


WHEELER & ASSOCIATES, INC.
 THE TAX ASSESSOR COLLECTORS™

WATER DISTRICT TAX RATE ROLLBACK WORKSHEET
CINCO MUD #1 - 2015 TAX YEAR

1	2014 Average appraised value of residence homestead	\$553,591
2	2014 general exemptions available for the average homestead (excluding senior citizen;s or disabled person's exemptions)	\$0
3	2014 average taxable value of residence homestead (line 1 minus line 2)	\$553,591
4	2014 adopted tax rate (per \$100 of value)	\$0.4800
5	2014 tax on average residence homestead (multiply line 3 by line 4, divide be \$100)	\$2,657.24
6	Percentage increase to the taxes 8%	\$213 \$2,869.82
7	Highest tax on average residence homestead with increase (multiply line 5 by 1.08)	\$2,869.82
8	2015 average appraised value of residence homestead	\$605,870
9	2015 general exemptions available for the average homestead (excluding senior citizens or disabled person's exemptions)	0
10	2015 average taxable value of residence homestead (line 8 minus line 9)	\$605,870
11	2015 Rollback Rate (line 7 divided line 10 multiply by \$100)	0.473668567

PARITY RATE . 0.43858
 (LINE 5 DIVIDED BY LINE 10 X 100)

6935 Barney Road, Suite 110 ♦ Houston, Texas 77092
713.462.8906 ♦ Fax: 713.690.7203
www.wheelerassoc.com

A.W.

Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2015 As of: Certification

M108 - Cinco MUD 1 (ARB Approved Totals)

Number of Properties: 410

Land Totals

Land - Homesite	(+)	\$28,473,630		
Land - Non Homesite	(+)	\$1,091,422		
Land - Ag Market	(+)	\$0		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$29,565,052	(+)	\$29,565,052

Improvement Totals

Improvements - Homesite	(+)	\$158,625,995		
Improvements - Non Homesite	(+)	\$1,388,980		
Total Improvements	(=)	\$160,014,975	(+)	\$160,014,975

Other Totals

Personal Property (5)		\$343,310	(+)	\$343,310
Minerals (0)		\$0	(+)	\$0
Autos (10)		\$280,160	(+)	\$280,160
Total Market Value			(=)	\$190,203,497
Total Homestead Cap Adjustment (178)				(-) \$9,738,370
Total Exempt Property (39)				(-) \$188,890

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$0		
Ag Use (0)	(-)	\$0		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$0	(-)	\$0
Total Assessed			(=)	\$180,276,237

Exemptions

			(HS Assd	158,738,015)
(HS) Homestead Local (262)	(+)	\$0		
(HS) Homestead State (262)	(+)	\$0		
(O65) Over 65 Local (26)	(+)	\$335,242		
(O65) Over 65 State (26)	(+)	\$0		
(DP) Disabled Persons Local (2)	(+)	\$22,556		
(DP) Disabled Persons State (2)	(+)	\$0		
(DV) Disabled Vet (5)	(+)	\$38,645		
(HB366) House Bill 366 (1)	(+)	\$80		
Total Exemptions	(=)	\$396,523	(-)	\$396,523
Net Taxable (Before Freeze)			(=)	\$179,879,714

Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2015 As of: Certification

M108 - Cinco MUD 1 (Under ARB Review Totals)

Number of Properties: 32

Land Totals

Land - Homesite	(+)	\$3,543,275		
Land - Non Homesite	(+)	\$0		
Land - Ag Market	(+)	\$0		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$3,543,275	(+)	\$3,543,275

Improvement Totals

Improvements - Homesite	(+)	\$19,625,857		
Improvements - Non Homesite	(+)	\$0		
Total Improvements	(=)	\$19,625,857	(+)	\$19,625,857

Other Totals

Personal Property (0)		\$0	(+)	\$0
Minerals (0)		\$0	(+)	\$0
Autos (0)		\$0	(+)	\$0
Total Market Value			(=)	\$23,169,132
Total Homestead Cap Adjustment (17)				(-) \$865,369
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			(=)	\$22,303,763

Exemptions

			(HS Assd	22,014,403)
(HS) Homestead Local (31)	(+)	\$0		
(HS) Homestead State (31)	(+)	\$0		
(O65) Over 65 Local (1)	(+)	\$2,726		
(O65) Over 65 State (1)	(+)	\$0		
Total Exemptions	(=)	\$2,726	(-)	\$2,726
Net Taxable (Before Freeze)			(=)	\$22,301,037