = 409,064,917 * (0.9239000 / 100) + 218,366.94

Certified Estimate of Market Value: 1,417,957,192
 Certified Estimate of Taxable Value: 479,984,489

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

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	42	0	1,448,587	1,448,587
DV1	7	0	35,000	35,000
DV2	7	0	40,459	40,459
DV3	6	0	60,000	60,000
DV4	55	0	357,059	357,059
DV4S	11	0	46,415	46,415
DVHS	40	0	8,481,178	8,481,178
DVHSS	12	0	980,533	980,533
EX-XN	14	0	724,001	724,001
EX-XR	11	0	1,199,812	1,199,812
EX-XV	53	0	24,501,136	24,501,136
EX366	117	0	40,646	40,646
HS	1,611	0	192,691,365	192,691,365
OV65	732	0	29,329,564	29,329,564
OV65S	2	0	60,000	60,000
PC	1	1,598,101	0	1,598,101
PPV	1	13,974	0	13,974
SO	1	48,963	0	48,963
Totals		1,661,038	259,995,755	261,656,793

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,427	1,994.1013	\$13,009,780	\$388,696,778	\$211,069,575
B	MULTIFAMILY RESIDENCE	16	5.5956	\$261,501	\$6,109,574	\$5,958,288
C1	VACANT LOTS AND LAND TRACTS	106	126.2811	\$0	\$7,001,820	\$6,902,253
D1	QUALIFIED OPEN-SPACE LAND	949	27,916.9790	\$0	\$618,671,632	\$1,923,008
D2	IMPROVEMENTS ON QUALIFIED OP	325		\$577,410	\$6,544,301	\$6,506,251
E	RURAL LAND, NON QUALIFIED OPE	937	3,774.4048	\$7,264,578	\$309,719,392	\$196,741,948
F1	COMMERCIAL REAL PROPERTY	44	177.9645	\$303,820	\$16,698,987	\$16,642,009
F2	INDUSTRIAL AND MANUFACTURIN	1	1.3720	\$0	\$459,130	\$459,130
G1	OIL AND GAS	8		\$0	\$30,236	\$30,236
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$414,756	\$414,756
J3	ELECTRIC COMPANY (INCLUDING C	6		\$0	\$7,831,974	\$7,831,974
J4	TELEPHONE COMPANY (INCLUDI	4	0.1722	\$0	\$366,347	\$366,347
J6	PIPELAND COMPANY	3		\$0	\$11,012,953	\$9,414,852
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPE	80		\$0	\$8,462,745	\$8,413,782
L2	INDUSTRIAL AND MANUFACTURIN	6		\$0	\$466,546	\$466,546
M1	TANGIBLE OTHER PERSONAL, MOB	62		\$921,071	\$5,045,579	\$2,991,466
O	RESIDENTIAL INVENTORY	26	26.0565	\$626,053	\$3,859,979	\$3,780,198
S	SPECIAL INVENTORY TAX	1		\$0	\$35,262	\$35,262
X	TOTALLY EXEMPT PROPERTY	196	167.3528	\$0	\$26,492,593	\$0
Totals			34,190.2798	\$22,964,213	\$1,417,957,192	\$479,984,489

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,427	1,994.1013	\$13,009,780	\$388,696,778	\$211,069,575
B	MULTIFAMILY RESIDENCE	16	5.5956	\$261,501	\$6,109,574	\$5,958,288
C1	VACANT LOTS AND LAND TRACTS	106	126.2811	\$0	\$7,001,820	\$6,902,253
D1	QUALIFIED OPEN-SPACE LAND	949	27,916.9790	\$0	\$618,671,632	\$1,923,008
D2	IMPROVEMENTS ON QUALIFIED OP	325		\$577,410	\$6,544,301	\$6,506,251
E	RURAL LAND, NON QUALIFIED OPE	937	3,774.4048	\$7,264,578	\$309,719,392	\$196,741,948
F1	COMMERCIAL REAL PROPERTY	44	177.9645	\$303,820	\$16,698,987	\$16,642,009
F2	INDUSTRIAL AND MANUFACTURIN	1	1.3720	\$0	\$459,130	\$459,130
G1	OIL AND GAS	8		\$0	\$30,236	\$30,236
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$414,756	\$414,756
J3	ELECTRIC COMPANY (INCLUDING C	6		\$0	\$7,831,974	\$7,831,974
J4	TELEPHONE COMPANY (INCLUDI	4	0.1722	\$0	\$366,347	\$366,347
J6	PIPELAND COMPANY	3		\$0	\$11,012,953	\$9,414,852
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPE	80		\$0	\$8,462,745	\$8,413,782
L2	INDUSTRIAL AND MANUFACTURIN	6		\$0	\$466,546	\$466,546
M1	TANGIBLE OTHER PERSONAL, MOB	62		\$921,071	\$5,045,579	\$2,991,466
O	RESIDENTIAL INVENTORY	26	26.0565	\$626,053	\$3,859,979	\$3,780,198
S	SPECIAL INVENTORY TAX	1		\$0	\$35,262	\$35,262
X	TOTALLY EXEMPT PROPERTY	196	167.3528	\$0	\$26,492,593	\$0
Totals			34,190.2798	\$22,964,213	\$1,417,957,192	\$479,984,489

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	1,076	1,475.6992	\$11,642,780	\$336,751,159	\$185,441,528
A2	REAL-RESIDENTIAL MOBILE HOMES	344	462.1845	\$1,356,858	\$48,521,646	\$22,688,358
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	4		\$0	\$494,253	\$162,075
A4	REAL-OTHER IMPROVEMENTS WITH	26	56.2176	\$10,142	\$2,929,720	\$2,777,614
B1	REAL-RESIDENTIAL DUPLEXES	14	4.5481	\$261,501	\$4,202,646	\$4,202,646
B2	REAL-RESIDENTIAL APARTMENTS	2	1.0475	\$0	\$1,906,928	\$1,755,642
C1	REAL-VAC PLATTED LOTS-RESIDENT	95	121.7294	\$0	\$6,713,458	\$6,613,891
C1C	REAL-VAC PLATTED LOTS - COMMER	11	4.5517	\$0	\$288,362	\$288,362
D1	REAL-ACREAGE WITH AG	951	27,928.0890	\$0	\$618,899,858	\$2,151,234
D2	FARM & RANCH IMPS ON AG QUALI	325		\$577,410	\$6,544,301	\$6,506,251
E	REAL-NON QUAL OPEN SPACE LAND	937	3,763.2948	\$7,264,578	\$309,491,166	\$196,513,722
F1	COMMERCIAL REAL PROPERTY	44	177.9645	\$303,820	\$16,698,987	\$16,642,009
F2	INDUSTRIAL REAL PROPERTY	1	1.3720	\$0	\$459,130	\$459,130
G1	OIL & GAS	8		\$0	\$30,236	\$30,236
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$414,756	\$414,756
J3	ELECTRIC COMPANY (INCLUDING CC	6		\$0	\$7,831,974	\$7,831,974
J4	TELEPHONE COMPANY (INCLUDING I	4	0.1722	\$0	\$366,347	\$366,347
J6	PIPELAND COMPANY	3		\$0	\$11,012,953	\$9,414,852
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPER	55		\$0	\$7,787,938	\$7,787,938
L2	INDUSTRIAL PERSONAL PROPERTY	6		\$0	\$466,546	\$466,546
L4	LEASE ACCOUNTS	30		\$0	\$674,807	\$625,844
M1	TANGIBLE OTHER PERSONAL, MOBI	62		\$921,071	\$5,045,579	\$2,991,466
O1	RESIDENTIAL INVENTORY	26	26.0565	\$626,053	\$3,859,979	\$3,780,198
S		1		\$0	\$35,262	\$35,262
X	DO NOT USE	196	167.3528	\$0	\$26,492,593	\$0
Totals			34,190.2798	\$22,964,213	\$1,417,957,192	\$479,984,489

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1,076	1,475.6992	\$11,642,780	\$336,751,159	\$185,441,528
A2	REAL-RESIDENTIAL MOBILE HOMES	344	462.1845	\$1,356,858	\$48,521,646	\$22,688,358
A3	REAL-RESIDENTIAL SINGLE FAMILY &	4		\$0	\$494,253	\$162,075
A4	REAL-OTHER IMPROVEMENTS WITH	26	56.2176	\$10,142	\$2,929,720	\$2,777,614
B1	REAL-RESIDENTIAL DUPLEXES	14	4.5481	\$261,501	\$4,202,646	\$4,202,646
B2	REAL-RESIDENTIAL APARTMENTS	2	1.0475	\$0	\$1,906,928	\$1,755,642
C1	REAL-VAC PLATTED LOTS-RESIDENT	95	121.7294	\$0	\$6,713,458	\$6,613,891
C1C	REAL-VAC PLATTED LOTS - COMMER	11	4.5517	\$0	\$288,362	\$288,362
D1	REAL-ACREAGE WITH AG	951	27,928.0890	\$0	\$618,899,858	\$2,151,234
D2	FARM & RANCH IMPS ON AG QUALI	325		\$577,410	\$6,544,301	\$6,506,251
E	REAL-NON QUAL OPEN SPACE LAND	937	3,763.2948	\$7,264,578	\$309,491,166	\$196,513,722
F1	COMMERCIAL REAL PROPERTY	44	177.9645	\$303,820	\$16,698,987	\$16,642,009
F2	INDUSTRIAL REAL PROPERTY	1	1.3720	\$0	\$459,130	\$459,130
G1	OIL & GAS	8		\$0	\$30,236	\$30,236
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$414,756	\$414,756
J3	ELECTRIC COMPANY (INCLUDING CC	6		\$0	\$7,831,974	\$7,831,974
J4	TELEPHONE COMPANY (INCLUDING I	4	0.1722	\$0	\$366,347	\$366,347
J6	PIPELAND COMPANY	3		\$0	\$11,012,953	\$9,414,852
J7	CABLE TELEVISION COMPANY	1		\$0	\$36,608	\$36,608
L1	COMMERCIAL PERSONAL PROPER	55		\$0	\$7,787,938	\$7,787,938
L2	INDUSTRIAL PERSONAL PROPERTY	6		\$0	\$466,546	\$466,546
L4	LEASE ACCOUNTS	30		\$0	\$674,807	\$625,844
M1	TANGIBLE OTHER PERSONAL, MOBI	62		\$921,071	\$5,045,579	\$2,991,466
O1	RESIDENTIAL INVENTORY	26	26.0565	\$626,053	\$3,859,979	\$3,780,198
S		1		\$0	\$35,262	\$35,262
X	DO NOT USE	196	167.3528	\$0	\$26,492,593	\$0
Totals			34,190.2798	\$22,964,213	\$1,417,957,192	\$479,984,489

2025 CERTIFIED TOTALS

Property Count: 3,444

STB - Tom Bean School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$22,964,213
TOTAL NEW VALUE TAXABLE:	\$20,561,726

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	19	2024 Market Value	\$11,422
ABSOLUTE EXEMPTIONS VALUE LOSS				\$11,422

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	4	\$20,000
DV4	Disabled Veterans 70% - 100%	5	\$24,554
DVHS	Disabled Veteran Homestead	5	\$520,826
HS	HOMESTEAD	49	\$5,290,439
OV65	OVER 65	38	\$1,759,431
PARTIAL EXEMPTIONS VALUE LOSS		101	\$7,615,250
NEW EXEMPTIONS VALUE LOSS			\$7,626,672

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	31	\$1,150,719
HS	HOMESTEAD	1,401	\$48,398,681
OV65	OVER 65	507	\$20,686,666
INCREASED EXEMPTIONS VALUE LOSS		1,939	\$70,236,066

TOTAL EXEMPTIONS VALUE LOSS	\$77,862,738
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New Ag / Timber Exemptions

2024 Market Value	\$2,499,471	Count: 7
2025 Ag/Timber Use	\$2,605	
NEW AG / TIMBER VALUE LOSS	\$2,496,866	

New Annexations**New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,587	\$331,323	\$156,859	\$174,464

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,028	\$301,218	\$149,548	\$151,670

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,587	\$312,403	\$140,000	\$172,403

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,028	\$292,026	\$140,000	\$152,026

2025 CERTIFIED TOTALS
STB - Tom Bean School District
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		86,586,259			
Non Homesite:		213,242,781			
Ag Market:		620,830,678			
Timber Market:		0	Total Land	(+)	920,659,718
Improvement		Value			
Homesite:		175,164,326			
Non Homesite:		52,227,926	Total Improvements	(+)	227,392,252
Non Real		Count	Value		
Personal Property:	130		17,576,433		
Mineral Property:	87		492,782		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	18,069,215
					1,166,121,185
Ag	Non Exempt	Exempt			
Total Productivity Market:	620,830,678	0			
Ag Use:	1,237,965	0	Productivity Loss	(-)	619,592,713
Timber Use:	0	0	Appraised Value	=	546,528,472
Productivity Loss:	619,592,713	0			
			Homestead Cap	(-)	18,828,695
			23.231 Cap	(-)	32,889,209
			Assessed Value	=	494,810,568
			Total Exemptions Amount (Breakdown on Next Page)	(-)	250,857,623
			Net Taxable	=	243,952,945

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,409,048	277,023	1,180.94	1,631.60	7		
OV65	61,066,668	25,612,477	83,039.21	84,867.27	208		
Total	62,475,716	25,889,500	84,220.15	86,498.87	215	Freeze Taxable	(-) 25,889,500
Tax Rate	1.2269000						
						Freeze Adjusted Taxable	= 218,063,445

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,759,640.56 = 218,063,445 * (1.2269000 / 100) + 84,220.15

Certified Estimate of Market Value: 1,166,121,185
Certified Estimate of Taxable Value: 243,952,945

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

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	0	240,109	240,109
DV1	1	0	5,000	5,000
DV2	2	0	15,000	15,000
DV3	1	0	10,000	10,000
DV4	15	0	108,000	108,000
DV4S	1	0	0	0
DVHS	10	0	1,895,777	1,895,777
EX-XN	8	0	399,226	399,226
EX-XV	120	0	169,206,636	169,206,636
EX366	75	0	38,369	38,369
HS	541	0	69,427,913	69,427,913
OV65	217	0	9,378,333	9,378,333
PPV	1	7,500	0	7,500
SO	3	125,760	0	125,760
Totals		133,260	250,724,363	250,857,623

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		86,586,259			
Non Homesite:		213,242,781			
Ag Market:		620,830,678			
Timber Market:		0	Total Land	(+)	920,659,718
Improvement		Value			
Homesite:		175,164,326			
Non Homesite:		52,227,926	Total Improvements	(+)	227,392,252
Non Real		Count	Value		
Personal Property:	130		17,576,433		
Mineral Property:	87		492,782		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	18,069,215
					1,166,121,185
Ag	Non Exempt	Exempt			
Total Productivity Market:	620,830,678	0			
Ag Use:	1,237,965	0	Productivity Loss	(-)	619,592,713
Timber Use:	0	0	Appraised Value	=	546,528,472
Productivity Loss:	619,592,713	0			
			Homestead Cap	(-)	18,828,695
			23.231 Cap	(-)	32,889,209
			Assessed Value	=	494,810,568
			Total Exemptions Amount (Breakdown on Next Page)	(-)	250,857,623
			Net Taxable	=	243,952,945

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,409,048	277,023	1,180.94	1,631.60	7		
OV65	61,066,668	25,612,477	83,039.21	84,867.27	208		
Total	62,475,716	25,889,500	84,220.15	86,498.87	215	Freeze Taxable	(-) 25,889,500
Tax Rate	1.2269000						
						Freeze Adjusted Taxable	= 218,063,445

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
2,759,640.56 = 218,063,445 * (1.2269000 / 100) + 84,220.15

Certified Estimate of Market Value: 1,166,121,185
Certified Estimate of Taxable Value: 243,952,945

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

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	7	0	240,109	240,109
DV1	1	0	5,000	5,000
DV2	2	0	15,000	15,000
DV3	1	0	10,000	10,000
DV4	15	0	108,000	108,000
DV4S	1	0	0	0
DVHS	10	0	1,895,777	1,895,777
EX-XN	8	0	399,226	399,226
EX-XV	120	0	169,206,636	169,206,636
EX366	75	0	38,369	38,369
HS	541	0	69,427,913	69,427,913
OV65	217	0	9,378,333	9,378,333
PPV	1	7,500	0	7,500
SO	3	125,760	0	125,760
Totals		133,260	250,724,363	250,857,623

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	565	423.9483	\$2,831,655	\$182,243,774	\$107,693,692
B	MULTIFAMILY RESIDENCE	14	6.4049	\$0	\$7,486,159	\$7,486,159
C1	VACANT LOTS AND LAND TRACTS	91	84.3971	\$0	\$11,495,696	\$11,007,711
D1	QUALIFIED OPEN-SPACE LAND	443	15,708.2480	\$0	\$620,830,678	\$1,234,557
D2	IMPROVEMENTS ON QUALIFIED OP	158		\$2,258,219	\$9,124,289	\$9,114,245
E	RURAL LAND, NON QUALIFIED OPE	237	482.2010	\$3,269,108	\$89,328,122	\$64,536,452
F1	COMMERCIAL REAL PROPERTY	44	31.8138	\$506,945	\$16,478,787	\$16,418,076
F2	INDUSTRIAL AND MANUFACTURIN	2	3.0000	\$0	\$234,000	\$234,000
G1	OIL AND GAS	45		\$0	\$485,667	\$485,667
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING C	6		\$0	\$4,283,978	\$4,283,978
J4	TELEPHONE COMPANY (INCLUDI	3	0.1722	\$0	\$225,232	\$225,232
J5	RAILROAD	2		\$0	\$4,224,716	\$4,224,716
J7	CABLE TELEVISION COMPANY	2		\$0	\$350,547	\$350,547
L1	COMMERCIAL PERSONAL PROPE	71		\$0	\$6,574,601	\$6,448,841
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$541,928	\$541,928
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$997,806	\$523,645
O	RESIDENTIAL INVENTORY	67	63.0580	\$1,992,225	\$8,447,729	\$8,112,566
X	TOTALLY EXEMPT PROPERTY	204	4,941.6417	\$0	\$201,736,543	\$0
Totals			21,744.9604	\$10,858,152	\$1,166,121,185	\$243,952,945

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	565	423.9483	\$2,831,655	\$182,243,774	\$107,693,692
B	MULTIFAMILY RESIDENCE	14	6.4049	\$0	\$7,486,159	\$7,486,159
C1	VACANT LOTS AND LAND TRACTS	91	84.3971	\$0	\$11,495,696	\$11,007,711
D1	QUALIFIED OPEN-SPACE LAND	443	15,708.2480	\$0	\$620,830,678	\$1,234,557
D2	IMPROVEMENTS ON QUALIFIED OP	158		\$2,258,219	\$9,124,289	\$9,114,245
E	RURAL LAND, NON QUALIFIED OPE	237	482.2010	\$3,269,108	\$89,328,122	\$64,536,452
F1	COMMERCIAL REAL PROPERTY	44	31.8138	\$506,945	\$16,478,787	\$16,418,076
F2	INDUSTRIAL AND MANUFACTURIN	2	3.0000	\$0	\$234,000	\$234,000
G1	OIL AND GAS	45		\$0	\$485,667	\$485,667
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING C	6		\$0	\$4,283,978	\$4,283,978
J4	TELEPHONE COMPANY (INCLUDI	3	0.1722	\$0	\$225,232	\$225,232
J5	RAILROAD	2		\$0	\$4,224,716	\$4,224,716
J7	CABLE TELEVISION COMPANY	2		\$0	\$350,547	\$350,547
L1	COMMERCIAL PERSONAL PROPE	71		\$0	\$6,574,601	\$6,448,841
L2	INDUSTRIAL AND MANUFACTURIN	5		\$0	\$541,928	\$541,928
M1	TANGIBLE OTHER PERSONAL, MOB	8		\$0	\$997,806	\$523,645
O	RESIDENTIAL INVENTORY	67	63.0580	\$1,992,225	\$8,447,729	\$8,112,566
X	TOTALLY EXEMPT PROPERTY	204	4,941.6417	\$0	\$201,736,543	\$0
Totals			21,744.9604	\$10,858,152	\$1,166,121,185	\$243,952,945

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	529	377.9991	\$2,742,727	\$175,866,214	\$104,029,535
A2	REAL-RESIDENTIAL MOBILE HOMES	24	25.2615	\$88,928	\$4,383,869	\$1,798,761
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1		\$0	\$57,669	\$57,669
A4	REAL-OTHER IMPROVEMENTS WITH	11	20.6877	\$0	\$1,936,022	\$1,807,727
B1	REAL-RESIDENTIAL DUPLEXES	13	3.3039	\$0	\$6,661,013	\$6,661,013
B2	REAL-RESIDENTIAL APARTMENTS	2	3.1010	\$0	\$825,146	\$825,146
C1	REAL-VAC PLATTED LOTS-RESIDENT	63	55.7093	\$0	\$7,946,126	\$7,591,655
C1C	REAL-VAC PLATTED LOTS - COMMER	28	28.6878	\$0	\$3,549,570	\$3,416,056
D1	REAL-ACREAGE WITH AG	443	15,708.2480	\$0	\$620,830,678	\$1,234,557
D2	FARM & RANCH IMPS ON AG QUALI	158		\$2,258,219	\$9,124,289	\$9,114,245
E	REAL-NON QUAL OPEN SPACE LAND	237	482.2010	\$3,269,108	\$89,328,122	\$64,536,452
F1	COMMERCIAL REAL PROPERTY	44	31.8138	\$506,945	\$16,478,787	\$16,418,076
F2	INDUSTRIAL REAL PROPERTY	2	3.0000	\$0	\$234,000	\$234,000
G1	OIL & GAS	45		\$0	\$485,667	\$485,667
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING CC	6		\$0	\$4,283,978	\$4,283,978
J4	TELEPHONE COMPANY (INCLUDING I	3	0.1722	\$0	\$225,232	\$225,232
J5	RAILROAD	2		\$0	\$4,224,716	\$4,224,716
J7	CABLE TELEVISION COMPANY	2		\$0	\$350,547	\$350,547
L1	COMMERCIAL PERSONAL PROPER	53		\$0	\$5,384,196	\$5,350,053
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$541,928	\$541,928
L4	LEASE ACCOUNTS	24		\$0	\$1,190,405	\$1,098,788
M1	TANGIBLE OTHER PERSONAL, MOBI	8		\$0	\$997,806	\$523,645
O1	RESIDENTIAL INVENTORY	67	63.0580	\$1,992,225	\$8,447,729	\$8,112,566
X	DO NOT USE	204	4,941.6417	\$0	\$201,736,543	\$0
Totals			21,744.9604	\$10,858,152	\$1,166,121,185	\$243,952,945

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	529	377.9991	\$2,742,727	\$175,866,214	\$104,029,535
A2	REAL-RESIDENTIAL MOBILE HOMES	24	25.2615	\$88,928	\$4,383,869	\$1,798,761
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1		\$0	\$57,669	\$57,669
A4	REAL-OTHER IMPROVEMENTS WITH	11	20.6877	\$0	\$1,936,022	\$1,807,727
B1	REAL-RESIDENTIAL DUPLEXES	13	3.3039	\$0	\$6,661,013	\$6,661,013
B2	REAL-RESIDENTIAL APARTMENTS	2	3.1010	\$0	\$825,146	\$825,146
C1	REAL-VAC PLATTED LOTS-RESIDENT	63	55.7093	\$0	\$7,946,126	\$7,591,655
C1C	REAL-VAC PLATTED LOTS - COMMER	28	28.6878	\$0	\$3,549,570	\$3,416,056
D1	REAL-ACREAGE WITH AG	443	15,708.2480	\$0	\$620,830,678	\$1,234,557
D2	FARM & RANCH IMPS ON AG QUALI	158		\$2,258,219	\$9,124,289	\$9,114,245
E	REAL-NON QUAL OPEN SPACE LAND	237	482.2010	\$3,269,108	\$89,328,122	\$64,536,452
F1	COMMERCIAL REAL PROPERTY	44	31.8138	\$506,945	\$16,478,787	\$16,418,076
F2	INDUSTRIAL REAL PROPERTY	2	3.0000	\$0	\$234,000	\$234,000
G1	OIL & GAS	45		\$0	\$485,667	\$485,667
J2	GAS DISTRIBUTION SYSTEM	2	0.0754	\$0	\$1,030,933	\$1,030,933
J3	ELECTRIC COMPANY (INCLUDING CC	6		\$0	\$4,283,978	\$4,283,978
J4	TELEPHONE COMPANY (INCLUDING I	3	0.1722	\$0	\$225,232	\$225,232
J5	RAILROAD	2		\$0	\$4,224,716	\$4,224,716
J7	CABLE TELEVISION COMPANY	2		\$0	\$350,547	\$350,547
L1	COMMERCIAL PERSONAL PROPER	53		\$0	\$5,384,196	\$5,350,053
L2	INDUSTRIAL PERSONAL PROPERTY	5		\$0	\$541,928	\$541,928
L4	LEASE ACCOUNTS	24		\$0	\$1,190,405	\$1,098,788
M1	TANGIBLE OTHER PERSONAL, MOBI	8		\$0	\$997,806	\$523,645
O1	RESIDENTIAL INVENTORY	67	63.0580	\$1,992,225	\$8,447,729	\$8,112,566
X	DO NOT USE	204	4,941.6417	\$0	\$201,736,543	\$0
Totals			21,744.9604	\$10,858,152	\$1,166,121,185	\$243,952,945

2025 CERTIFIED TOTALS

Property Count: 1,637

STI - Tioga School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$10,858,152
TOTAL NEW VALUE TAXABLE:	\$10,602,918

New Exemptions

Exemption	Description	Count		
EX366	HOUSE BILL 366	17	2024 Market Value	\$5,495
ABSOLUTE EXEMPTIONS VALUE LOSS				\$5,495

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV4	Disabled Veterans 70% - 100%	4	\$48,000
HS	HOMESTEAD	14	\$1,530,776
OV65	OVER 65	9	\$378,425
PARTIAL EXEMPTIONS VALUE LOSS		28	\$1,964,701
NEW EXEMPTIONS VALUE LOSS			\$1,970,196

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	4	\$200,000
HS	HOMESTEAD	492	\$18,070,372
OV65	OVER 65	164	\$7,002,673
INCREASED EXEMPTIONS VALUE LOSS		660	\$25,273,045

TOTAL EXEMPTIONS VALUE LOSS	\$27,243,241
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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
534	\$371,952	\$164,058	\$207,894

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
404	\$344,278	\$161,886	\$182,392

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
534	\$340,531	\$144,096	\$196,435

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
404	\$338,093	\$147,750	\$190,343

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
STI - Tioga School District

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,469,368			
Non Homesite:		2,182,630			
Ag Market:		30,198,107			
Timber Market:		0	Total Land	(+)	36,850,105
Improvement		Value			
Homesite:		7,937,898			
Non Homesite:		788,543	Total Improvements	(+)	8,726,441
Non Real		Count	Value		
Personal Property:	11		7,886,234		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	7,886,234
					53,462,780
Ag	Non Exempt	Exempt			
Total Productivity Market:	30,198,107	0			
Ag Use:	73,318	0	Productivity Loss	(-)	30,124,789
Timber Use:	0	0	Appraised Value	=	23,337,991
Productivity Loss:	30,124,789	0	Homestead Cap	(-)	1,166,775
			23.231 Cap	(-)	12,361
			Assessed Value	=	22,158,855
			Total Exemptions Amount (Breakdown on Next Page)	(-)	4,116,537
			Net Taxable	=	18,042,318
Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count
OV65	3,949,981	2,104,808	3,445.38	3,661.30	10
Total	3,949,981	2,104,808	3,445.38	3,661.30	10
Tax Rate	1.2072000				
			Freeze Taxable	(-)	2,104,808
			Freeze Adjusted Taxable	=	15,937,510

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 195,843.00 = 15,937,510 * (1.2072000 / 100) + 3,445.38

Certified Estimate of Market Value: 53,462,780
 Certified Estimate of Taxable Value: 18,042,318

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

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	2	0	1,138	1,138
DVHS	3	0	660,243	660,243
EX-XR	2	0	101,903	101,903
EX366	4	0	3,374	3,374
HS	22	0	2,809,879	2,809,879
OV65	10	0	540,000	540,000
Totals		0	4,116,537	4,116,537

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		4,469,368			
Non Homesite:		2,182,630			
Ag Market:		30,198,107			
Timber Market:		0	Total Land	(+)	36,850,105
Improvement		Value			
Homesite:		7,937,898			
Non Homesite:		788,543	Total Improvements	(+)	8,726,441
Non Real		Count	Value		
Personal Property:	11		7,886,234		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	7,886,234
					53,462,780
Ag	Non Exempt	Exempt			
Total Productivity Market:	30,198,107	0			
Ag Use:	73,318	0	Productivity Loss	(-)	30,124,789
Timber Use:	0	0	Appraised Value	=	23,337,991
Productivity Loss:	30,124,789	0	Homestead Cap	(-)	1,166,775
			23.231 Cap	(-)	12,361
			Assessed Value	=	22,158,855
			Total Exemptions Amount	(-)	4,116,537
			(Breakdown on Next Page)		
			Net Taxable	=	18,042,318
Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count
OV65	3,949,981	2,104,808	3,445.38	3,661.30	10
Total	3,949,981	2,104,808	3,445.38	3,661.30	10
Tax Rate	1.2072000				
			Freeze Taxable	(-)	2,104,808
			Freeze Adjusted Taxable	=	15,937,510

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 195,843.00 = 15,937,510 * (1.2072000 / 100) + 3,445.38

Certified Estimate of Market Value: 53,462,780
 Certified Estimate of Taxable Value: 18,042,318

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

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DV4	2	0	1,138	1,138
DVHS	3	0	660,243	660,243
EX-XR	2	0	101,903	101,903
EX366	4	0	3,374	3,374
HS	22	0	2,809,879	2,809,879
OV65	10	0	540,000	540,000
Totals		0	4,116,537	4,116,537

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	9	23.1297	\$101,982	\$2,754,500	\$1,885,273
C1	VACANT LOTS AND LAND TRACTS	3	9.2352	\$0	\$612,589	\$612,589
D1	QUALIFIED OPEN-SPACE LAND	36	1,059.9060	\$0	\$30,198,107	\$72,180
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$6,995	\$120,045	\$120,045
E	RURAL LAND, NON QUALIFIED OPE	27	113.8412	\$626,833	\$10,619,633	\$6,299,602
F1	COMMERCIAL REAL PROPERTY	3	22.0000	\$0	\$1,169,769	\$1,169,769
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$14,400	\$14,400
J6	PIPELAND COMPANY	3		\$0	\$1,224,384	\$1,224,384
L1	COMMERCIAL PERSONAL PROPE	3		\$0	\$6,644,076	\$6,644,076
X	TOTALLY EXEMPT PROPERTY	6	0.4200	\$0	\$105,277	\$0
Totals			1,228.5321	\$735,810	\$53,462,780	\$18,042,318

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	9	23.1297	\$101,982	\$2,754,500	\$1,885,273
C1	VACANT LOTS AND LAND TRACTS	3	9.2352	\$0	\$612,589	\$612,589
D1	QUALIFIED OPEN-SPACE LAND	36	1,059.9060	\$0	\$30,198,107	\$72,180
D2	IMPROVEMENTS ON QUALIFIED OP	8		\$6,995	\$120,045	\$120,045
E	RURAL LAND, NON QUALIFIED OPE	27	113.8412	\$626,833	\$10,619,633	\$6,299,602
F1	COMMERCIAL REAL PROPERTY	3	22.0000	\$0	\$1,169,769	\$1,169,769
J3	ELECTRIC COMPANY (INCLUDING C	1		\$0	\$14,400	\$14,400
J6	PIPELAND COMPANY	3		\$0	\$1,224,384	\$1,224,384
L1	COMMERCIAL PERSONAL PROPE	3		\$0	\$6,644,076	\$6,644,076
X	TOTALLY EXEMPT PROPERTY	6	0.4200	\$0	\$105,277	\$0
Totals			1,228.5321	\$735,810	\$53,462,780	\$18,042,318

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	6	18.0957	\$101,982	\$2,453,320	\$1,596,454
A2	REAL-RESIDENTIAL MOBILE HOMES	1	1.2400	\$0	\$112,420	\$112,420
A4	REAL-OTHER IMPROVEMENTS WITH	2	3.7940	\$0	\$188,760	\$176,399
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	9.2352	\$0	\$612,589	\$612,589
D1	REAL-ACREAGE WITH AG	36	1,059.9060	\$0	\$30,198,107	\$72,180
D2	FARM & RANCH IMPS ON AG QUALI	8		\$6,995	\$120,045	\$120,045
E	REAL-NON QUAL OPEN SPACE LAND	27	113.8412	\$626,833	\$10,619,633	\$6,299,602
F1	COMMERCIAL REAL PROPERTY	3	22.0000	\$0	\$1,169,769	\$1,169,769
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$14,400	\$14,400
J6	PIPELAND COMPANY	3		\$0	\$1,224,384	\$1,224,384
L1	COMMERCIAL PERSONAL PROPER	3		\$0	\$6,644,076	\$6,644,076
X	DO NOT USE	6	0.4200	\$0	\$105,277	\$0
Totals			1,228.5321	\$735,810	\$53,462,780	\$18,042,318

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	6	18.0957	\$101,982	\$2,453,320	\$1,596,454
A2	REAL-RESIDENTIAL MOBILE HOMES	1	1.2400	\$0	\$112,420	\$112,420
A4	REAL-OTHER IMPROVEMENTS WITH	2	3.7940	\$0	\$188,760	\$176,399
C1	REAL-VAC PLATTED LOTS-RESIDENT	3	9.2352	\$0	\$612,589	\$612,589
D1	REAL-ACREAGE WITH AG	36	1,059.9060	\$0	\$30,198,107	\$72,180
D2	FARM & RANCH IMPS ON AG QUALI	8		\$6,995	\$120,045	\$120,045
E	REAL-NON QUAL OPEN SPACE LAND	27	113.8412	\$626,833	\$10,619,633	\$6,299,602
F1	COMMERCIAL REAL PROPERTY	3	22.0000	\$0	\$1,169,769	\$1,169,769
J3	ELECTRIC COMPANY (INCLUDING CC	1		\$0	\$14,400	\$14,400
J6	PIPELAND COMPANY	3		\$0	\$1,224,384	\$1,224,384
L1	COMMERCIAL PERSONAL PROPER	3		\$0	\$6,644,076	\$6,644,076
X	DO NOT USE	6	0.4200	\$0	\$105,277	\$0
Totals			1,228.5321	\$735,810	\$53,462,780	\$18,042,318

2025 CERTIFIED TOTALS

Property Count: 73

STR - Trenton School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$735,810
TOTAL NEW VALUE TAXABLE:	\$735,810

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
HS	HOMESTEAD	19	\$684,706
OV65	OVER 65	8	\$400,000
INCREASED EXEMPTIONS VALUE LOSS		27	\$1,084,706

TOTAL EXEMPTIONS VALUE LOSS \$1,084,706**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
22	\$426,119	\$180,757	\$245,362

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
3	\$368,806	\$160,832	\$207,974

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
22	\$415,944	\$140,000	\$275,944

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
3	\$390,650	\$140,000	\$250,650

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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2025 CERTIFIED TOTALS
STR - Trenton School District
Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 7,945

SVA - Van Alstyne School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		652,433,646			
Non Homesite:		309,271,551			
Ag Market:		1,001,127,106			
Timber Market:		0	Total Land	(+)	1,962,832,303
Improvement		Value			
Homesite:		1,657,724,568			
Non Homesite:		391,123,885	Total Improvements	(+)	2,048,848,453
Non Real		Count	Value		
Personal Property:	494		155,997,750		
Mineral Property:	34		86,069		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					156,083,819
					4,167,764,575
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,001,127,106		0		
Ag Use:	1,701,207		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	999,425,899		0		3,168,338,676
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	96,202,305
					22,080,630
					3,050,055,741
					909,831,550
				Net Taxable	=
					2,140,224,191

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	17,900,074	8,118,887	41,349.15	46,020.30	51		
DPS	467,234	267,234	0.00	0.00	1		
OV65	398,519,602	211,202,963	1,087,759.67	1,111,680.03	998		
Total	416,886,910	219,589,084	1,129,108.82	1,157,700.33	1,050	Freeze Taxable	(-)
Tax Rate	1.1748000						219,589,084
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	548,448	393,325	326,827	66,498	1		
Total	548,448	393,325	326,827	66,498	1	Transfer Adjustment	(-)
						Freeze Adjusted Taxable	=
							1,920,568,609

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
23,691,948.84 = 1,920,568,609 * (1.1748000 / 100) + 1,129,108.82

Certified Estimate of Market Value: 4,167,764,575
Certified Estimate of Taxable Value: 2,140,224,191

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

2025 CERTIFIED TOTALS

Property Count: 7,945

SVA - Van Alstyne School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	53	0	2,446,680	2,446,680
DPS	1	0	60,000	60,000
DV1	16	0	80,000	80,000
DV2	17	0	123,750	123,750
DV3	25	0	250,000	250,000
DV4	154	0	980,440	980,440
DV4S	3	0	24,000	24,000
DVHS	150	0	50,082,851	50,082,851
DVHSS	4	0	886,317	886,317
EX-XG	2	0	312,673	312,673
EX-XL	1	0	129,700	129,700
EX-XN	19	0	5,689,168	5,689,168
EX-XR	11	0	2,280,650	2,280,650
EX-XU	2	0	921,813	921,813
EX-XV	158	0	264,760,347	264,760,347
EX-XV (Prorated)	2	0	206,157	206,157
EX366	103	0	80,872	80,872
FR	2	20,644,124	0	20,644,124
HS	3,852	0	502,159,149	502,159,149
OV65	1,120	0	57,243,179	57,243,179
OV65S	2	0	120,000	120,000
SO	8	349,680	0	349,680
Totals		20,993,804	888,837,746	909,831,550

2025 CERTIFIED TOTALS

Property Count: 7

SVA - Van Alstyne School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land			Value		
Homesite:		1,067,900			
Non Homesite:		0			
Ag Market:		2,651,817			
Timber Market:		0	Total Land	(+)	3,719,717
Improvement			Value		
Homesite:		1,925,713			
Non Homesite:		0	Total Improvements	(+)	1,925,713
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	5,645,430
Ag	Non Exempt	Exempt			
Total Productivity Market:	2,651,817	0			
Ag Use:	3,305	0	Productivity Loss	(-)	2,648,512
Timber Use:	0	0	Appraised Value	=	2,996,918
Productivity Loss:	2,648,512	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	0
			Assessed Value	=	2,744,809
			Total Exemptions Amount (Breakdown on Next Page)	(-)	700,000
			Net Taxable	=	2,044,809

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 24,022.42 = 2,044,809 * (1.174800 / 100)

Certified Estimate of Market Value:	5,505,629
Certified Estimate of Taxable Value:	2,023,735
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 7

SVA - Van Alstyne School District
Under ARB Review Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
HS	6	0	700,000	700,000
Totals		0	700,000	700,000

2025 CERTIFIED TOTALS

Property Count: 7,952

SVA - Van Alstyne School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		653,501,546			
Non Homesite:		309,271,551			
Ag Market:		1,003,778,923			
Timber Market:		0	Total Land	(+)	1,966,552,020
Improvement		Value			
Homesite:		1,659,650,281			
Non Homesite:		391,123,885	Total Improvements	(+)	2,050,774,166
Non Real		Count	Value		
Personal Property:	494		155,997,750		
Mineral Property:	34		86,069		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					156,083,819
					4,173,410,005
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,003,778,923		0		
Ag Use:	1,704,512		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	1,002,074,411		0		3,171,335,594
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	910,531,550
				Net Taxable	=
					2,142,269,000

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	17,900,074	8,118,887	41,349.15	46,020.30	51		
DPS	467,234	267,234	0.00	0.00	1		
OV65	398,519,602	211,202,963	1,087,759.67	1,111,680.03	998		
Total	416,886,910	219,589,084	1,129,108.82	1,157,700.33	1,050	Freeze Taxable	(-)
Tax Rate	1.1748000						219,589,084
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	548,448	393,325	326,827	66,498	1		
Total	548,448	393,325	326,827	66,498	1	Transfer Adjustment	(-)
						Freeze Adjusted Taxable	=
							1,922,613,418

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
23,715,971.25 = 1,922,613,418 * (1.1748000 / 100) + 1,129,108.82

Certified Estimate of Market Value: 4,173,270,204
Certified Estimate of Taxable Value: 2,142,247,926

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

2025 CERTIFIED TOTALS

Property Count: 7,952

SVA - Van Alstyne School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	53	0	2,446,680	2,446,680
DPS	1	0	60,000	60,000
DV1	16	0	80,000	80,000
DV2	17	0	123,750	123,750
DV3	25	0	250,000	250,000
DV4	154	0	980,440	980,440
DV4S	3	0	24,000	24,000
DVHS	150	0	50,082,851	50,082,851
DVHSS	4	0	886,317	886,317
EX-XG	2	0	312,673	312,673
EX-XL	1	0	129,700	129,700
EX-XN	19	0	5,689,168	5,689,168
EX-XR	11	0	2,280,650	2,280,650
EX-XU	2	0	921,813	921,813
EX-XV	158	0	264,760,347	264,760,347
EX-XV (Prorated)	2	0	206,157	206,157
EX366	103	0	80,872	80,872
FR	2	20,644,124	0	20,644,124
HS	3,858	0	502,859,149	502,859,149
OV65	1,120	0	57,243,179	57,243,179
OV65S	2	0	120,000	120,000
SO	8	349,680	0	349,680
Totals		20,993,804	889,537,746	910,531,550

2025 CERTIFIED TOTALS

Property Count: 7,945

SVA - Van Alstyne School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,440	2,920.5117	\$183,649,351	\$1,892,466,808	\$1,308,451,958
B	MULTIFAMILY RESIDENCE	49	9.6280	\$0	\$48,364,750	\$48,158,739
C1	VACANT LOTS AND LAND TRACTS	344	383.1936	\$0	\$48,494,398	\$46,266,421
D1	QUALIFIED OPEN-SPACE LAND	1,027	25,919.9462	\$0	\$1,001,127,106	\$1,696,976
D2	IMPROVEMENTS ON QUALIFIED OP	309		\$467,836	\$8,404,380	\$8,363,389
E	RURAL LAND, NON QUALIFIED OPE	806	3,337.1585	\$13,637,941	\$432,177,949	\$313,435,800
F1	COMMERCIAL REAL PROPERTY	196	314.4690	\$3,916,697	\$149,580,692	\$145,232,468
F2	INDUSTRIAL AND MANUFACTURIN	12	75.1622	\$0	\$26,508,798	\$23,791,846
G1	OIL AND GAS	11		\$0	\$81,552	\$81,552
J2	GAS DISTRIBUTION SYSTEM	3	0.1148	\$0	\$5,530,227	\$5,530,227
J3	ELECTRIC COMPANY (INCLUDING C	10	2.8140	\$0	\$21,822,465	\$21,822,465
J4	TELEPHONE COMPANY (INCLUDI	8	1.5190	\$0	\$1,025,471	\$1,013,102
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J6	PIPELAND COMPANY	3		\$0	\$8,929,113	\$8,929,113
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPE	331		\$517,659	\$60,305,078	\$59,955,398
L2	INDUSTRIAL AND MANUFACTURIN	28		\$0	\$47,367,450	\$26,723,326
M1	TANGIBLE OTHER PERSONAL, MOB	31		\$281,531	\$2,572,073	\$1,760,997
O	RESIDENTIAL INVENTORY	787	233.1170	\$69,454,175	\$123,294,844	\$113,151,045
S	SPECIAL INVENTORY TAX	12		\$0	\$5,644,814	\$5,644,814
X	TOTALLY EXEMPT PROPERTY	298	785.4464	\$0	\$283,852,052	\$0
Totals			33,983.0804	\$271,925,190	\$4,167,764,575	\$2,140,224,191

2025 CERTIFIED TOTALS

Property Count: 7

SVA - Van Alstyne School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	5	2.7350	\$0	\$2,171,154	\$1,511,961
D1	QUALIFIED OPEN-SPACE LAND	1	101.1430	\$0	\$2,651,817	\$3,305
E	RURAL LAND, NON QUALIFIED OPE	1	6.7490	\$0	\$822,459	\$529,543
Totals			110.6270	\$0	\$5,645,430	\$2,044,809

2025 CERTIFIED TOTALS

Property Count: 7,952

SVA - Van Alstyne School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,445	2,923.2467	\$183,649,351	\$1,894,637,962	\$1,309,963,919
B	MULTIFAMILY RESIDENCE	49	9.6280	\$0	\$48,364,750	\$48,158,739
C1	VACANT LOTS AND LAND TRACTS	344	383.1936	\$0	\$48,494,398	\$46,266,421
D1	QUALIFIED OPEN-SPACE LAND	1,028	26,021.0892	\$0	\$1,003,778,923	\$1,700,281
D2	IMPROVEMENTS ON QUALIFIED OP	309		\$467,836	\$8,404,380	\$8,363,389
E	RURAL LAND, NON QUALIFIED OPE	807	3,343.9075	\$13,637,941	\$433,000,408	\$313,965,343
F1	COMMERCIAL REAL PROPERTY	196	314.4690	\$3,916,697	\$149,580,692	\$145,232,468
F2	INDUSTRIAL AND MANUFACTURIN	12	75.1622	\$0	\$26,508,798	\$23,791,846
G1	OIL AND GAS	11		\$0	\$81,552	\$81,552
J2	GAS DISTRIBUTION SYSTEM	3	0.1148	\$0	\$5,530,227	\$5,530,227
J3	ELECTRIC COMPANY (INCLUDING C	10	2.8140	\$0	\$21,822,465	\$21,822,465
J4	TELEPHONE COMPANY (INCLUDI	8	1.5190	\$0	\$1,025,471	\$1,013,102
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J6	PIPELAND COMPANY	3		\$0	\$8,929,113	\$8,929,113
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPE	331		\$517,659	\$60,305,078	\$59,955,398
L2	INDUSTRIAL AND MANUFACTURIN	28		\$0	\$47,367,450	\$26,723,326
M1	TANGIBLE OTHER PERSONAL, MOB	31		\$281,531	\$2,572,073	\$1,760,997
O	RESIDENTIAL INVENTORY	787	233.1170	\$69,454,175	\$123,294,844	\$113,151,045
S	SPECIAL INVENTORY TAX	12		\$0	\$5,644,814	\$5,644,814
X	TOTALLY EXEMPT PROPERTY	298	785.4464	\$0	\$283,852,052	\$0
Totals			34,093.7074	\$271,925,190	\$4,173,410,005	\$2,142,269,000

2025 CERTIFIED TOTALS

Property Count: 7,945

SVA - Van Alstyne School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	4,294	2,756.7781	\$182,865,702	\$1,866,304,891	\$1,292,344,284
A2	REAL-RESIDENTIAL MOBILE HOMES	126	123.6365	\$750,981	\$21,910,283	\$12,185,054
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	4	0.4474	\$0	\$324,056	\$126,414
A4	REAL-OTHER IMPROVEMENTS WITH	30	39.6497	\$32,668	\$3,927,578	\$3,796,206
B1	REAL-RESIDENTIAL DUPLEXES	42	7.8078	\$0	\$15,296,210	\$15,090,199
B2	REAL-RESIDENTIAL APARTMENTS	11	1.8202	\$0	\$33,068,540	\$33,068,540
C1	REAL-VAC PLATTED LOTS-RESIDENT	300	286.1768	\$0	\$29,175,496	\$28,472,891
C1C	REAL-VAC PLATTED LOTS - COMMER	44	97.0168	\$0	\$19,318,902	\$17,793,530
D1	REAL-ACREAGE WITH AG	1,028	25,933.2530	\$0	\$1,001,558,071	\$2,127,941
D2	FARM & RANCH IMPS ON AG QUALI	309		\$467,836	\$8,404,380	\$8,363,389
E	REAL-NON QUAL OPEN SPACE LAND	805	3,323.8517	\$13,637,941	\$431,746,984	\$313,004,835
F1	COMMERCIAL REAL PROPERTY	196	314.4690	\$3,916,697	\$149,580,692	\$145,232,468
F2	INDUSTRIAL REAL PROPERTY	12	75.1622	\$0	\$26,508,798	\$23,791,846
G1	OIL & GAS	11		\$0	\$81,552	\$81,552
J2	GAS DISTRIBUTION SYSTEM	3	0.1148	\$0	\$5,530,227	\$5,530,227
J3	ELECTRIC COMPANY (INCLUDING CC	10	2.8140	\$0	\$21,822,465	\$21,822,465
J4	TELEPHONE COMPANY (INCLUDING I	8	1.5190	\$0	\$1,025,471	\$1,013,102
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J6	PIPELAND COMPANY	3		\$0	\$8,929,113	\$8,929,113
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPER	266		\$517,659	\$57,724,556	\$57,673,715
L2	INDUSTRIAL PERSONAL PROPERTY	28		\$0	\$47,367,450	\$26,723,326
L4	LEASE ACCOUNTS	83		\$0	\$2,580,522	\$2,281,683
M1	TANGIBLE OTHER PERSONAL, MOBI	31		\$281,531	\$2,572,073	\$1,760,997
O1	RESIDENTIAL INVENTORY	787	233.1170	\$69,454,175	\$123,294,844	\$113,151,045
S		12		\$0	\$5,644,814	\$5,644,814
X	DO NOT USE	298	785.4464	\$0	\$283,852,052	\$0
Totals			33,983.0804	\$271,925,190	\$4,167,764,575	\$2,140,224,191

2025 CERTIFIED TOTALS

Property Count: 7

SVA - Van Alstyne School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY }	5	2.7350	\$0	\$2,171,154	\$1,511,961
D1	REAL-ACREAGE WITH AG	1	101.1430	\$0	\$2,651,817	\$3,305
E	REAL-NON QUAL OPEN SPACE LAND	1	6.7490	\$0	\$822,459	\$529,543
Totals			110.6270	\$0	\$5,645,430	\$2,044,809

2025 CERTIFIED TOTALS

Property Count: 7,952

SVA - Van Alstyne School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	4,299	2,759.5131	\$182,865,702	\$1,868,476,045	\$1,293,856,245
A2	REAL-RESIDENTIAL MOBILE HOMES	126	123.6365	\$750,981	\$21,910,283	\$12,185,054
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	4	0.4474	\$0	\$324,056	\$126,414
A4	REAL-OTHER IMPROVEMENTS WITH	30	39.6497	\$32,668	\$3,927,578	\$3,796,206
B1	REAL-RESIDENTIAL DUPLEXES	42	7.8078	\$0	\$15,296,210	\$15,090,199
B2	REAL-RESIDENTIAL APARTMENTS	11	1.8202	\$0	\$33,068,540	\$33,068,540
C1	REAL-VAC PLATTED LOTS-RESIDENT	300	286.1768	\$0	\$29,175,496	\$28,472,891
C1C	REAL-VAC PLATTED LOTS - COMMER	44	97.0168	\$0	\$19,318,902	\$17,793,530
D1	REAL-ACREAGE WITH AG	1,029	26,034.3960	\$0	\$1,004,209,888	\$2,131,246
D2	FARM & RANCH IMPS ON AG QUALI	309		\$467,836	\$8,404,380	\$8,363,389
E	REAL-NON QUAL OPEN SPACE LAND	806	3,330.6007	\$13,637,941	\$432,569,443	\$313,534,378
F1	COMMERCIAL REAL PROPERTY	196	314.4690	\$3,916,697	\$149,580,692	\$145,232,468
F2	INDUSTRIAL REAL PROPERTY	12	75.1622	\$0	\$26,508,798	\$23,791,846
G1	OIL & GAS	11		\$0	\$81,552	\$81,552
J2	GAS DISTRIBUTION SYSTEM	3	0.1148	\$0	\$5,530,227	\$5,530,227
J3	ELECTRIC COMPANY (INCLUDING CC	10	2.8140	\$0	\$21,822,465	\$21,822,465
J4	TELEPHONE COMPANY (INCLUDING I	8	1.5190	\$0	\$1,025,471	\$1,013,102
J5	RAILROAD	2		\$0	\$116,805	\$116,805
J6	PIPELAND COMPANY	3		\$0	\$8,929,113	\$8,929,113
J7	CABLE TELEVISION COMPANY	1		\$0	\$97,750	\$97,750
L1	COMMERCIAL PERSONAL PROPER	266		\$517,659	\$57,724,556	\$57,673,715
L2	INDUSTRIAL PERSONAL PROPERTY	28		\$0	\$47,367,450	\$26,723,326
L4	LEASE ACCOUNTS	83		\$0	\$2,580,522	\$2,281,683
M1	TANGIBLE OTHER PERSONAL, MOBI	31		\$281,531	\$2,572,073	\$1,760,997
O1	RESIDENTIAL INVENTORY	787	233.1170	\$69,454,175	\$123,294,844	\$113,151,045
S		12		\$0	\$5,644,814	\$5,644,814
X	DO NOT USE	298	785.4464	\$0	\$283,852,052	\$0
Totals			34,093.7074	\$271,925,190	\$4,173,410,005	\$2,142,269,000

2025 CERTIFIED TOTALS

Property Count: 7,952

SVA - Van Alstyne School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$271,925,190
TOTAL NEW VALUE TAXABLE:	\$246,902,390

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	1	2024 Market Value	\$0
EX-XV	Other Exemptions (including public property, r	3	2024 Market Value	\$1,004,337
EX366	HOUSE BILL 366	12	2024 Market Value	\$12,433
ABSOLUTE EXEMPTIONS VALUE LOSS				\$1,016,770

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$120,000
DV1	Disabled Veterans 10% - 29%	4	\$20,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	12	\$120,000
DV4	Disabled Veterans 70% - 100%	26	\$180,693
DVHS	Disabled Veteran Homestead	40	\$11,253,289
HS	HOMESTEAD	421	\$50,320,950
OV65	OVER 65	118	\$6,161,168
OV65S	OVER 65 Surviving Spouse	1	\$60,000
PARTIAL EXEMPTIONS VALUE LOSS		626	\$68,251,100
NEW EXEMPTIONS VALUE LOSS			\$69,267,870

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	43	\$1,866,285
DPS	DISABLED Surviving Spouse	1	\$50,000
HS	HOMESTEAD	3,244	\$123,001,066
OV65	OVER 65	864	\$39,195,864
OV65S	OVER 65 Surviving Spouse	1	\$50,000
INCREASED EXEMPTIONS VALUE LOSS		4,153	\$164,163,215

TOTAL EXEMPTIONS VALUE LOSS	\$233,431,085
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New Ag / Timber Exemptions

2024 Market Value	\$3,693,284	Count: 7
2025 Ag/Timber Use	\$2,946	
NEW AG / TIMBER VALUE LOSS	\$3,690,338	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
3,771	\$474,249	\$156,694	\$317,555

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
3,269	\$457,732	\$150,260	\$307,472

2025 CERTIFIED TOTALS

SVA - Van Alstyne School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
3,771	\$426,360	\$140,000	\$286,360

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
3,269	\$416,524	\$140,000	\$276,524

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
7	\$5,645,430	\$2,023,735

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 15,296

SWB - Whitesboro School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		330,422,714			
Non Homesite:		375,073,862			
Ag Market:		1,001,217,897			
Timber Market:		0	Total Land	(+)	1,706,714,473
Improvement		Value			
Homesite:		967,060,167			
Non Homesite:		303,737,583	Total Improvements	(+)	1,270,797,750
Non Real		Count	Value		
Personal Property:	554		117,626,335		
Mineral Property:	3,772		37,766,157		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	155,392,492
					3,132,904,715
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,001,217,897		0		
Ag Use:	2,402,830		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	998,815,067		0		2,134,089,648
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
					82,910,003
					19,464,889
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	618,880,344
				Net Taxable	=
					1,412,834,412

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	13,048,376	3,891,782	12,173.02	12,287.42	63		
DPS	135,891	0	0.00	0.00	1		
OV65	369,367,088	137,748,065	566,933.97	599,618.39	1,466		
Total	382,551,355	141,639,847	579,106.99	611,905.81	1,530	Freeze Taxable	(-) 141,639,847
Tax Rate	1.1312000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	831,553	393,950	149,147	244,803	4		
Total	831,553	393,950	149,147	244,803	4	Transfer Adjustment	(-) 244,803
						Freeze Adjusted Taxable	= 1,270,949,762

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 14,956,090.70 = 1,270,949,762 * (1.1312000 / 100) + 579,106.99

Certified Estimate of Market Value: 3,132,904,715
 Certified Estimate of Taxable Value: 1,412,834,412

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

2025 CERTIFIED TOTALS

Property Count: 15,296

SWB - Whitesboro School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	64	0	1,739,092	1,739,092
DPS	1	0	0	0
DV1	10	0	50,000	50,000
DV2	3	0	22,500	22,500
DV3	10	0	68,954	68,954
DV4	125	0	666,493	666,493
DV4S	10	0	36,407	36,407
DVHS	97	0	12,689,145	12,689,145
DVHSS	14	0	1,611,844	1,611,844
EX-XG	3	0	306,934	306,934
EX-XN	15	0	1,166,105	1,166,105
EX-XR	18	0	4,120,267	4,120,267
EX-XV	205	0	179,912,539	179,912,539
EX-XV (Prorated)	1	0	103,518	103,518
EX366	1,428	0	235,389	235,389
FR	1	0	0	0
HS	3,038	0	353,521,345	353,521,345
OV65	1,566	3,553,870	56,712,070	60,265,940
OV65S	3	4,600	60,000	64,600
PC	4	2,257,410	0	2,257,410
PPV	1	0	0	0
SO	2	41,862	0	41,862
Totals		5,857,742	613,022,602	618,880,344

2025 CERTIFIED TOTALS

Property Count: 2

SWB - Whitesboro School District
Under ARB Review Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		256,198			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	256,198
Improvement		Value			
Homesite:		240,817			
Non Homesite:		0	Total Improvements	(+)	240,817
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	497,015
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	497,015
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	497,015
			Total Exemptions Amount (Breakdown on Next Page)	(-)	108,008
			Net Taxable	=	389,007

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 4,400.45 = 389,007 * (1.131200 / 100)

Certified Estimate of Market Value:	497,015
Certified Estimate of Taxable Value:	275,679
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 2

SWB - Whitesboro School District
Under ARB Review Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
HS	2	0	108,008	108,008
Totals		0	108,008	108,008

2025 CERTIFIED TOTALS

Property Count: 15,298

SWB - Whitesboro School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		330,678,912			
Non Homesite:		375,073,862			
Ag Market:		1,001,217,897			
Timber Market:		0	Total Land	(+)	1,706,970,671
Improvement		Value			
Homesite:		967,300,984			
Non Homesite:		303,737,583	Total Improvements	(+)	1,271,038,567
Non Real		Count	Value		
Personal Property:	554		117,626,335		
Mineral Property:	3,772		37,766,157		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	155,392,492
					3,133,401,730
Ag		Non Exempt	Exempt		
Total Productivity Market:	1,001,217,897		0		
Ag Use:	2,402,830		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	998,815,067		0		2,134,586,663
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
					82,910,003
					19,464,889
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	618,988,352
				Net Taxable	=
					1,413,223,419

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	13,048,376	3,891,782	12,173.02	12,287.42	63		
DPS	135,891	0	0.00	0.00	1		
OV65	369,367,088	137,748,065	566,933.97	599,618.39	1,466		
Total	382,551,355	141,639,847	579,106.99	611,905.81	1,530	Freeze Taxable	(-) 141,639,847
Tax Rate	1.1312000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	831,553	393,950	149,147	244,803	4		
Total	831,553	393,950	149,147	244,803	4	Transfer Adjustment	(-) 244,803
						Freeze Adjusted Taxable	= 1,271,338,769

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 14,960,491.14 = 1,271,338,769 * (1.1312000 / 100) + 579,106.99

Certified Estimate of Market Value: 3,133,401,730
 Certified Estimate of Taxable Value: 1,413,110,091

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

2025 CERTIFIED TOTALS

Property Count: 15,298

SWB - Whitesboro School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	64	0	1,739,092	1,739,092
DPS	1	0	0	0
DV1	10	0	50,000	50,000
DV2	3	0	22,500	22,500
DV3	10	0	68,954	68,954
DV4	125	0	666,493	666,493
DV4S	10	0	36,407	36,407
DVHS	97	0	12,689,145	12,689,145
DVHSS	14	0	1,611,844	1,611,844
EX-XG	3	0	306,934	306,934
EX-XN	15	0	1,166,105	1,166,105
EX-XR	18	0	4,120,267	4,120,267
EX-XV	205	0	179,912,539	179,912,539
EX-XV (Prorated)	1	0	103,518	103,518
EX366	1,428	0	235,389	235,389
FR	1	0	0	0
HS	3,040	0	353,629,353	353,629,353
OV65	1,566	3,553,870	56,712,070	60,265,940
OV65S	3	4,600	60,000	64,600
PC	4	2,257,410	0	2,257,410
PPV	1	0	0	0
SO	2	41,862	0	41,862
Totals		5,857,742	613,130,610	618,988,352

2025 CERTIFIED TOTALS

Property Count: 15,296

SWB - Whitesboro School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,258	2,736.6139	\$34,216,022	\$914,919,637	\$547,252,570
B	MULTIFAMILY RESIDENCE	28	19.2610	\$252,751	\$19,027,907	\$19,027,907
C1	VACANT LOTS AND LAND TRACTS	3,331	1,374.0304	\$0	\$120,436,414	\$118,505,547
D1	QUALIFIED OPEN-SPACE LAND	1,706	54,186.9139	\$0	\$1,001,217,897	\$2,396,092
D2	IMPROVEMENTS ON QUALIFIED OP	689		\$2,073,727	\$52,325,299	\$52,238,112
E	RURAL LAND, NON QUALIFIED OPE	1,371	5,350.2585	\$12,189,625	\$458,297,759	\$314,375,945
F1	COMMERCIAL REAL PROPERTY	327	809.1696	\$12,320,987	\$190,000,486	\$180,571,157
F2	INDUSTRIAL AND MANUFACTURIN	7	201.6974	\$0	\$4,905,330	\$4,808,752
G1	OIL AND GAS	2,442		\$0	\$37,563,226	\$33,760,210
J1	WATER SYSTEMS	11	2.1588	\$0	\$846,883	\$840,885
J2	GAS DISTRIBUTION SYSTEM	6	0.2207	\$0	\$5,052,607	\$5,052,607
J3	ELECTRIC COMPANY (INCLUDING C	18	15.2284	\$0	\$15,618,225	\$15,432,095
J4	TELEPHONE COMPANY (INCLUDI	7	0.4894	\$0	\$1,627,194	\$1,627,194
J5	RAILROAD	8	18.1000	\$0	\$7,318,090	\$7,318,090
J6	PIPELAND COMPANY	29	3.4420	\$0	\$9,327,882	\$7,070,472
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPE	336		\$0	\$43,576,369	\$43,535,482
L2	INDUSTRIAL AND MANUFACTURIN	39		\$0	\$13,743,800	\$13,743,800
M1	TANGIBLE OTHER PERSONAL, MOB	237		\$903,823	\$15,872,649	\$12,237,764
O	RESIDENTIAL INVENTORY	263	155.8858	\$5,774,280	\$15,034,308	\$14,057,080
S	SPECIAL INVENTORY TAX	11		\$0	\$17,653,700	\$17,653,700
X	TOTALLY EXEMPT PROPERTY	1,671	15,384.9073	\$9,282	\$187,210,102	\$0
Totals			80,258.3771	\$67,740,497	\$3,132,904,715	\$1,412,834,412

2025 CERTIFIED TOTALS

Property Count: 2

SWB - Whitesboro School District
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	RURAL LAND, NON QUALIFIED OPE	2	10.2010	\$240,817	\$497,015	\$389,007
Totals			10.2010	\$240,817	\$497,015	\$389,007

2025 CERTIFIED TOTALS

Property Count: 15,298

SWB - Whitesboro School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4,258	2,736.6139	\$34,216,022	\$914,919,637	\$547,252,570
B	MULTIFAMILY RESIDENCE	28	19.2610	\$252,751	\$19,027,907	\$19,027,907
C1	VACANT LOTS AND LAND TRACTS	3,331	1,374.0304	\$0	\$120,436,414	\$118,505,547
D1	QUALIFIED OPEN-SPACE LAND	1,706	54,186.9139	\$0	\$1,001,217,897	\$2,396,092
D2	IMPROVEMENTS ON QUALIFIED OP	689		\$2,073,727	\$52,325,299	\$52,238,112
E	RURAL LAND, NON QUALIFIED OPE	1,373	5,360.4595	\$12,430,442	\$458,794,774	\$314,764,952
F1	COMMERCIAL REAL PROPERTY	327	809.1696	\$12,320,987	\$190,000,486	\$180,571,157
F2	INDUSTRIAL AND MANUFACTURIN	7	201.6974	\$0	\$4,905,330	\$4,808,752
G1	OIL AND GAS	2,442		\$0	\$37,563,226	\$33,760,210
J1	WATER SYSTEMS	11	2.1588	\$0	\$846,883	\$840,885
J2	GAS DISTRIBUTION SYSTEM	6	0.2207	\$0	\$5,052,607	\$5,052,607
J3	ELECTRIC COMPANY (INCLUDING C	18	15.2284	\$0	\$15,618,225	\$15,432,095
J4	TELEPHONE COMPANY (INCLUDI	7	0.4894	\$0	\$1,627,194	\$1,627,194
J5	RAILROAD	8	18.1000	\$0	\$7,318,090	\$7,318,090
J6	PIPELAND COMPANY	29	3.4420	\$0	\$9,327,882	\$7,070,472
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPE	336		\$0	\$43,576,369	\$43,535,482
L2	INDUSTRIAL AND MANUFACTURIN	39		\$0	\$13,743,800	\$13,743,800
M1	TANGIBLE OTHER PERSONAL, MOB	237		\$903,823	\$15,872,649	\$12,237,764
O	RESIDENTIAL INVENTORY	263	155.8858	\$5,774,280	\$15,034,308	\$14,057,080
S	SPECIAL INVENTORY TAX	11		\$0	\$17,653,700	\$17,653,700
X	TOTALLY EXEMPT PROPERTY	1,671	15,384.9073	\$9,282	\$187,210,102	\$0
Totals			80,268.5781	\$67,981,314	\$3,133,401,730	\$1,413,223,419

2025 CERTIFIED TOTALS

Property Count: 15,296

SWB - Whitesboro School District
ARB Approved Totals

11/18/2025 11:24:44AM

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 &	3,110	2,092.5833	\$30,581,044	\$796,752,463	\$475,679,764
A2	REAL-RESIDENTIAL MOBILE HOMES	729	536.1883	\$2,813,570	\$88,381,469	\$46,447,900
A3	REAL-RESIDENTIAL SINGLE FAMILY &	137		\$398,511	\$16,457,324	\$12,102,590
A4	REAL-OTHER IMPROVEMENTS WITH	328	107.7557	\$422,897	\$13,253,672	\$12,947,607
B1	REAL-RESIDENTIAL DUPLEXES	19	8.9040	\$252,751	\$6,814,084	\$6,814,084
B2	REAL-RESIDENTIAL APARTMENTS	9	10.3570	\$0	\$12,213,823	\$12,213,823
C1	REAL-VAC PLATTED LOTS-RESIDENT	3,245	1,217.5414	\$0	\$108,542,948	\$107,224,983
C1C	REAL-VAC PLATTED LOTS - COMMER	86	156.4890	\$0	\$11,893,466	\$11,280,564
D1	REAL-ACREAGE WITH AG	1,707	54,191.4859	\$0	\$1,001,357,407	\$2,535,602
D2	FARM & RANCH IMPS ON AG QUALI	689		\$2,073,727	\$52,325,299	\$52,238,112
E	REAL-NON QUAL OPEN SPACE LAND	1,371	5,345.6865	\$12,189,625	\$458,158,249	\$314,236,435
F1	COMMERCIAL REAL PROPERTY	327	809.1696	\$12,320,987	\$190,000,486	\$180,571,157
F2	INDUSTRIAL REAL PROPERTY	7	201.6974	\$0	\$4,905,330	\$4,808,752
G1	OIL & GAS	2,442		\$0	\$37,563,226	\$33,760,210
J1	WATER SYSTEMS	11	2.1588	\$0	\$846,883	\$840,885
J2	GAS DISTRIBUTION SYSTEM	6	0.2207	\$0	\$5,052,607	\$5,052,607
J3	ELECTRIC COMPANY (INCLUDING CC	18	15.2284	\$0	\$15,618,225	\$15,432,095
J4	TELEPHONE COMPANY (INCLUDING	7	0.4894	\$0	\$1,627,194	\$1,627,194
J5	RAILROAD	8	18.1000	\$0	\$7,318,090	\$7,318,090
J6	PIPELAND COMPANY	29	3.4420	\$0	\$9,327,882	\$7,070,472
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPER	273		\$0	\$41,311,873	\$41,311,873
L2	INDUSTRIAL PERSONAL PROPERTY	39		\$0	\$13,743,800	\$13,743,800
L4	LEASE ACCOUNTS	77		\$0	\$2,264,496	\$2,223,609
M1	TANGIBLE OTHER PERSONAL, MOBI	237		\$903,823	\$15,872,649	\$12,237,764
O1	RESIDENTIAL INVENTORY	263	155.8858	\$5,774,280	\$15,034,308	\$14,057,080
S		11		\$0	\$17,653,700	\$17,653,700
X	DO NOT USE	1,671	15,384.9073	\$9,282	\$187,210,102	\$0
	Totals		80,258.3771	\$67,740,497	\$3,132,904,715	\$1,412,834,412

2025 CERTIFIED TOTALS

Property Count: 2

SWB - Whitesboro School District
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
E	REAL-NON QUAL OPEN SPACE LAND	2	10.2010	\$240,817	\$497,015	\$389,007
		Totals	10.2010	\$240,817	\$497,015	\$389,007

2025 CERTIFIED TOTALS

Property Count: 15,298

SWB - Whitesboro School District
Grand Totals

11/18/2025 11:24:44AM

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 &	3,110	2,092.5833	\$30,581,044	\$796,752,463	\$475,679,764
A2	REAL-RESIDENTIAL MOBILE HOMES	729	536.1883	\$2,813,570	\$88,381,469	\$46,447,900
A3	REAL-RESIDENTIAL SINGLE FAMILY &	137		\$398,511	\$16,457,324	\$12,102,590
A4	REAL-OTHER IMPROVEMENTS WITH	328	107.7557	\$422,897	\$13,253,672	\$12,947,607
B1	REAL-RESIDENTIAL DUPLEXES	19	8.9040	\$252,751	\$6,814,084	\$6,814,084
B2	REAL-RESIDENTIAL APARTMENTS	9	10.3570	\$0	\$12,213,823	\$12,213,823
C1	REAL-VAC PLATTED LOTS-RESIDENT	3,245	1,217.5414	\$0	\$108,542,948	\$107,224,983
C1C	REAL-VAC PLATTED LOTS - COMMER	86	156.4890	\$0	\$11,893,466	\$11,280,564
D1	REAL-ACREAGE WITH AG	1,707	54,191.4859	\$0	\$1,001,357,407	\$2,535,602
D2	FARM & RANCH IMPS ON AG QUALI	689		\$2,073,727	\$52,325,299	\$52,238,112
E	REAL-NON QUAL OPEN SPACE LAND	1,373	5,355.8875	\$12,430,442	\$458,655,264	\$314,625,442
F1	COMMERCIAL REAL PROPERTY	327	809.1696	\$12,320,987	\$190,000,486	\$180,571,157
F2	INDUSTRIAL REAL PROPERTY	7	201.6974	\$0	\$4,905,330	\$4,808,752
G1	OIL & GAS	2,442		\$0	\$37,563,226	\$33,760,210
J1	WATER SYSTEMS	11	2.1588	\$0	\$846,883	\$840,885
J2	GAS DISTRIBUTION SYSTEM	6	0.2207	\$0	\$5,052,607	\$5,052,607
J3	ELECTRIC COMPANY (INCLUDING CC	18	15.2284	\$0	\$15,618,225	\$15,432,095
J4	TELEPHONE COMPANY (INCLUDING	7	0.4894	\$0	\$1,627,194	\$1,627,194
J5	RAILROAD	8	18.1000	\$0	\$7,318,090	\$7,318,090
J6	PIPELAND COMPANY	29	3.4420	\$0	\$9,327,882	\$7,070,472
J7	CABLE TELEVISION COMPANY	1		\$0	\$1,328,951	\$1,328,951
L1	COMMERCIAL PERSONAL PROPER	273		\$0	\$41,311,873	\$41,311,873
L2	INDUSTRIAL PERSONAL PROPERTY	39		\$0	\$13,743,800	\$13,743,800
L4	LEASE ACCOUNTS	77		\$0	\$2,264,496	\$2,223,609
M1	TANGIBLE OTHER PERSONAL, MOBI	237		\$903,823	\$15,872,649	\$12,237,764
O1	RESIDENTIAL INVENTORY	263	155.8858	\$5,774,280	\$15,034,308	\$14,057,080
S		11		\$0	\$17,653,700	\$17,653,700
X	DO NOT USE	1,671	15,384.9073	\$9,282	\$187,210,102	\$0
	Totals		80,268.5781	\$67,981,314	\$3,133,401,730	\$1,413,223,419

2025 CERTIFIED TOTALS

Property Count: 15,298

SWB - Whitesboro School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$67,981,314
TOTAL NEW VALUE TAXABLE:	\$63,058,127

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	2	2024 Market Value	\$187,195
EX366	HOUSE BILL 366	128	2024 Market Value	\$414,723

ABSOLUTE EXEMPTIONS VALUE LOSS	\$601,918
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Exemption	Description	Count	Exemption Amount
DP	DISABILITY	1	\$60,000
DV1	Disabled Veterans 10% - 29%	3	\$15,000
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV3	Disabled Veterans 50% - 69%	3	\$18,954
DV4	Disabled Veterans 70% - 100%	13	\$96,000
DVHS	Disabled Veteran Homestead	12	\$1,707,616
HS	HOMESTEAD	142	\$12,760,082
OV65	OVER 65	85	\$3,620,265
PARTIAL EXEMPTIONS VALUE LOSS		260	\$18,285,417
NEW EXEMPTIONS VALUE LOSS			\$18,887,335

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	34	\$1,234,511
HS	HOMESTEAD	2,472	\$84,424,096
OV65	OVER 65	976	\$39,288,981
OV65S	OVER 65 Surviving Spouse	1	\$50,000
INCREASED EXEMPTIONS VALUE LOSS		3,483	\$124,997,588

TOTAL EXEMPTIONS VALUE LOSS	\$143,884,923
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New Ag / Timber Exemptions

2024 Market Value	\$4,007,469	Count: 11
2025 Ag/Timber Use	\$5,861	
NEW AG / TIMBER VALUE LOSS	\$4,001,608	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,999	\$293,264	\$144,369	\$148,895

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,265	\$267,110	\$138,629	\$128,481

2025 CERTIFIED TOTALS

SWB - Whitesboro School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
2,999	\$252,331	\$140,000	\$112,331

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
2,265	\$225,226	\$140,000	\$85,226

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	\$497,015	\$275,679

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		132,534,920			
Non Homesite:		66,262,607			
Ag Market:		511,421,725			
Timber Market:		0	Total Land	(+)	710,219,252
Improvement		Value			
Homesite:		305,014,507			
Non Homesite:		85,356,317	Total Improvements	(+)	390,370,824
Non Real		Count	Value		
Personal Property:	191		69,598,727		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 69,598,727
			Market Value	=	1,170,188,803
Ag		Non Exempt	Exempt		
Total Productivity Market:	511,419,845		1,880		
Ag Use:	1,785,170		1,880	Productivity Loss	(-) 509,634,675
Timber Use:	0		0	Appraised Value	= 660,554,128
Productivity Loss:	509,634,675		0	Homestead Cap	(-) 30,461,713
				23.231 Cap	(-) 5,114,786
				Assessed Value	= 624,977,629
				Total Exemptions Amount (Breakdown on Next Page)	(-) 198,485,547
				Net Taxable	= 426,492,082

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	4,073,828	627,967	1,170.92	1,170.92	23		
OV65	113,723,132	38,023,133	108,187.81	117,096.68	471		
Total	117,796,960	38,651,100	109,358.73	118,267.60	494	Freeze Taxable	(-) 38,651,100
Tax Rate	0.9781000						
						Freeze Adjusted Taxable	= 387,840,982

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
3,902,831.37 = 387,840,982 * (0.9781000 / 100) + 109,358.73

Certified Estimate of Market Value: 1,170,188,803
Certified Estimate of Taxable Value: 426,492,082

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

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	25	0	774,177	774,177
DV1	4	0	20,000	20,000
DV2	2	0	15,000	15,000
DV3	4	0	42,000	42,000
DV4	54	0	331,239	331,239
DV4S	3	0	0	0
DVHS	33	0	5,065,299	5,065,299
DVHSS	6	0	664,434	664,434
EX-XG	1	0	191,307	191,307
EX-XI	1	0	441,418	441,418
EX-XI (Prorated)	1	0	1,880	1,880
EX-XN	10	0	535,910	535,910
EX-XR	4	0	368,908	368,908
EX-XV	89	0	36,049,554	36,049,554
EX366	37	0	29,241	29,241
FR	1	1,301,166	0	1,301,166
HS	1,102	0	133,986,619	133,986,619
OV65	501	0	18,633,330	18,633,330
OV65S	2	0	0	0
SO	2	34,065	0	34,065
Totals		1,335,231	197,150,316	198,485,547

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		132,534,920			
Non Homesite:		66,262,607			
Ag Market:		511,421,725			
Timber Market:		0	Total Land	(+)	710,219,252
Improvement		Value			
Homesite:		305,014,507			
Non Homesite:		85,356,317	Total Improvements	(+)	390,370,824
Non Real		Count	Value		
Personal Property:	191		69,598,727		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 69,598,727
			Market Value	=	1,170,188,803
Ag	Non Exempt	Exempt			
Total Productivity Market:	511,419,845	1,880			
Ag Use:	1,785,170	1,880	Productivity Loss	(-)	509,634,675
Timber Use:	0	0	Appraised Value	=	660,554,128
Productivity Loss:	509,634,675	0	Homestead Cap	(-)	30,461,713
			23.231 Cap	(-)	5,114,786
			Assessed Value	=	624,977,629
			Total Exemptions Amount (Breakdown on Next Page)	(-)	198,485,547
			Net Taxable	=	426,492,082

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	4,073,828	627,967	1,170.92	1,170.92	23		
OV65	113,723,132	38,023,133	108,187.81	117,096.68	471		
Total	117,796,960	38,651,100	109,358.73	118,267.60	494	Freeze Taxable	(-) 38,651,100
Tax Rate	0.9781000						
						Freeze Adjusted Taxable	= 387,840,982

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 3,902,831.37 = 387,840,982 * (0.9781000 / 100) + 109,358.73

Certified Estimate of Market Value: 1,170,188,803
 Certified Estimate of Taxable Value: 426,492,082

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

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	25	0	774,177	774,177
DV1	4	0	20,000	20,000
DV2	2	0	15,000	15,000
DV3	4	0	42,000	42,000
DV4	54	0	331,239	331,239
DV4S	3	0	0	0
DVHS	33	0	5,065,299	5,065,299
DVHSS	6	0	664,434	664,434
EX-XG	1	0	191,307	191,307
EX-XI	1	0	441,418	441,418
EX-XI (Prorated)	1	0	1,880	1,880
EX-XN	10	0	535,910	535,910
EX-XR	4	0	368,908	368,908
EX-XV	89	0	36,049,554	36,049,554
EX366	37	0	29,241	29,241
FR	1	1,301,166	0	1,301,166
HS	1,102	0	133,986,619	133,986,619
OV65	501	0	18,633,330	18,633,330
OV65S	2	0	0	0
SO	2	34,065	0	34,065
Totals		1,335,231	197,150,316	198,485,547

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,103	969.9619	\$6,409,080	\$242,101,438	\$127,551,983
B	MULTIFAMILY RESIDENCE	8	2.2406	\$0	\$6,793,038	\$6,793,038
C1	VACANT LOTS AND LAND TRACTS	181	129.8567	\$0	\$9,844,594	\$9,435,764
D1	QUALIFIED OPEN-SPACE LAND	870	23,995.9644	\$0	\$511,419,845	\$1,774,129
D2	IMPROVEMENTS ON QUALIFIED OP	276		\$701,522	\$6,522,827	\$6,479,527
E	RURAL LAND, NON QUALIFIED OPE	695	2,775.8690	\$7,410,621	\$231,134,420	\$155,844,769
F1	COMMERCIAL REAL PROPERTY	118	149.9395	\$980,262	\$47,143,278	\$44,710,604
F2	INDUSTRIAL AND MANUFACTURIN	7	23.3954	\$0	\$4,214,048	\$4,201,939
J2	GAS DISTRIBUTION SYSTEM	3	10.4000	\$0	\$1,527,109	\$1,527,109
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$7,629,811	\$7,629,811
J4	TELEPHONE COMPANY (INCLUDI	5	1.5930	\$0	\$559,914	\$559,914
J5	RAILROAD	2		\$0	\$725,575	\$725,575
J6	PIPELAND COMPANY	6		\$0	\$41,074,037	\$41,074,037
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPE	108		\$0	\$9,414,813	\$9,380,748
L2	INDUSTRIAL AND MANUFACTURIN	17		\$0	\$8,477,292	\$7,176,126
M1	TANGIBLE OTHER PERSONAL, MOB	23		\$0	\$1,964,006	\$1,231,210
O	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
S	SPECIAL INVENTORY TAX	1		\$0	\$596	\$596
X	TOTALLY EXEMPT PROPERTY	143	191.6850	\$0	\$39,246,650	\$0
Totals			28,254.8016	\$15,501,485	\$1,170,188,803	\$426,492,082

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,103	969.9619	\$6,409,080	\$242,101,438	\$127,551,983
B	MULTIFAMILY RESIDENCE	8	2.2406	\$0	\$6,793,038	\$6,793,038
C1	VACANT LOTS AND LAND TRACTS	181	129.8567	\$0	\$9,844,594	\$9,435,764
D1	QUALIFIED OPEN-SPACE LAND	870	23,995.9644	\$0	\$511,419,845	\$1,774,129
D2	IMPROVEMENTS ON QUALIFIED OP	276		\$701,522	\$6,522,827	\$6,479,527
E	RURAL LAND, NON QUALIFIED OPE	695	2,775.8690	\$7,410,621	\$231,134,420	\$155,844,769
F1	COMMERCIAL REAL PROPERTY	118	149.9395	\$980,262	\$47,143,278	\$44,710,604
F2	INDUSTRIAL AND MANUFACTURIN	7	23.3954	\$0	\$4,214,048	\$4,201,939
J2	GAS DISTRIBUTION SYSTEM	3	10.4000	\$0	\$1,527,109	\$1,527,109
J3	ELECTRIC COMPANY (INCLUDING C	4		\$0	\$7,629,811	\$7,629,811
J4	TELEPHONE COMPANY (INCLUDI	5	1.5930	\$0	\$559,914	\$559,914
J5	RAILROAD	2		\$0	\$725,575	\$725,575
J6	PIPELAND COMPANY	6		\$0	\$41,074,037	\$41,074,037
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPE	108		\$0	\$9,414,813	\$9,380,748
L2	INDUSTRIAL AND MANUFACTURIN	17		\$0	\$8,477,292	\$7,176,126
M1	TANGIBLE OTHER PERSONAL, MOB	23		\$0	\$1,964,006	\$1,231,210
O	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
S	SPECIAL INVENTORY TAX	1		\$0	\$596	\$596
X	TOTALLY EXEMPT PROPERTY	143	191.6850	\$0	\$39,246,650	\$0
Totals			28,254.8016	\$15,501,485	\$1,170,188,803	\$426,492,082

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	866	660.0504	\$5,217,671	\$207,649,913	\$108,713,724
A2	REAL-RESIDENTIAL MOBILE HOMES	212	283.8504	\$1,142,896	\$32,235,155	\$16,958,309
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	12		\$0	\$103,831	\$63,421
A4	REAL-OTHER IMPROVEMENTS WITH	25	26.0611	\$48,513	\$2,112,539	\$1,816,529
B1	REAL-RESIDENTIAL DUPLEXES	6	2.2406	\$0	\$3,326,108	\$3,326,108
B2	REAL-RESIDENTIAL APARTMENTS	2		\$0	\$3,466,930	\$3,466,930
C1	REAL-VAC PLATTED LOTS-RESIDENT	170	93.3702	\$0	\$8,475,515	\$8,410,643
C1C	REAL-VAC PLATTED LOTS - COMMER	11	36.4865	\$0	\$1,369,079	\$1,025,121
D1	REAL-ACREAGE WITH AG	870	23,995.9644	\$0	\$511,419,845	\$1,774,129
D2	FARM & RANCH IMPS ON AG QUALI	276		\$701,522	\$6,522,827	\$6,479,527
E	REAL-NON QUAL OPEN SPACE LAND	695	2,775.8690	\$7,410,621	\$231,134,420	\$155,844,769
F1	COMMERCIAL REAL PROPERTY	118	149.9395	\$980,262	\$47,143,278	\$44,710,604
F2	INDUSTRIAL REAL PROPERTY	7	23.3954	\$0	\$4,214,048	\$4,201,939
J2	GAS DISTRIBUTION SYSTEM	3	10.4000	\$0	\$1,527,109	\$1,527,109
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$7,629,811	\$7,629,811
J4	TELEPHONE COMPANY (INCLUDING I	5	1.5930	\$0	\$559,914	\$559,914
J5	RAILROAD	2		\$0	\$725,575	\$725,575
J6	PIPELAND COMPANY	6		\$0	\$41,074,037	\$41,074,037
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPER	76		\$0	\$8,456,668	\$8,444,814
L2	INDUSTRIAL PERSONAL PROPERTY	17		\$0	\$8,477,292	\$7,176,126
L4	LEASE ACCOUNTS	43		\$0	\$958,145	\$935,934
M1	TANGIBLE OTHER PERSONAL, MOBI	23		\$0	\$1,964,006	\$1,231,210
O1	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
S		1		\$0	\$596	\$596
X	DO NOT USE	143	191.6850	\$0	\$39,246,650	\$0
Totals			28,254.8016	\$15,501,485	\$1,170,188,803	\$426,492,082

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	866	660.0504	\$5,217,671	\$207,649,913	\$108,713,724
A2	REAL-RESIDENTIAL MOBILE HOMES	212	283.8504	\$1,142,896	\$32,235,155	\$16,958,309
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	12		\$0	\$103,831	\$63,421
A4	REAL-OTHER IMPROVEMENTS WITH	25	26.0611	\$48,513	\$2,112,539	\$1,816,529
B1	REAL-RESIDENTIAL DUPLEXES	6	2.2406	\$0	\$3,326,108	\$3,326,108
B2	REAL-RESIDENTIAL APARTMENTS	2		\$0	\$3,466,930	\$3,466,930
C1	REAL-VAC PLATTED LOTS-RESIDENT	170	93.3702	\$0	\$8,475,515	\$8,410,643
C1C	REAL-VAC PLATTED LOTS - COMMER	11	36.4865	\$0	\$1,369,079	\$1,025,121
D1	REAL-ACREAGE WITH AG	870	23,995.9644	\$0	\$511,419,845	\$1,774,129
D2	FARM & RANCH IMPS ON AG QUALI	276		\$701,522	\$6,522,827	\$6,479,527
E	REAL-NON QUAL OPEN SPACE LAND	695	2,775.8690	\$7,410,621	\$231,134,420	\$155,844,769
F1	COMMERCIAL REAL PROPERTY	118	149.9395	\$980,262	\$47,143,278	\$44,710,604
F2	INDUSTRIAL REAL PROPERTY	7	23.3954	\$0	\$4,214,048	\$4,201,939
J2	GAS DISTRIBUTION SYSTEM	3	10.4000	\$0	\$1,527,109	\$1,527,109
J3	ELECTRIC COMPANY (INCLUDING CC	4		\$0	\$7,629,811	\$7,629,811
J4	TELEPHONE COMPANY (INCLUDING I	5	1.5930	\$0	\$559,914	\$559,914
J5	RAILROAD	2		\$0	\$725,575	\$725,575
J6	PIPELAND COMPANY	6		\$0	\$41,074,037	\$41,074,037
J7	CABLE TELEVISION COMPANY	1		\$0	\$78,760	\$78,760
L1	COMMERCIAL PERSONAL PROPER	76		\$0	\$8,456,668	\$8,444,814
L2	INDUSTRIAL PERSONAL PROPERTY	17		\$0	\$8,477,292	\$7,176,126
L4	LEASE ACCOUNTS	43		\$0	\$958,145	\$935,934
M1	TANGIBLE OTHER PERSONAL, MOBI	23		\$0	\$1,964,006	\$1,231,210
O1	RESIDENTIAL INVENTORY	11	3.8961	\$0	\$316,752	\$316,443
S		1		\$0	\$596	\$596
X	DO NOT USE	143	191.6850	\$0	\$39,246,650	\$0
Totals			28,254.8016	\$15,501,485	\$1,170,188,803	\$426,492,082

2025 CERTIFIED TOTALS

Property Count: 2,934

SWW - Whitewright School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$15,501,485
TOTAL NEW VALUE TAXABLE:	\$13,858,830

New Exemptions

Exemption	Description	Count		
EX-XI	11.19 Youth spiritual, mental, and physical dev	1	2024 Market Value	\$579,926
EX366	HOUSE BILL 366	5	2024 Market Value	\$14,807
ABSOLUTE EXEMPTIONS VALUE LOSS				\$594,733

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$60,000
DV2	Disabled Veterans 30% - 49%	2	\$15,000
DV3	Disabled Veterans 50% - 69%	1	\$12,000
DV4	Disabled Veterans 70% - 100%	4	\$36,000
DVHS	Disabled Veteran Homestead	3	\$414,167
HS	HOMESTEAD	34	\$3,789,550
OV65	OVER 65	30	\$996,102
PARTIAL EXEMPTIONS VALUE LOSS		76	\$5,322,819
NEW EXEMPTIONS VALUE LOSS			\$5,917,552

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	DISABILITY	17	\$555,981
HS	HOMESTEAD	935	\$33,256,262
OV65	OVER 65	330	\$13,631,394
INCREASED EXEMPTIONS VALUE LOSS		1,282	\$47,443,637

TOTAL EXEMPTIONS VALUE LOSS	\$53,361,189
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New Ag / Timber Exemptions

2024 Market Value	\$5,038,399	Count: 11
2025 Ag/Timber Use	\$6,600	
NEW AG / TIMBER VALUE LOSS	\$5,031,799	

New Annexations**New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,094	\$304,405	\$149,666	\$154,739

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
678	\$253,190	\$148,115	\$105,075

2025 CERTIFIED TOTALS

SWW - Whitewright School District

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,094	\$265,721	\$140,000	\$125,721

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
678	\$242,877	\$140,000	\$102,877

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	4		30,852,000		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 30,852,000
			Market Value	=	30,852,000
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	30,852,000
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	30,852,000
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	30,852,000

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 30,852,000 * (0.000000 / 100)

Certified Estimate of Market Value: 30,852,000
Certified Estimate of Taxable Value: 30,852,000

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

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	4		30,852,000		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 30,852,000
			Market Value	=	30,852,000
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	30,852,000
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	30,852,000
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	30,852,000

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 30,852,000 * (0.000000 / 100)

Certified Estimate of Market Value: 30,852,000
Certified Estimate of Taxable Value: 30,852,000

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

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	4		\$0	\$30,852,000	\$30,852,000
		Totals	0.0000	\$0	\$30,852,000	\$30,852,000

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPE	4		\$0	\$30,852,000	\$30,852,000
		Totals	0.0000	\$0	\$30,852,000	\$30,852,000

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	4		\$0	\$30,852,000	\$30,852,000
Totals			0.0000	\$0	\$30,852,000	\$30,852,000

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
L1	COMMERCIAL PERSONAL PROPER	4		\$0	\$30,852,000	\$30,852,000
Totals			0.0000	\$0	\$30,852,000	\$30,852,000

2025 CERTIFIED TOTALS

Property Count: 4

SXX - No School District
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****New Ag / Timber Exemptions****New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS

Property Count: 1,030

VARV1 - Van Alstyne Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		80,779,656			
Non Homesite:		61,243,470			
Ag Market:		28,536,610			
Timber Market:		0	Total Land	(+)	170,559,736
Improvement		Value			
Homesite:		102,304,136			
Non Homesite:		83,192,005	Total Improvements	(+)	185,496,141
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	356,055,877
Ag	Non Exempt	Exempt			
Total Productivity Market:	28,536,610	0			
Ag Use:	68,465	0	Productivity Loss	(-)	28,468,145
Timber Use:	0	0	Appraised Value	=	327,587,732
Productivity Loss:	28,468,145	0			
			Homestead Cap	(-)	15,796,845
			23.231 Cap	(-)	4,944,526
			Assessed Value	=	306,846,361
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	306,846,361

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 306,846,361 * (0.000000 / 100)

Certified Estimate of Market Value: 356,055,877
Certified Estimate of Taxable Value: 306,846,361

Tif Zone Code	Tax Increment Loss
VARV1	42,655,471
Tax Increment Finance Value:	42,655,471
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,030

VARV1 - Van Alstyne Reinvestment Zone 1
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 2

VARV1 - Van Alstyne Reinvestment Zone 1
Under ARB Review Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		666,796			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	666,796
Improvement		Value			
Homesite:		483,796			
Non Homesite:		0	Total Improvements	(+)	483,796
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	1,150,592
Ag		Non Exempt	Exempt		
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	1,150,592
Productivity Loss:	0	0			
			Homestead Cap	(-)	252,109
			23.231 Cap	(-)	0
			Assessed Value	=	898,483
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	898,483

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 898,483 * (0.000000 / 100)

Certified Estimate of Market Value: 1,150,592
Certified Estimate of Taxable Value: 898,483

Tif Zone Code	Tax Increment Loss
VARV1	898,483
Tax Increment Finance Value:	898,483
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS
VARV1 - Van Alstyne Reinvestment Zone 1

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2025 CERTIFIED TOTALS

Property Count: 1,032

VARV1 - Van Alstyne Reinvestment Zone 1
Grand Totals

11/18/2025

11:23:11AM

Land		Value			
Homesite:		81,446,452			
Non Homesite:		61,243,470			
Ag Market:		28,536,610			
Timber Market:		0	Total Land	(+)	171,226,532
Improvement		Value			
Homesite:		102,787,932			
Non Homesite:		83,192,005	Total Improvements	(+)	185,979,937
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	357,206,469
Ag	Non Exempt	Exempt			
Total Productivity Market:	28,536,610	0			
Ag Use:	68,465	0	Productivity Loss	(-)	28,468,145
Timber Use:	0	0	Appraised Value	=	328,738,324
Productivity Loss:	28,468,145	0			
			Homestead Cap	(-)	16,048,954
			23.231 Cap	(-)	4,944,526
			Assessed Value	=	307,744,844
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	307,744,844

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 307,744,844 * (0.000000 / 100)

Certified Estimate of Market Value: 357,206,469
Certified Estimate of Taxable Value: 307,744,844

Tif Zone Code	Tax Increment Loss
VARV1	43,553,954
Tax Increment Finance Value:	43,553,954
Tax Increment Finance Levy:	0.00

2025 CERTIFIED TOTALS

Property Count: 1,032

VARV1 - Van Alstyne Reinvestment Zone 1
Grand Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 1,030

VARV1 - Van Alstyne Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	747	230.6921	\$1,808,857	\$196,217,075	\$179,933,774
B	MULTIFAMILY RESIDENCE	27	5.1948	\$0	\$36,845,908	\$36,845,908
C1	VACANT LOTS AND LAND TRACTS	98	52.4517	\$0	\$14,357,938	\$13,525,264
D1	QUALIFIED OPEN-SPACE LAND	25	442.2900	\$0	\$28,536,610	\$68,465
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$8,628	\$8,628
E	RURAL LAND, NON QUALIFIED OPE	2	5.9960	\$0	\$919,823	\$889,817
F1	COMMERCIAL REAL PROPERTY	132	84.8329	\$416,835	\$78,814,665	\$75,231,644
J4	TELEPHONE COMPANY (INCLUDI	2	1.2890	\$0	\$355,230	\$342,861
Totals			822.7465	\$2,225,692	\$356,055,877	\$306,846,361

2025 CERTIFIED TOTALS

Property Count: 2

VARV1 - Van Alstyne Reinvestment Zone 1
Under ARB Review Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.3800	\$0	\$328,133	\$228,940
E	RURAL LAND, NON QUALIFIED OPE	1	6.7490	\$0	\$822,459	\$669,543
Totals			7.1290	\$0	\$1,150,592	\$898,483

2025 CERTIFIED TOTALS

Property Count: 1,032

VARV1 - Van Alstyne Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	748	231.0721	\$1,808,857	\$196,545,208	\$180,162,714
B	MULTIFAMILY RESIDENCE	27	5.1948	\$0	\$36,845,908	\$36,845,908
C1	VACANT LOTS AND LAND TRACTS	98	52.4517	\$0	\$14,357,938	\$13,525,264
D1	QUALIFIED OPEN-SPACE LAND	25	442.2900	\$0	\$28,536,610	\$68,465
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$8,628	\$8,628
E	RURAL LAND, NON QUALIFIED OPE	3	12.7450	\$0	\$1,742,282	\$1,559,360
F1	COMMERCIAL REAL PROPERTY	132	84.8329	\$416,835	\$78,814,665	\$75,231,644
J4	TELEPHONE COMPANY (INCLUDI	2	1.2890	\$0	\$355,230	\$342,861
Totals			829.8755	\$2,225,692	\$357,206,469	\$307,744,844

2025 CERTIFIED TOTALS

Property Count: 1,030

VARV1 - Van Alstyne Reinvestment Zone 1
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	722	221.7398	\$1,808,857	\$192,650,865	\$176,837,156
A2	REAL-RESIDENTIAL MOBILE HOMES	15	4.3272	\$0	\$1,887,863	\$1,539,063
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1	0.1492	\$0	\$63,226	\$1,438
A4	REAL-OTHER IMPROVEMENTS WITH	13	4.4759	\$0	\$1,615,121	\$1,556,117
B1	REAL-RESIDENTIAL DUPLEXES	20	4.2546	\$0	\$7,387,709	\$7,387,709
B2	REAL-RESIDENTIAL APARTMENTS	7	0.9402	\$0	\$29,458,199	\$29,458,199
C1	REAL-VAC PLATTED LOTS-RESIDENT	72	25.6998	\$0	\$6,661,756	\$6,140,965
C1C	REAL-VAC PLATTED LOTS - COMMER	26	26.7519	\$0	\$7,696,182	\$7,384,299
D1	REAL-ACREAGE WITH AG	25	442.2900	\$0	\$28,536,610	\$68,465
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$8,628	\$8,628
E	REAL-NON QUAL OPEN SPACE LAND	2	5.9960	\$0	\$919,823	\$889,817
F1	COMMERCIAL REAL PROPERTY	132	84.8329	\$416,835	\$78,814,665	\$75,231,644
J4	TELEPHONE COMPANY (INCLUDING I	2	1.2890	\$0	\$355,230	\$342,861
Totals			822.7465	\$2,225,692	\$356,055,877	\$306,846,361

2025 CERTIFIED TOTALS

Property Count: 2

VARV1 - Van Alstyne Reinvestment Zone 1
Under ARB Review Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY &	1	0.3800	\$0	\$328,133	\$228,940
E	REAL-NON QUAL OPEN SPACE LAND	1	6.7490	\$0	\$822,459	\$669,543
Totals			7.1290	\$0	\$1,150,592	\$898,483

2025 CERTIFIED TOTALS

Property Count: 1,032

VARV1 - Van Alstyne Reinvestment Zone 1
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 1	723	222.1198	\$1,808,857	\$192,978,998	\$177,066,096
A2	REAL-RESIDENTIAL MOBILE HOMES	15	4.3272	\$0	\$1,887,863	\$1,539,063
A3	REAL-RESIDENTIAL SINGLE FAMILY 2	1	0.1492	\$0	\$63,226	\$1,438
A4	REAL-OTHER IMPROVEMENTS WITH	13	4.4759	\$0	\$1,615,121	\$1,556,117
B1	REAL-RESIDENTIAL DUPLEXES	20	4.2546	\$0	\$7,387,709	\$7,387,709
B2	REAL-RESIDENTIAL APARTMENTS	7	0.9402	\$0	\$29,458,199	\$29,458,199
C1	REAL-VAC PLATTED LOTS-RESIDENT	72	25.6998	\$0	\$6,661,756	\$6,140,965
C1C	REAL-VAC PLATTED LOTS - COMMER	26	26.7519	\$0	\$7,696,182	\$7,384,299
D1	REAL-ACREAGE WITH AG	25	442.2900	\$0	\$28,536,610	\$68,465
D2	FARM & RANCH IMPS ON AG QUALI	1		\$0	\$8,628	\$8,628
E	REAL-NON QUAL OPEN SPACE LAND	3	12.7450	\$0	\$1,742,282	\$1,559,360
F1	COMMERCIAL REAL PROPERTY	132	84.8329	\$416,835	\$78,814,665	\$75,231,644
J4	TELEPHONE COMPANY (INCLUDING I	2	1.2890	\$0	\$355,230	\$342,861
Totals			829.8755	\$2,225,692	\$357,206,469	\$307,744,844

2025 CERTIFIED TOTALS

Property Count: 1,032

VARV1 - Van Alstyne Reinvestment Zone 1
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$2,225,692
TOTAL NEW VALUE TAXABLE:	\$2,225,692

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS**NEW EXEMPTIONS VALUE LOSS \$0****Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS**TOTAL EXEMPTIONS VALUE LOSS \$0****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
429	\$285,040	\$37,410	\$247,630

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
428	\$283,784	\$37,140	\$246,644

Median Homestead Value**Category A and E**

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
429	\$271,731	\$19,487	\$252,244

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
428	\$271,727	\$19,344	\$252,383

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	\$1,150,592	\$898,483

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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2025 CERTIFIED TOTALS
VARV1 - Van Alstyne Reinvestment Zone 1

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	0
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	0
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	0
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 0
 Certified Estimate of Taxable Value: 0

Tax Increment Finance Value: -16,941
 Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
ARB Approved Totals

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
Grand Totals

11/18/2025 11:23:11AM

Land		Value			
Homesite:		0			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	0
Improvement		Value			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real		Count	Value		
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	0
Ag	Non Exempt	Exempt			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	0
Productivity Loss:	0	0	Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	0
			Total Exemptions Amount	(-)	0
			(Breakdown on Next Page)		
			Net Taxable	=	0

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 0 * (0.000000 / 100)

Certified Estimate of Market Value: 0
Certified Estimate of Taxable Value: 0

Tax Increment Finance Value: -16,941
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS
VARV2 - Van Alstyne Reinvestment Zone 2
Grand Totals

Property Count: 1

11/18/2025

11:24:44AM

Exemption Breakdown

Exemption	Count	Local	State	Total
	0	0	0	0
Totals		0	0	0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
ARB Approved Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY	1	0.0001	\$0	\$0	\$0
Totals			0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
Grand Totals

11/18/2025 11:24:44AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL-RESIDENTIAL SINGLE FAMILY 3	1	0.0001	\$0	\$0	\$0
		Totals	0.0001	\$0	\$0	\$0

2025 CERTIFIED TOTALS

Property Count: 1

VARV2 - Van Alstyne Reinvestment Zone 2
Effective Rate Assumption

11/18/2025 11:24:44AM

New Value

TOTAL NEW VALUE MARKET:	\$0
TOTAL NEW VALUE TAXABLE:	\$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS	\$0
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Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$0
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New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Median Homestead Value

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value
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