

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

C01 - CITY OF ELGIN

NEW VALUE

TOTAL NEW VALUE MARKET: 8,323,100

TOTAL NEW VALUE TAXABLE: 5,185,241

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	2	2025 Market Value	811,764
HB9	HB9 Exempt	391	2025 Market Value	13,070,451
ABSOLUTE EXEMPTIONS VALUE LOSS				13,882,215

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	1	Exemption Amount	5,000
DV3	Disable Veterans 50% to 69%	1	Exemption Amount	10,000
DV4	Disabled Veterans 70%-100%	4	Exemption Amount	48,000
DVHS	Disable Veteran Homestead	2	Exemption Amount	600,622
DVO65	Disable Veteran OV65	1	Exemption Amount	12,000
OV65LOC	Over 65 - Local	12	Exemption Amount	180,000
OV65LOCNHX	Over 65 - Local	3	Exemption Amount	45,000
PARTIAL EXEMPTIONS VALUE LOSS				900,622

NEW EXEMPTIONS VALUE LOSS 14,782,837

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 14,782,837

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed	3	Current Year Taxable Value	209,038

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	259,074
2026	Median Taxable Homestead Value	275,430
2025	Average Taxable Homestead Value	257,928
2025	Median Taxable Homestead Value	271,544

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ACC - AUSTIN COMMUNITY COLLEGE

NEW VALUE

TOTAL NEW VALUE MARKET:	106,944,051
TOTAL NEW VALUE TAXABLE:	96,725,984

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	3	2025 Market Value	1,112,986
HB9	HB9 Exempt	622	2025 Market Value	22,659,867
ABSOLUTE EXEMPTIONS VALUE LOSS				23,772,853

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DPLOC	Disability	1	Exemption Amount	75,000
DV1	Disabled Veterans 10%-29%	1	Exemption Amount	5,000
DV3	Disable Veterans 50% to 69%	1	Exemption Amount	10,000
DV4	Disabled Veterans 70%-100%	14	Exemption Amount	168,000
DVHS	Disable Veteran Homestead	2	Exemption Amount	600,622
DVO65	Disable Veteran OV65	2	Exemption Amount	24,000
HSLOC	Homestead Exemption-Local	75	Exemption Amount	349,518
OV65LOC	Over 65 - Local	29	Exemption Amount	1,812,856
OV65LOCNHX	Over 65 - Local	5	Exemption Amount	344,982
PARTIAL EXEMPTIONS VALUE LOSS				3,389,978

NEW EXEMPTIONS VALUE LOSS 27,162,831

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 27,162,831

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-
NEW AG / TIMBER VALUE LOSS			-

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	274,144
2026	Median Taxable Homestead Value	271,644
2025	Average Taxable Homestead Value	268,726
2025	Median Taxable Homestead Value	263,739

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

AMUD - ALTESSA MUD

NEW VALUE

TOTAL NEW VALUE MARKET:	21,849,874
TOTAL NEW VALUE TAXABLE:	21,061,744

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	1	2025 Market Value	301,222
HB9	HB9 Exempt	4	2025 Market Value	1,943
ABSOLUTE EXEMPTIONS VALUE LOSS				303,165

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	2	Exemption Amount	24,000
PARTIAL EXEMPTIONS VALUE LOSS				24,000

NEW EXEMPTIONS VALUE LOSS 327,165

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 327,165

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	272,679
2026	Median Taxable Homestead Value	295,574
2025	Average Taxable Homestead Value	279,851
2025	Median Taxable Homestead Value	299,990

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

BVMUD - WEST BASTROP VILLAGE MUD

NEW VALUE

TOTAL NEW VALUE MARKET:	10,432,194
TOTAL NEW VALUE TAXABLE:	10,252,720

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	7	2025 Market Value	56,645
ABSOLUTE EXEMPTIONS VALUE LOSS				56,645

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 56,645

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 56,645

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	313,438
2026	Median Taxable Homestead Value	332,354
2025	Average Taxable Homestead Value	315,622
2025	Median Taxable Homestead Value	341,900

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

C03 - CITY OF SMITHVILLE

NEW VALUE

TOTAL NEW VALUE MARKET:	5,639,244
TOTAL NEW VALUE TAXABLE:	5,112,625

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	210	2025 Market Value	5,736,827
ABSOLUTE EXEMPTIONS VALUE LOSS				5,736,827

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DPLOC	Disability	2	Exemption Amount	20,000
DV2	Disable Veterans 30%-49%	1	Exemption Amount	7,500
DV4	Disabled Veterans 70%-100%	1	Exemption Amount	12,000
OV65LOC	Over 65 - Local	9	Exemption Amount	90,000
PARTIAL EXEMPTIONS VALUE LOSS				129,500

NEW EXEMPTIONS VALUE LOSS 5,866,327

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 5,866,327

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed	3	Current Year Taxable Value	209,038

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	243,206
2026	Median Taxable Homestead Value	230,983
2025	Average Taxable Homestead Value	241,307
2025	Median Taxable Homestead Value	231,597

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

C04 - CITY OF BASTROP

NEW VALUE

TOTAL NEW VALUE MARKET:	36,911,715
TOTAL NEW VALUE TAXABLE:	35,394,940

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	816	2025 Market Value	31,444,811
ABSOLUTE EXEMPTIONS VALUE LOSS				31,444,811

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	5	Exemption Amount	60,000
DVHS	Disable Veteran Homestead	5	Exemption Amount	1,464,212
PARTIAL EXEMPTIONS VALUE LOSS				1,524,212

NEW EXEMPTIONS VALUE LOSS 32,969,023

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 32,969,023

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	1	Market Value	190,330
2026	1	Ag/Timber Use	613

NEW AG / TIMBER VALUE LOSS 189,717

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	294,577
2026	Median Taxable Homestead Value	300,426
2025	Average Taxable Homestead Value	291,460
2025	Median Taxable Homestead Value	301,053

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

CDD - CENTEX DRAINAGE DISTRICT

NEW VALUE

TOTAL NEW VALUE MARKET:	1,532,870
TOTAL NEW VALUE TAXABLE:	1,532,870

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	3	2025 Market Value	1,547
ABSOLUTE EXEMPTIONS VALUE LOSS				1,547

Year	Description	Count	Source	Value
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 1,547

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 1,547

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	222,700
2026	Median Taxable Homestead Value	232,533
2025	Average Taxable Homestead Value	226,858
2025	Median Taxable Homestead Value	221,243

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
EMUD1 - ELGIN MUNICIPAL UTILITY DISTRICT NO 1

NEW VALUE

TOTAL NEW VALUE MARKET:	516,282
TOTAL NEW VALUE TAXABLE:	516,282

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	1	2025 Market Value	3,630
ABSOLUTE EXEMPTIONS VALUE LOSS				3,630

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 3,630

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 3,630

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	326,230
2026	Median Taxable Homestead Value	326,230
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO 2

NEW VALUE

TOTAL NEW VALUE MARKET:	29,624,660
TOTAL NEW VALUE TAXABLE:	28,574,754

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	5	2025 Market Value	38,418
ABSOLUTE EXEMPTIONS VALUE LOSS				38,418

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	1	Exemption Amount	12,000
PARTIAL EXEMPTIONS VALUE LOSS				12,000

NEW EXEMPTIONS VALUE LOSS 50,418

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 50,418

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	300,386
2026	Median Taxable Homestead Value	317,913
2025	Average Taxable Homestead Value	283,258
2025	Median Taxable Homestead Value	318,112

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ESD1 - BASTROP COUNTY EMERGENCY SVC DIST #1

NEW VALUE

TOTAL NEW VALUE MARKET:	247,082,055
TOTAL NEW VALUE TAXABLE:	230,196,240

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	875	2025 Market Value	35,129,700
ABSOLUTE EXEMPTIONS VALUE LOSS				35,129,700

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	2	Exemption Amount	10,000
DV3	Disable Veterans 50%-69%	3	Exemption Amount	30,000
DV4	Disabled Veterans 70%-100%	13	Exemption Amount	156,000
DVHS	Disable Veteran Homestead	13	Exemption Amount	5,406,948
DVO65	Disable Veteran OV65	2	Exemption Amount	24,000
PARTIAL EXEMPTIONS VALUE LOSS				5,626,948

NEW EXEMPTIONS VALUE LOSS 40,756,648

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 40,756,648

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	1	Market Value	230,591
2026	1	Ag/Timber Use	3,044

NEW AG / TIMBER VALUE LOSS 227,547

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	360,324
2026	Median Taxable Homestead Value	334,964
2025	Average Taxable Homestead Value	352,119
2025	Median Taxable Homestead Value	322,639

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ESD1D - BASTROP COUNTY EMERGENCY SVC DIST #1 DEFINED

NEW VALUE

TOTAL NEW VALUE MARKET:	307,076
TOTAL NEW VALUE TAXABLE:	269,568

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	1	2025 Market Value	33,000
ABSOLUTE EXEMPTIONS VALUE LOSS				33,000

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 33,000

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 33,000

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	303,598
2026	Median Taxable Homestead Value	295,530
2025	Average Taxable Homestead Value	301,350
2025	Median Taxable Homestead Value	307,520

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ESD2 - BASTROP COUNTY EMERGENCY SVC DIST #2

NEW VALUE

TOTAL NEW VALUE MARKET:	90,481,521
TOTAL NEW VALUE TAXABLE:	84,201,160

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	2	2025 Market Value	2,195,453
HB9	HB9 Exempt	435	2025 Market Value	14,216,399
ABSOLUTE EXEMPTIONS VALUE LOSS				16,411,852

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	3	Exemption Amount	15,000
DV2	Disabled Veterans 30%-49%	4	Exemption Amount	26,250
DV3	Disabled Veterans 50%-69%	4	Exemption Amount	40,000
DV4	Disabled Veterans 70%-100%	20	Exemption Amount	214,878
DVHS	Disable Veteran Homestead	8	Exemption Amount	2,218,787
DVO65	Disable Veteran OV65	2	Exemption Amount	24,000
PARTIAL EXEMPTIONS VALUE LOSS				2,538,915

NEW EXEMPTIONS VALUE LOSS 18,950,767

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 18,950,767

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	6	Market Value	6,116,286
2026	6	Ag/Timber Use	41,770
NEW AG / TIMBER VALUE LOSS			6,074,516

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	296,930
2026	Median Taxable Homestead Value	299,529
2025	Average Taxable Homestead Value	287,813
2025	Median Taxable Homestead Value	290,434

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ESD3 - BASTROP COUNTY EMERGENCY SVC DIST #3

NEW VALUE

TOTAL NEW VALUE MARKET:	491,644,906
TOTAL NEW VALUE TAXABLE:	449,732,489

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	3	2025 Market Value	2,496,675
HB9	HB9 Exempt	2575	2025 Market Value	96,672,786
ABSOLUTE EXEMPTIONS VALUE LOSS				99,169,461

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	5	Exemption Amount	25,000
DV2	Disabled Veterans 30%-49%	5	Exemption Amount	33,750
DV3	Disabled Veterans 50%-69%	8	Exemption Amount	80,000
DV4	Disabled Veterans 70%-100%	47	Exemption Amount	538,878
DVHS	Disable Veteran Homestead	29	Exemption Amount	10,008,743
DVO65	Disable Veteran OV65	5	Exemption Amount	51,294
PARTIAL EXEMPTIONS VALUE LOSS				10,737,665

NEW EXEMPTIONS VALUE LOSS 109,907,126

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 109,907,126

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	14	Market Value	7,401,765
2026	14	Ag/Timber Use	48,026
NEW AG / TIMBER VALUE LOSS			7,353,739

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed	4,923	Current Year Taxable Value	1,210,478,952

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed	0	Prior Year Taxable Value	-

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	315,680
2026	Median Taxable Homestead Value	300,502
2025	Average Taxable Homestead Value	312,988
2025	Median Taxable Homestead Value	298,732

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

G01 - BASTROP COUNTY

NEW VALUE

TOTAL NEW VALUE MARKET:	494,392,053
TOTAL NEW VALUE TAXABLE:	450,867,468

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	5	2025 Market Value	3,308,439
HB9	HB9 Exempt	3089	2025 Market Value	113,499,803
ABSOLUTE EXEMPTIONS VALUE LOSS				116,808,242

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	6	Exemption Amount	30,000
DV2	Disabled Veterans 30%-49%	5	Exemption Amount	33,750
DV3	Disabled Veterans 50%-69%	9	Exemption Amount	90,000
DV4	Disabled Veterans 70%-100%	52	Exemption Amount	598,878
DVHS	Disable Veteran Homestead	31	Exemption Amount	10,609,365
DVO65	Disable Veteran OV65	6	Exemption Amount	72,000
OV65LOC	Over 65 - Local	191	Exemption Amount	3,977,471
OV65LOCNHX	Over 65 - Local	15	Exemption Amount	375,000
PARTIAL EXEMPTIONS VALUE LOSS				15,786,464

NEW EXEMPTIONS VALUE LOSS 132,594,706

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 132,594,706

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	14	Market Value	7,401,765
2026	14	Ag/Timber Use	48,026

NEW AG / TIMBER VALUE LOSS 7,353,739

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	306,755
2026	Median Taxable Homestead Value	291,416
2025	Average Taxable Homestead Value	299,758
2025	Median Taxable Homestead Value	286,217

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

LFMUD - LUND FARM MUNICIPAL UTILITY DISTRICT

NEW VALUE

TOTAL NEW VALUE MARKET: -

TOTAL NEW VALUE TAXABLE: -

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	0	2025 Market Value	-

ABSOLUTE EXEMPTIONS VALUE LOSS -

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-

PARTIAL EXEMPTIONS VALUE LOSS -

NEW EXEMPTIONS VALUE LOSS -

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-

INCREASE EXEMPTIONS VALUE LOSS -

TOTAL EXEMPTIONS VALUE LOSS -

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

MUD1 - BASTROP COUNTY MUNICIPAL UTILITY DISTRICT #1

NEW VALUE

TOTAL NEW VALUE MARKET:	393,997
TOTAL NEW VALUE TAXABLE:	393,997

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	7	2025 Market Value	130,374
ABSOLUTE EXEMPTIONS VALUE LOSS				130,374

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 130,374

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 130,374

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	421,005
2026	Median Taxable Homestead Value	383,416
2025	Average Taxable Homestead Value	420,398
2025	Median Taxable Homestead Value	379,195

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD1A - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1A

NEW VALUE

TOTAL NEW VALUE MARKET:	703,763
TOTAL NEW VALUE TAXABLE:	664,410

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	9	2025 Market Value	38,418
ABSOLUTE EXEMPTIONS VALUE LOSS				38,418

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	2	Exemption Amount	24,000
PARTIAL EXEMPTIONS VALUE LOSS				24,000

NEW EXEMPTIONS VALUE LOSS 62,418

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 62,418

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	374,132
2026	Median Taxable Homestead Value	381,152
2025	Average Taxable Homestead Value	370,514
2025	Median Taxable Homestead Value	383,000

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD1B - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1B

NEW VALUE

TOTAL NEW VALUE MARKET:	4,674,148
TOTAL NEW VALUE TAXABLE:	4,367,591

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	11	2025 Market Value	54,001
ABSOLUTE EXEMPTIONS VALUE LOSS				54,001

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV3	Disabled Veterans 50%-69%	1	Exemption Amount	10,000
PARTIAL EXEMPTIONS VALUE LOSS				10,000

NEW EXEMPTIONS VALUE LOSS 64,001

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 64,001

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	401,333
2026	Median Taxable Homestead Value	402,179
2025	Average Taxable Homestead Value	402,314
2025	Median Taxable Homestead Value	409,777

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

MUD1C - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1C

NEW VALUE

TOTAL NEW VALUE MARKET: 25,838,921

TOTAL NEW VALUE TAXABLE: 24,509,696

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	8	2025 Market Value	152,700
ABSOLUTE EXEMPTIONS VALUE LOSS				152,700

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	1	Exemption Amount	12,000
DVHS	Disable Veteran Homestead	1	Exemption Amount	551,864
PARTIAL EXEMPTIONS VALUE LOSS				563,864

NEW EXEMPTIONS VALUE LOSS 716,564

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 716,564

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	381,634
2026	Median Taxable Homestead Value	385,504
2025	Average Taxable Homestead Value	369,024
2025	Median Taxable Homestead Value	373,095

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

MUD1D - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1D

NEW VALUE

TOTAL NEW VALUE MARKET:	2,692,319
TOTAL NEW VALUE TAXABLE:	2,692,319

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	1	2025 Market Value	321
ABSOLUTE EXEMPTIONS VALUE LOSS				321

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DVHS	Disable Veteran Homestead	1	Exemption Amount	534,369
PARTIAL EXEMPTIONS VALUE LOSS				534,369

NEW EXEMPTIONS VALUE LOSS 534,690

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 534,690

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	458,861
2026	Median Taxable Homestead Value	540,031
2025	Average Taxable Homestead Value	516,029
2025	Median Taxable Homestead Value	608,933

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD1E - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1E

NEW VALUE

TOTAL NEW VALUE MARKET:	1,128,295
TOTAL NEW VALUE TAXABLE:	1,128,295

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	4	2025 Market Value	21,463
ABSOLUTE EXEMPTIONS VALUE LOSS				21,463

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV4	Disabled Veterans 70%-100%	1	Exemption Amount	12,000
PARTIAL EXEMPTIONS VALUE LOSS				12,000

NEW EXEMPTIONS VALUE LOSS 33,463

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 33,463

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	455,665
2026	Median Taxable Homestead Value	480,791
2025	Average Taxable Homestead Value	491,242
2025	Median Taxable Homestead Value	520,282

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD1F - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1F

NEW VALUE

TOTAL NEW VALUE MARKET:	-
TOTAL NEW VALUE TAXABLE:	-

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	1	2025 Market Value	462
ABSOLUTE EXEMPTIONS VALUE LOSS				462

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 462

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 462

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD1G - THE COLONY MUNICIPAL UTILITY DISTRICT NO 1G

NEW VALUE

TOTAL NEW VALUE MARKET:	-
TOTAL NEW VALUE TAXABLE:	-

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	0	2025 Market Value	-
ABSOLUTE EXEMPTIONS VALUE LOSS				-

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS	-
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INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS	-
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NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS	-
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NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD3 - BASTROP COUNTY MUNICIPAL UTILITY DISTRICT #3

NEW VALUE

TOTAL NEW VALUE MARKET:	-
TOTAL NEW VALUE TAXABLE:	-

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	0	2025 Market Value	-
ABSOLUTE EXEMPTIONS VALUE LOSS				-

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS	-
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INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS	-
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NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS	-
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NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT
MUD4 - BASTROP COUNTY MUNICIPAL UTILITY DISTRICT #4

NEW VALUE

TOTAL NEW VALUE MARKET:	-
TOTAL NEW VALUE TAXABLE:	-

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	0	2025 Market Value	-
ABSOLUTE EXEMPTIONS VALUE LOSS				-

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS	-
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INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS	-
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NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS	-
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NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

RD1 - COUNTY ROAD

NEW VALUE

TOTAL NEW VALUE MARKET:	494,392,053
TOTAL NEW VALUE TAXABLE:	450,245,260

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	5	2025 Market Value	3,308,439
HB9	HB9 Exempt	2533	2025 Market Value	90,963,159
ABSOLUTE EXEMPTIONS VALUE LOSS				94,271,598

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DPLOC	Disability	21	Exemption Amount	53,620
DPLOCNHX	Disability	2		12,000
DV1	Disabled Veterans 10%-29%	6	Exemption Amount	30,000
DV2	Disabled Veterans 30%-49%	5	Exemption Amount	33,750
DV3	Disabled Veterans 50%-69%	9	Exemption Amount	90,000
DV4	Disabled Veterans 70%-100%	52	Exemption Amount	598,878
DVHS	Disable Veteran Homestead	31	Exemption Amount	10,546,088
DVO65	Disable Veteran OV65	6	Exemption Amount	72,000
HS	Homestead	376	Exemption Amount	1,015,791
OV65LOC	Over 65 - Local	191	Exemption Amount	3,499,668
OV65LOCNHX	Over 65 - Local	15	Exemption Amount	375,000
PARTIAL EXEMPTIONS VALUE LOSS				16,326,795

NEW EXEMPTIONS VALUE LOSS 110,598,393

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 110,598,393

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	14	Market Value	7,401,765
2026	14	Ag/Timber Use	48,026

NEW AG / TIMBER VALUE LOSS 7,353,739

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	305,089
2026	Median Taxable Homestead Value	289,492
2025	Average Taxable Homestead Value	298,096
2025	Median Taxable Homestead Value	284,145

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

S00 - LEXINGTON ISD

NEW VALUE

TOTAL NEW VALUE MARKET:	190,095
TOTAL NEW VALUE TAXABLE:	180,474

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	4	2025 Market Value	43,863
ABSOLUTE EXEMPTIONS VALUE LOSS				43,863

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 43,863

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 43,863

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	55,455
2026	Median Taxable Homestead Value	15,285
2025	Average Taxable Homestead Value	73,610
2025	Median Taxable Homestead Value	22,712

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

S01 - EGLIN ISD

NEW VALUE

TOTAL NEW VALUE MARKET:	106,947,548
TOTAL NEW VALUE TAXABLE:	86,811,774

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	3	2025 Market Value	1,112,986
HB9	HB9 Exempt	622	2025 Market Value	22,659,867
ABSOLUTE EXEMPTIONS VALUE LOSS				23,772,853

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DP	Disability	1	Exemption Amount	60,000
DV1	Disabled Veterans 10%-29%	1	Exemption Amount	5,000
DV3	Disabled Veterans 50% -69%	1	Exemption Amount	10,000
DV4	Disabled Veterans 70%-100%	14	Exemption Amount	168,000
DVHS	Disable Veteran Homestead	1	Exemption Amount	357,410
DVO65	Disable Veteran OV65	2	Exemption Amount	24,000
HS	Homestead	75	Exemption Amount	9,551,067
OV65	Over 65	28	Exemption Amount	1,407,034
OV65NHX	Over 65	5	Exemption Amount	284,982
PARTIAL EXEMPTIONS VALUE LOSS				11,867,493

NEW EXEMPTIONS VALUE LOSS 35,640,346

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 35,640,346

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-
NEW AG / TIMBER VALUE LOSS			-

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	161,002
2026	Median Taxable Homestead Value	140,653
2025	Average Taxable Homestead Value	157,296
2025	Median Taxable Homestead Value	138,326

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

S02 - MCDADE ISD

NEW VALUE

TOTAL NEW VALUE MARKET:	5,001,520
TOTAL NEW VALUE TAXABLE:	1,983,028

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	1	2025 Market Value	1,916,345
HB9	HB9 Exempt	81	2025 Market Value	2,462,181
ABSOLUTE EXEMPTIONS VALUE LOSS				4,378,526

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DV3	Disabled Veterans 50%-69%	1	Exemption Amount	10,000
DVHS	Disable Veteran Homestead	2	Exemption Amount	270,785
HS	Homestead	4	Exemption Amount	560,000
OV65	Over 65	3	Exemption Amount	118,319
PARTIAL EXEMPTIONS VALUE LOSS				959,104

NEW EXEMPTIONS VALUE LOSS 5,337,630

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 5,337,630

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	1	Market Value	459,375
2026	1	Ag/Timber Use	4,964

NEW AG / TIMBER VALUE LOSS 454,411

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	141,104
2026	Median Taxable Homestead Value	95,519
2025	Average Taxable Homestead Value	139,338
2025	Median Taxable Homestead Value	93,796

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

S03 - SMITHVILLE ISD

NEW VALUE

TOTAL NEW VALUE MARKET:	41,289,974
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TOTAL NEW VALUE TAXABLE:	28,684,441
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NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	546	2025 Market Value	15,169,397
ABSOLUTE EXEMPTIONS VALUE LOSS				15,169,397

Exemption	Description	Count	Source	Value
DP	Disability	5	Exemption Amount	187,555
DV2	Disabled Veterans 30%-49%	1	Exemption Amount	7,500
DV3	Disabled Veterans 50%-69%	1	Exemption Amount	10,000
DV4	Disabled Veterans 70%-100%	3	Exemption Amount	36,000
DVHS	Disable Veteran Homestead	4	Exemption Amount	990,006
HS	Homestead	44	Exemption Amount	4,958,447
OV65	Over 65	27	Exemption Amount	1,523,090
PARTIAL EXEMPTIONS VALUE LOSS				7,712,598

NEW EXEMPTIONS VALUE LOSS	22,881,995
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INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS	22,881,995
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NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	8	Market Value	5,445,285
2026	8	Ag/Timber Use	30,678

NEW AG / TIMBER VALUE LOSS	5,414,607
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NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	152,052
2026	Median Taxable Homestead Value	99,366
2025	Average Taxable Homestead Value	146,808
2025	Median Taxable Homestead Value	94,338

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

S04 - BASTROP ISD

NEW VALUE

TOTAL NEW VALUE MARKET:	340,962,916
TOTAL NEW VALUE TAXABLE:	296,790,140

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	1	2025 Market Value	279,108
HB9	HB9 Exempt	1914	2025 Market Value	77,575,482
ABSOLUTE EXEMPTIONS VALUE LOSS				77,854,590

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
DP	Disability	14	Exemption Amount	693,433
DPNHX	Disability	2	Exemption Amount	120,000
DV1	Disabled Veterans 10%-29%	5	Exemption Amount	25,000
DV2	Disabled Veterans 30%-49%	4	Exemption Amount	26,250
DV3	Disabled Veterans 50%-69%	6	Exemption Amount	60,000
DV4	Disabled Veterans 70%-100%	34	Exemption Amount	382,878
DVHS	Disable Veteran Homestead	23	Exemption Amount	5,874,527
DVO65	Disable Veteran OV65	4	Exemption Amount	48,000
HS	Homestead	252	Exemption Amount	31,938,153
OV65	Over 65	131	Exemption Amount	6,302,801
OV65NHX	Over 65	8	Exemption Amount	458,442
PARTIAL EXEMPTIONS VALUE LOSS				45,929,484

NEW EXEMPTIONS VALUE LOSS 123,784,074

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 123,784,074

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	5	Market Value	1,497,105
2026	5	Ag/Timber Use	3,625

NEW AG / TIMBER VALUE LOSS 1,493,480

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	187,323
2026	Median Taxable Homestead Value	157,025
2025	Average Taxable Homestead Value	180,892
2025	Median Taxable Homestead Value	151,070

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

TCESD - BASTROP-TRAVIS COUNTIES EMERGENCY SERVICES DISTRICT NO 1

NEW VALUE

TOTAL NEW VALUE MARKET:	105,808,706
TOTAL NEW VALUE TAXABLE:	93,974,125

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	1	2025 Market Value	1,112,986
HB9	HB9 Exempt	623	2025 Market Value	22,456,993
ABSOLUTE EXEMPTIONS VALUE LOSS				23,569,979

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	1	Exemption Amount	5,000
DV3	Disabled Veterans 50%-69%	2	Exemption Amount	20,000
DV4	Disabled Veterans 70%-100%	14	Exemption Amount	168,000
DVHS	Disable Veteran Homestead	4	Exemption Amount	1,011,407
DVO65	Disable Veteran OV65	2	Exemption Amount	24,000
PARTIAL EXEMPTIONS VALUE LOSS				1,228,407

NEW EXEMPTIONS VALUE LOSS 24,798,386

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 24,798,386

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	301,161
2026	Median Taxable Homestead Value	290,773
2025	Average Taxable Homestead Value	296,427
2025	Median Taxable Homestead Value	287,841

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

WC3 - WCID #3

NEW VALUE

TOTAL NEW VALUE MARKET:	3,372
TOTAL NEW VALUE TAXABLE:	2,540

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	2	2025 Market Value	388
ABSOLUTE EXEMPTIONS VALUE LOSS				388

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 388

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 388

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	146,948
2026	Median Taxable Homestead Value	151,529
2025	Average Taxable Homestead Value	146,686
2025	Median Taxable Homestead Value	151,851

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

WC3D - WCID#3 DEFINED AREA

NEW VALUE

TOTAL NEW VALUE MARKET:	10,249
TOTAL NEW VALUE TAXABLE:	9,580

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	5	2025 Market Value	2,787
ABSOLUTE EXEMPTIONS VALUE LOSS				2,787

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				-

NEW EXEMPTIONS VALUE LOSS 2,787

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollar	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 2,787

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	168,874
2026	Median Taxable Homestead Value	169,663
2025	Average Taxable Homestead Value	176,771
2025	Median Taxable Homestead Value	178,170

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

WMUD - WILDWOOD MUNICIPAL UTILITY DISTRICT

NEW VALUE

TOTAL NEW VALUE MARKET: -

TOTAL NEW VALUE TAXABLE: -

NEW EXEMPTIONS

<i>Exemption</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
EX	Exemptions	0	2025 Market Value	-
HB9	HB9 Exempt	0	2025 Market Value	-
ABSOLUTE EXEMPTIONS VALUE LOSS				-

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	New Exemptions (HS,DP,DV,O65)	0	Exemption Amount	-

PARTIAL EXEMPTIONS VALUE LOSS -**NEW EXEMPTIONS VALUE LOSS** -

INCREASED EXEMPTIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Increase in Exemption Dollars	0	Exemption Amount	-

INCREASE EXEMPTIONS VALUE LOSS -**TOTAL EXEMPTIONS VALUE LOSS** -

NEW AG / TIMBER EXEMPTIONS

<i>Year</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	0	Market Value	-
2026	0	Ag/Timber Use	-

NEW AG / TIMBER VALUE LOSS -

NEW ANNEXATION

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2026	Annexed		Current Year Taxable Value	

NEW DEANNEXATIONS

<i>Year</i>	<i>Description</i>	<i>Count</i>	<i>Source</i>	<i>Value</i>
2025	Deannexed		Prior Year Taxable Value	

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

<i>Year</i>	<i>Type</i>	<i>Value</i>
2026	Average Taxable Homestead Value	-
2026	Median Taxable Homestead Value	-
2025	Average Taxable Homestead Value	-
2025	Median Taxable Homestead Value	-