


WHEELER & ASSOCIATES, INC.
 THE TAX ASSESSOR COLLECTORS™

WATER DISTRICT TAX RATE ROLLBACK WORKSHEET
CINCO MUD #10 - 2016 TAX YEAR

1	2015 Average appraised value of residence homestead	\$306,305
2	2015 general exemptions available for the average homestead (excluding senior citizen;s or disabled person's exemptions)	\$0
3	2015 average taxable value of residence homestead (line 1 minus line 2)	\$306,305
4	2015 adopted tax rate (per \$100 of value)	\$0.5300
5	2015 tax on average residence homestead (multiply line 3 by line 4, divide be \$100)	\$1,623.42
6	Percentage increase to the taxes 8%	\$130 \$1,753.29
7	Highest tax on average residence homestead with increase (multiply line 5 by 1.08)	\$1,753.29
8	2016 average appraised value of residence homestead	\$320,458
9	2016 general exemptions available for the average homestead (excluding senior citizens or disabled person's exemptions)	0
10	2016 average taxable value of residence homestead (line 8 minus line 9)	\$320,458
11	2016 Rollback Rate (line 7 divided line 10 multiply by \$100)	0.547120003

PARITY RATE . 0.50659
 (LINE 5 DIVIDED BY LINE 10 X 100)

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Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2016 As of: Certification

M139 - Cinco MUD 10 (ARB Approved Totals)

Number of Properties: 1009

Land Totals

Land - Homesite	(+)	\$37,679,520		
Land - Non Homesite	(+)	\$42,922,100		
Land - Ag Market	(+)	\$0		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$80,601,620	(+)	\$80,601,620

Improvement Totals

Improvements - Homesite	(+)	\$224,011,320		
Improvements - Non Homesite	(+)	\$32,322,920		
Total Improvements	(=)	\$256,334,240	(+)	\$256,334,240

Other Totals

Personal Property (27)		\$2,621,870	(+)	\$2,621,870
Minerals (0)		\$0	(+)	\$0
Autos (0)		\$0	(+)	\$0
Total Market Value			(=)	\$339,557,730
Total Homestead Cap Adjustment (204)				(-) \$2,463,740
Total Exempt Property (107)				(-) \$54,988,160

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$0		
Ag Use (0)	(-)	\$0		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$0	(-)	\$0
Total Assessed			(=)	\$282,105,830

Exemptions

(HS Assd 221,116,140)

(HS) Homestead Local (690)	(+)	\$0		
(HS) Homestead State (690)	(+)	\$0		
(O65) Over 65 Local (89)	(+)	\$873,340		
(O65) Over 65 State (89)	(+)	\$0		
(DP) Disabled Persons Local (4)	(+)	\$40,000		
(DP) Disabled Persons State (4)	(+)	\$0		
(DV) Disabled Vet (6)	(+)	\$63,000		
(DVX/MAS) Disabled Vet 100% (1)	(+)	\$219,250		
(AUTO) Lease Vehicles Ex (1)	(+)	\$4,030		
Total Exemptions	(=)	\$1,199,620	(-)	\$1,199,620
Net Taxable (Before Freeze)			(=)	\$280,906,210

320,458

Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2016 As of: Certification

M139 - Cinco MUD 10 (Under ARB Review Totals)

Number of Properties: 37

Land Totals

Land - Homesite	(+)	\$1,864,350		
Land - Non Homesite	(+)	\$0		
Land - Ag Market	(+)	\$0		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$1,864,350	(+)	\$1,864,350

Improvement Totals

Improvements - Homesite	(+)	\$11,992,250		
Improvements - Non Homesite	(+)	\$0		
Total Improvements	(=)	\$11,992,250	(+)	\$11,992,250

Other Totals

Personal Property (1)		\$147,380	(+)	\$147,380
Minerals (0)		\$0	(+)	\$0
Autos (0)		\$0	(+)	\$0
Total Market Value			(=)	\$14,003,980
Total Homestead Cap Adjustment (4)				(-) \$74,710
Total Exempt Property (0)				(-) \$0

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$0		
Ag Use (0)	(-)	\$0		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$0	(-)	\$0
Total Assessed			(=)	\$13,929,270

Exemptions

			(HS Assd	12,152,560)
(HS) Homestead Local (31)	(+)	\$0		
(HS) Homestead State (31)	(+)	\$0		
(O65) Over 65 Local (1)	(+)	\$10,000		
(O65) Over 65 State (1)	(+)	\$0		
(DP) Disabled Persons Local (1)	(+)	\$10,000		
(DP) Disabled Persons State (1)	(+)	\$0		
Total Exemptions	(=)	\$20,000	(-)	\$20,000
Net Taxable (Before Freeze)			(=)	\$13,909,270