

**WATER DISTRICT TAX RATE ROLLBACK WORKSHEET**  
**CINCO MUD #6 - 2019 Tax Year**

1	2018 Average appraised value of residence homestead	\$265,228
2	2018 general exemptions available for the average homestead (excluding senior citizen;s or disabled person's exemptions)	\$0
3	2018 average taxable value of residence homestead (line 1 minus line 2)	\$265,228
4	2018 adopted tax rate (per \$100 of value)	\$0.3850
5	2018 tax on average residence homestead (multiply line 3 by line 4, divide be \$100)	\$1,021.13
6	Percentage increase to the taxes <span style="float: right;">8%</span>	\$82
7	Highest tax on average residence homestead with increase (multiply line 5 by 1.08)	\$1,102.82
8	2019 average appraised value of residence homestead	\$330,289
9	2019 general exemptions available for the average homestead (excluding senior citizens or disabled person's exemptions)	0
10	2019 average taxable value of residence homestead (line 8 minus line 9)	\$330,289
11	2019 Rollback Rate (line 7 divided line 10 multiply by \$100)	0.333894869

PARITY RATE .           0.30916  
 (LINE 5 DIVIDED BY LINE 10 X 100)

*Yk CW*

# Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2019 As of: Certification

M113 - Cinco MUD 6 (ARB Approved Totals)

Number of Properties: 477

## Land Totals

Land - Homesite	(+)	\$26,103,695		
Land - Non Homesite	(+)	\$5,661,487		
Land - Ag Market	(+)	\$0		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
<b>Total Land Market Value</b>	<b>(=)</b>	<b>\$31,765,182</b>	<b>(+)</b>	<b>\$31,765,182</b>

## Improvement Totals

Improvements - Homesite	(+)	\$123,626,848		
Improvements - Non Homesite	(+)	\$22,773,164		
<b>Total Improvements</b>	<b>(=)</b>	<b>\$146,400,012</b>	<b>(+)</b>	<b>\$146,400,012</b>

## Other Totals

Personal Property (12)		\$1,506,380	(+)	\$1,506,380
Minerals (0)		\$0	(+)	\$0
Autos (0)		\$0	(+)	\$0
<b>Total Market Value</b>			<b>(=)</b>	<b>\$179,671,574</b>
<b>Total Homestead Cap Adjustment (10)</b>				<b>(-) \$472,980</b>
<b>Total Exempt Property (32)</b>				<b>(-) \$19,750</b>

## Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$0		
Ag Use (0)	(-)	\$0		
Timber Use (0)	(-)	\$0		
<b>Total Productivity Loss</b>	<b>(=)</b>	<b>\$0</b>	<b>(-)</b>	<b>\$0</b>
<b>Total Assessed</b>			<b>(=)</b>	<b>\$179,178,844</b>

## Exemptions

(HS Assd 123,996,644 )

(HS) Homestead Local (324)	(+)	\$0		
(HS) Homestead State (324)	(+)	\$0		
(O65) Over 65 Local (56)	(+)	\$3,542,500		
(O65) Over 65 State (56)	(+)	\$0		
(DP) Disabled Persons Local (3)	(+)	\$195,000		
(DP) Disabled Persons State (3)	(+)	\$0		
(DV) Disabled Vet (1)	(+)	\$12,000		
(DVX/MAS) Disabled Vet 100% (1)	(+)	\$538,050		
<b>Total Exemptions</b>	<b>(=)</b>	<b>\$4,287,550</b>	<b>(-)</b>	<b>\$4,287,550</b>
<b>Net Taxable (Before Freeze)</b>			<b>(=)</b>	<b>\$174,891,294</b>

3.24\*+  
2.16 +  
5.40 \*

002  
2019

123,996,644.00\*+  
54,359,387.00 +  
002  
178,356,031.00 \*

178,356,031.00 ÷  
540.00=  
330,288.95\*\*

HARRIS COUNTY APPRAISAL DISTRICT  
 SUMMARY OF RESIDENTIAL HOMESTEADS SUBJECT TO 10% CAP  
 CERTIFIED ROLL 00

LAST UPDATED: 08/02/2019  
 DELV DATE: 08/16/2019

913 CINCO MUD 6  
 TAX YEAR: 2019

	UNITS	MARKET	CAPPED	LOSS
	4	\$1,033,054	\$1,009,403	\$23,651
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (A1 & A2)				
	UNITS	MARKET	APPRAISED(CAP)	TAXABLE
ALL RESIDENCES	264	\$66,200,328	\$66,176,677	\$64,028,093
	AVERAGE	\$250,758	\$250,669	\$242,530
HOMESTEAD RESIDENCES	216	\$54,383,038	\$54,359,387	\$52,210,803
	AVERAGE	\$251,773	\$251,663	\$241,716

	UNITS	MARKET	APPRAISED(CAP)	TAXABLE
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (M3 Mobile Homes)				
	0	\$0	\$0	\$0
ALL RESIDENCES	0	\$0	\$0	\$0
	AVERAGE	\$0	\$0	\$0
HOMESTEAD RESIDENCES	0	\$0	\$0	\$0
	AVERAGE	\$0	\$0	\$0

# Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2019 As of: Certification

M113 - Cinco MUD 6 (Under ARB Review Totals)

Number of Properties: 12

<b>Land Totals</b>			
Land - Homesite	(+)	\$409,770	
Land - Non Homesite	(+)	\$0	
Land - Ag Market	(+)	\$0	
Land - Timber Market	(+)	\$0	
Land - Exempt Ag/Timber Market	(+)	\$0	
<b>Total Land Market Value</b>	<b>(=)</b>	<b>\$409,770</b>	<b>(+) \$409,770</b>
<b>Improvement Totals</b>			
Improvements - Homesite	(+)	\$1,856,720	
Improvements - Non Homesite	(+)	\$0	
<b>Total Improvements</b>	<b>(=)</b>	<b>\$1,856,720</b>	<b>(+) \$1,856,720</b>
<b>Other Totals</b>			
Personal Property (3)		\$9,640	(+) \$9,640
Minerals (0)		\$0	(+) \$0
Autos (4)		\$95,530	(+) \$95,530
<b>Total Market Value</b>			<b>(=) \$2,371,660</b>
<b>Total Homestead Cap Adjustment (0)</b>			<b>(-) \$0</b>
<b>Total Exempt Property (0)</b>			<b>(-) \$0</b>
<b>Productivity Totals</b>			
Total Productivity Market (Non Exempt)	(+)	\$0	
Ag Use (0)	(-)	\$0	
Timber Use (0)	(-)	\$0	
<b>Total Productivity Loss</b>	<b>(=)</b>	<b>\$0</b>	<b>(-) \$0</b>
<b>Total Assessed</b>			<b>(=) \$2,371,660</b>
<b>Exemptions</b>			
		(HS Assd	2,266,490 )
(HS) Homestead Local (5)	(+)	\$0	
(HS) Homestead State (5)	(+)	\$0	
(HB366) House Bill 366 (1)	(+)	\$400	
<b>Total Exemptions</b>	<b>(=)</b>	<b>\$400</b>	<b>(-) \$400</b>
<b>Net Taxable (Before Freeze)</b>			<b>(=) \$2,371,260</b>

913 CINCO MUD 6  
TAX YEAR: 2019

HARRIS COUNTY APPRAISAL DISTRICT  
PROPERTY USE CATEGORY RECAP  
CERTIFIED ROLL 00

LAST UPDATED: 08/02/2019  
DELV DATE: 08/16/2019

PROPERTY USE CATEGORY	UNITS	ACREAGE	MARKET	APPRAISED	PRODUCTIVITY	EXEMPTIONS	TAXABLE VALUE
A1 Real, Residential, Single-Family	264	35.0835	66,200,328	66,176,677	0	2,148,584	64,028,093
A2 Real, Residential, Mobile Homes	0	0.0000	0	0	0	0	0
B1 Real, Residential, Multi-Family	0	0.0000	0	0	0	0	0
B2 Real, Residential, Two-Family	0	0.0000	0	0	0	0	0
B3 Real, Residential, Three-Family	0	0.0000	0	0	0	0	0
B4 Real, Residential, Four- or More-Family	0	0.0000	0	0	0	0	0
C1 Real, Vacant Lots/Tracts	0	0.0000	0	0	0	0	0
C2 Real, Vacant Commercial	7	10.0956	2,632,495	2,632,495	0	0	2,632,495
C3 Real, Vacant	9	3.3428	12,112	888	0	0	888
D1 Real, Qualified Agricultural Land	0	0.0000	0	0	0	0	0
D2 Real, Unqualified Agricultural Land	2	15.7298	98,752	200	0	0	200
E1 Real, Farm & Ranch Improved	0	0.0000	0	0	0	0	0
F1 Real, Commercial	10	17.3522	27,435,253	27,365,896	0	0	27,365,896
F2 Real, Industrial	0	0.0000	0	0	0	0	0
G1 Oil and Mineral Gas Reserves	0	0.0000	0	0	0	0	0
G2 Real Property Other Mineral Reserves	0	0.0000	0	0	0	0	0
H1 Tangible, Vehicles	0	0.0000	0	0	0	0	0
H2 Tangible, Goods In Transit	0	0.0000	0	0	0	0	0
I1 Real, Banks	0	0.0000	0	0	0	0	0
J1 Real & Tangible Personal, Utility Water	0	0.0000	0	0	0	0	0

913 CINCO MUD 6  
TAX YEAR: 2019

HARRIS COUNTY APPRAISAL DISTRICT  
PROPERTY USE CATEGORY RECAP  
CERTIFIED ROLL 00

LAST UPDATED: 08/02/2019  
DELV DATE: 08/16/2019

PROPERTY USE CATEGORY	UNITS	ACREAGE	MARKET	APPRAISED	PRODUCTIVITY	EXEMPTIONS	TAXABLE VALUE
J2 Gas Companies	1	0.0000	93,570	93,570	0	0	93,570
J3 Electric Companies	4	0.0000	3,082,100	3,082,100	0	5,150	3,076,950
J4 Telephone Companies	0	0.0000	0	0	0	0	0
J5 Railroads	0	0.0000	0	0	0	0	0
J6 Pipelines	1	0.0000	9,890	9,890	0	0	9,890
J7 Major Cable Television Systems	2	0.0000	240,950	240,950	0	0	240,950
L1 Tangible, Commercial	16	0.0000	510,680	510,680	0	0	510,680
L2 Tangible, Industrial	0	0.0000	0	0	0	0	0
M1 Tangible, Nonbusiness Watercraft	0	0.0000	0	0	0	0	0
M2 Tangible, Nonbusiness Aircraft	0	0.0000	0	0	0	0	0
M3 Tangible, Mobile Homes	0	0.0000	0	0	0	0	0
M4 Tangible, Miscellaneous	0	0.0000	0	0	0	0	0
N1 Intangibles	0	0.0000	0	0	0	0	0
O1 Inventory	0	0.0000	0	0	0	0	0
O2 Inventory	0	0.0000	0	0	0	0	0
S1 Dealer Inventory	0	0.0000	0	0	0	0	0
U0 Unknown	0	0.0000	0	0	0	0	0
XA Public Property for Housing Indigent Persons	0	0.0000	0	0	0	0	0
XB Income Producing Personal Property (<\$500)	0	0.0000	0	0	0	0	0
XC Mineral Interest (<\$500)	0	0.0000	0	0	0	0	0

913 CINCO MUD 6  
TAX YEAR: 2019

HARRIS COUNTY APPRAISAL DISTRICT  
PROPERTY USE CATEGORY RECAP  
CERTIFIED ROLL 00

LAST UPDATED: 08/02/2019  
DELV DATE: 08/16/2019

PROPERTY USE CATEGORY	UNITS	ACREAGE	MARKET	APPRAISED	PRODUCTIVITY	EXEMPTIONS	TAXABLE VALUE
XD Improving Property for Housing w/ Volunteer Labor	0	0.0000	0	0	0	0	0
XE Community Housing Development Organizations	0	0.0000	0	0	0	0	0
XF Assisting Ambulatory Health Care Centers	0	0.0000	0	0	0	0	0
XG Primarily Performing Charitable Functions	0	0.0000	0	0	0	0	0
XH Developing Model Colonia Subdivisions	0	0.0000	0	0	0	0	0
XI Youth Spiritual, Mental and Physical Development	0	0.0000	0	0	0	0	0
XJ Private Schools	1	0.9320	2,205,247	2,205,247	0	2,205,247	0
XL Economic Development Services to Local Community	0	0.0000	0	0	0	0	0
XM Marine Cargo Containers	0	0.0000	0	0	0	0	0
XN Motor Vehicles Leased for Personal Use	0	0.0000	0	0	0	0	0
XO Motor Vehicles (Income Production & Personal Use)	0	0.0000	0	0	0	0	0
XP Offshore Drilling Equipment Not In Use	0	0.0000	0	0	0	0	0
XQ Intracoastal Waterway Dredge Disposal Site	0	0.0000	0	0	0	0	0
XR Nonprofit Water or Wastewater Corporations	0	0.0000	0	0	0	0	0
XS Raw Cocoa and Green Coffee Held in Harris County	0	0.0000	0	0	0	0	0
XT Limitation on Taxes in Certain Municipalities	0	0.0000	0	0	0	0	0
XU Miscellaneous Exemptions	0	0.0000	0	0	0	0	0
XV Other Exempt (Incl Public, Religious, Charitable)	3	8.3559	1,947,299	1,947,299	0	1,947,299	0

**JURISDICTION TOTALS:** 320 90.8918 \$104,468,676 \$104,265,892 \$0 \$6,306,280 \$97,959,612

913 CINCO MUD 6  
TAX YEAR: 2019

HARRIS COUNTY APPRAISAL DISTRICT  
UNCERTIFIED ROLL SUMMARY 00

LAST UPDATED: 08/02/2019  
DELV DATE: 08/16/2019

TYPE	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE WITH HEARING LOSS
ACCOUNTS ON HTS	44	10,879,852	10,720,987	10,290,924	9,791,278
ACCOUNTS ON PTS	41	2,291,977	2,291,977	2,184,570	2,114,970
OTHER ACCOUNTS	49	8,084,992	8,067,664	7,836,976	7,680,575
TOTAL UNCERTIFIED	134	\$21,256,821	\$21,080,628	\$20,312,470	\$19,586,823