


WHEELER & ASSOCIATES, INC.
 THE TAX ASSESSOR COLLECTORS™

WATER DISTRICT TAX RATE ROLLBACK WORKSHEET
HARRIS COUNTY MUD # 189 - 2017 Tax Year

1	2016 Average appraised value of residence homestead	\$121,702
2	2016 general exemptions available for the average homestead (excluding senior citizen;s or disabled person's exemptions)	\$0
3	2016 average taxable value of residence homestead (line 1 minus line 2)	\$121,702
4	2016 adopted tax rate (per \$100 of value)	\$0.4200
5	2016 tax on average residence homestead (multiply line 3 by line 4, divide be \$100)	\$511.15
6	Percentage increase to the taxes <u>8%</u>	\$41 \$552.04
7	Highest tax on average residence homestead with increase (multiply line 5 by 1.08)	\$552.04
8	2017 average appraised value of residence homestead	\$131,710
9	2017 general exemptions available for the average homestead (excluding senior citizens or disabled person's exemptions)	0
10	2017 average taxable value of residence homestead (line 8 minus line 9)	\$131,710
11	2017 Rollback Rate (line 7 divided line 10 multiply by \$100)	0.41913315

PARITY RATE . 0.38809
 (LINE 5 DIVIDED BY LINE 10 X 100)

yc

0.10

489 HC MUD 189
 TAX YEAR: 2016

HARRIS COUNTY APPRAISAL DISTRICT
 SUMMARY OF RESIDENTIAL HOMESTEADS SUBJECT TO 10% CAP
 CERTIFIED TO DATE ROLL 11

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 LAST UPDATED: 07/07/2017
 DELV DATE: 07/21/2017

	UNITS	MARKET	CAPPED	LOSS
	0	\$0	\$0	\$0
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (A1 & A2)				
ALL RESIDENCES	UNITS 263	MARKET TOTAL \$20,459,697	APPRAISED(CAP) TOTAL \$20,459,697	TAXABLE TOTAL \$20,459,697
		AVERAGE \$77,793	AVERAGE \$77,793	AVERAGE \$77,793
HOMESTEAD RESIDENCES	UNITS 3	TOTAL \$365,108	TOTAL \$365,108	TOTAL \$365,108
		AVERAGE \$121,702	AVERAGE \$121,702	AVERAGE \$121,702
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (M3 Mobile Homes)				
ALL RESIDENCES	UNITS 0	MARKET TOTAL \$0	APPRAISED(CAP) TOTAL \$0	TAXABLE TOTAL \$0
		AVERAGE \$0	AVERAGE \$0	AVERAGE \$0
HOMESTEAD RESIDENCES	UNITS 0	TOTAL \$0	TOTAL \$0	TOTAL \$0
		AVERAGE \$0	AVERAGE \$0	AVERAGE \$0

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

	UNITS	MARKET	CAPPED	LOSS
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (A1 & A2)				
ALL RESIDENCES	253	TOTAL \$19,779,004 AVERAGE \$78,177	TOTAL \$19,761,659 AVERAGE \$78,109	TOTAL \$19,761,659 AVERAGE \$78,109
HOMESTEAD RESIDENCES	7	TOTAL \$939,316 AVERAGE \$134,188	TOTAL \$921,971 AVERAGE \$131,710	TOTAL \$921,971 AVERAGE \$131,710
SUMMARY FOR AVERAGE RESIDENTIAL VALUES - (M3 Mobile Homes)				
ALL RESIDENCES	0	TOTAL \$0 AVERAGE \$0	TOTAL \$0 AVERAGE \$0	TOTAL \$0 AVERAGE \$0
HOMESTEAD RESIDENCES	0	TOTAL \$0 AVERAGE \$0	TOTAL \$0 AVERAGE \$0	TOTAL \$0 AVERAGE \$0

HARRIS COUNTY APPRAISAL DISTRICT
 PROPERTY USE CATEGORY RECAP
 CERTIFIED ROLL 00

PROPERTY USE CATEGORY	UNITS	ACREAGE	MARKET	APPRAISED	PRODUCTIVITY	EXEMPTIONS	TAXABLE VALUE
A1 Real, Residential, Single-Family	253	0.2696	19,779,004	19,761,659	0	0	19,761,659
A2 Real, Residential, Mobile Homes	0	0.0000	0	0	0	0	0
B1 Real, Residential, Multi-Family	11	64.1291	54,373,893	54,373,893	0	0	54,373,893
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	4	0.0000	2,300	2,300	0	0	2,300
C2 Real, Vacant Commercial	36	116.3694	15,207,376	15,207,376	0	0	15,207,376
C3 Real, Vacant	20	0.7218	349,007	349,007	0	0	349,007
D1 Real, Qualified Agricultural Land	5	53.6813	1,917,449	0	2,953	0	2,953
D2 Real, Unqualified Agricultural Land	4	39.6826	3,744,829	3,744,829	0	0	3,744,829
E1 Real, Farm & Ranch Improved	0	0.0000	0	0	0	0	0
F1 Real, Commercial	31	120.9710	96,886,634	96,886,634	0	0	96,886,634
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

HARRIS COUNTY APPRAISAL DISTRICT
 PROPERTY USE CATEGORY RECAP
 CERTIFIED ROLL 00

PROPERTY USE CATEGORY	UNITS	ACREAGE	MARKET	APPRAISED	PRODUCTIVITY	EXEMPTIONS	TAXABLE VALUE
J2 Gas Companies	2	0.0000	337,330	337,330	0	0	337,330
J3 Electric Companies	1	0.0000	1,537,750	1,537,750	0	0	1,537,750
J4 Telephone Companies	1	0.0000	45,990	45,990	0	0	45,990
J5 Railroads	0	0.0000	0	0	0	0	0
J6 Pipelines	1	0.0000	18,740	18,740	0	0	18,740
J7 Major Cable Television Systems	2	0.0000	177,870	177,870	0	0	177,870
L1 Tangible, Commercial	75	0.0000	9,175,743	9,175,743	0	416,979	8,758,764
L2 Tangible, Industrial	8	0.0000	10,265,170	10,265,170	0	2,413,278	7,851,892
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	2	0.0000	39,428	39,428	0	0	39,428
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

HARRIS COUNTY APPRAISAL DISTRICT
 PROPERTY USE CATEGORY RECAP
 CERTIFIED ROLL 00

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	0	0.0000	0	0	0	0	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)	31	38.0724	6,826,093	6,826,093	0	6,826,093	0

JURISDICTION TOTALS: 487 433.8972 \$220,684,606 \$218,749,812 \$2,953 \$9,656,350 \$209,096,415

489 HC MUD 189
TAX YEAR: 2017

HARRIS COUNTY APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY 00

LAST UPDATED: 08/11/2017
DELV DATE: 08/25/2017

TYPE	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE WITH HEARING LOSS
ACCOUNTS ON HTS	19	6,141,393	6,141,393	5,641,389	5,641,389
ACCOUNTS ON PTS	127	5,248,608	5,248,608	4,478,012	4,422,014
OTHER ACCOUNTS	36	11,325,153	11,325,153	9,969,430	7,866,865
TOTAL UNCERTIFIED	182	\$22,715,154	\$22,715,154	\$20,088,831	\$17,930,268