2026 Tax Rate Calculation Worksheet

Form 50-859

School Districts without Chapter 313 and JETI Agreements

Hughes Springs ISD	(903) 639-3804
School District's Name	Phone *(area code and number)*
871 Taylor Street, Hughes Springs TX 75656	www.hsisd.net
School District's Address, City, State, ZIP Code	School District's Website Address

GENERAL INFORMATION: Tax Code Section 26.04(c) requires an officer or employee designated by the governing body to calculate the no-new-revenue tax rate and voter-approval tax rate for the taxing unit. These tax rates are expressed in dollars per $100 of taxable value calculated. The calculation process starts after the chief appraiser delivers to the taxing unit the certified appraisal roll or certified estimate of value and the estimated values of properties under protest.The designated officer or employee shall submit the rates to the governing body by August 7 or as soon thereafter as practicable. Tax Code Section 26.04(e-1) does not require school districts to certify tax rate calculations or comply with certain Tax Code notice requirements. School districts are required to provide notice regarding tax rate calculations pursuant to Education Code Chapter 44.

This worksheet is for **school districts without Tax Code Chapter 313 or Government Code Chapter 403, Subchapter T, Texas Jobs, Energy, Technology, and Innovation Act (JETI) agreements only.** School districts that have a Chapter 313 or JETI agreement should use Comptroller Form 50-884 *Tax Rate Calculation Worksheet, School Districts with Chapter 313 and JETI Agreements.*

Water districts as defined under Water Code Section 49.001(1) do not use this form. Use Comptroller Form 50-858 *Water District Voter-Approval Tax Rate Worksheet for Low Tax Rate and Developing Districts* or Comptroller Form 50-860 *Developed Water District Voter-Approval Tax Rate Worksheet.*

All other taxing units should use Comptroller Form 50-856 *Tax Rate Calculation, Taxing Units Other Than School Districts or Water Districts.*

The Comptroller's office provides this worksheet to assist taxing units in determining tax rates. The Texas Education Agency (TEA) provides detailed information on and guidance to school districts in calculating their tax rates. Please review and rely on information provided by TEA when completing this worksheet. Additionally, the information provided in this worksheet is offered as technical assistance and not legal advice. Taxing units should consult legal counsel for interpretations of law regarding tax rate preparation and adoption.

Taxing units must include a hyperlink to a document that evidences the accuracy of each entry in the worksheet other than an entry making a mathematical calculation. [1] Source materials must contain data for all worksheets used.

Insert hyperlink:

https://morriscad.com/home/Custom?custurl=/home/TNTData/

SECTION 1: No-New-Revenue Tax Rate

The no-new-revenue (NNR) tax rate enables the public to evaluate the relationship between taxes for the prior year and for the current year based on a tax rate that would produce the same amount of revenue if applied to the same properties that are taxed in both years (no new taxes). When appraisal values increase, the NNR tax rate should decrease.

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
1.	**Prior year total taxable value.** Enter the amount of the prior year taxable value on the prior year tax roll today. Include any adjustments since last year's certification; exclude one-fourth and one-third over-appraisal corrections made under Tax Code Section 25.25(d) from these adjustments. Exclude any property value subject to an appeal under Chapter 42 as of July 25 (will add undisputed value in Line 6). This total includes the taxable value of homesteads with tax ceilings (will deduct in Line 2). [2]	$ 360,792,798
2.	**Prior year tax ceilings.** Enter the prior year total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. [3]	$ 10,807,651
3.	**Preliminary prior year adjusted taxable value.** Subtract Line 2 from Line 1.	$ 349,985,147
4.	**Prior year total adopted tax rate.**	$ 0.722256 /$100
5.	**Prior year taxable value lost because court appeals of ARB decisions reduced prior year appraised value.** **A. Original prior year ARB values:** .... $ 0 **B. Prior year values resulting from final court decisions:** .... – $ 0 **C. Prior year value loss.** Subtract B from A. [4]	$ 0

[1] Tex. Tax Code §§5.07(g)(4) and 26.04(d-1)
[2] Tex. Tax Code §26.012(14)
[3] Tex. Tax Code §26.012(14)
[4] Tex. Tax Code §26.012(13)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
6.	**Prior year taxable value subject to an appeal under Chapter 42, as of July 25.** **A. Prior year ARB certified value:** .... $ 0 **B. Prior year disputed value:** .... – $ 0 **C. Prior year undisputed value.** Subtract B from A. [5]	$ 0
7.	**Prior year Chapter 42-related adjusted values.** Add Line 5 and 6.	$ 0
8.	**Prior year taxable value, adjusted for actual and potential court-ordered adjustments.** Add Line 3 and Line 7.	$ 349,985,147
9.	**Prior year taxable value of property in territory the school deannexed after Jan. 1, of the prior year.** Enter the prior year value of property in deannexed territory. [6]	$ 0
10.	**Prior year taxable value lost because property first qualified for an exemption in the current year.** If the school district increased an original exemption, use the difference between the original exempted amount and the increased exempted amount. Do not include value lost due to freeport goods-in-transit, or temporary disaster exemptions. Note that lowering the amount or percentage of an existing exemption in the current year does not create a new exemption or reduce taxable value. **A. Absolute exemptions.** Use prior year market value: .... $ 227,680 **B. Partial exemptions.** Current year exemption amount or current year percentage exemption times prior year value:. . + $ 17,943,583 **C. Value loss.** Add A and B. [7]	$ 18,171,263
11.	**Prior year taxable value lost because property first qualified for agricultural appraisal (1-d or 1-d-1), timber appraisal, recreational/ scenic appraisal or public access airport special appraisal in the current year.** Use only properties that qualified in the current year for the first time; do not use properties that qualified in the prior year. **A. Prior year market value.** .... $ 0 **B. Current year productivity or special appraised value:**.......... - $ 0 **C. Value loss.** Subtract B from A. [8]	$ 0
12.	**Total adjustments for lost value.** Add Lines 9, 10C and 11C.	$ 18,171,263
13.	**Adjusted prior year taxable value.** Subtract Line 12 from Line 8.	$ 331,813,884
14.	**Adjusted prior year total levy.** Multiply Line 4 by Line 13 and divide by $100.	$ 2,396,545
15.	**Taxes refunded for years preceding prior year.** Enter the amount of taxes refunded by the district for tax years preceding the prior year. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for the prior tax year. This line applies only to tax years preceding the prior tax year. [9]	$ 2,257
16.	**Adjusted prior year levy with refunds.** Add Line 14 and Line 15. [10] Note: If the governing body of the school district governs a junior college district in a county with a population of more than two million, subtract the amount of taxes the governing body dedicated to the junior college district in the prior year from the result.	$ 2,398,802

[5] Tex. Tax Code §26.012(13)
[6] Tex. Tax Code §26.012(15)
[7] Tex. Tax Code §26.012(15)
[8] Tex. Tax Code §26.012(15)
[9] Tex. Tax Code §26.012(13)
[10] Tex. Tax Code §26.012(13)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
17.	**Total current year taxable value on the current year certified appraisal roll today.** This value includes only certified values and includes the total taxable value of homesteads with tax ceilings (will deduct in line 19). These homesteads include homeowners age 65 or older or disabled. [11] **A. Certified values.**[12] .... $ 353,217,264 **B. Pollution control and energy storage system exemption:** Deduct the value of property exempted for the current tax year for the first time as pollution control or energy storage system property: .... - $ 0 **C. Total current year value.** Subtract B from A.	$ 353,217,264
18.	**Total value of properties under protest or not included on certified appraisal roll.** [13] **A. Current year taxable value of properties under protest.** The chief appraiser certifies a list of properties still under ARB protest. The list shows the appraisal district's value and the taxpayer's claimed value, if any, or an estimate of the value if the taxpayer wins. For each of the properties under protest, use the lowest of these values. Enter the total value under protest. [14] .... $ 152,160 **B. Current year value of properties not under protest or included on certified appraisal roll.** The chief appraiser givesschool districts a list of those taxable properties that the chief appraiser knows about but are not included in theappraisal roll certification. These properties are also not on the list of properties that are still under protest. On thislist of properties, the chief appraiser includes the market value, appraised value and exemptions for the preceding year and a reasonable estimate of the market value, appraised value and exemptions for the current year. Use the lower market, appraised or taxable value (as appropriate). Enter the total value not on the roll. [15] .... + $ 0 **C. Total value under protest or not certified.** Add A and B.	$ 152,160
19.	**Current year tax ceilings.** Enter current year total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled.[16]	$ 13,461,270
20.	**Anticipated contested value.** Affected taxing units enter the contested taxable value for all property that is subject to anticipated substantial litigation.[17] An affected taxing unit is wholly or partly located in a county that has a population of less than 500,000 and is located on the Gulf of Mexico.[18] If completing this section, the taxing unit must include supporting documentation in Section 6.[19] Taxing units that are not affected, enter 0.	$ 0
21.	**Current year total taxable value.** Add Lines 17C and 18C. Subtract Lines 19 and 20.[20]	$ 339,908,154
22.	**Total current year taxable value of properties in territory annexed after Jan. 1, of the prior year.** Include both real and personal property. Enter the current year value of property in territory annexed by the school district.	$ 0
23.	**Total current year taxable value of new improvements and new personal property located in new improvements.** New means the item was not on the appraisal roll in the prior year. An improvement is a building, structure, fixture or fence erected on or affixed to land. New additions to existing improvements may be included if the appraised value can be determined. New personal property in a new improvement must have been brought into the school district after Jan. 1, of the prior year, and be located in a new improvement.	$ 8,568,743
24.	**Total adjustments to the current year taxable value.** Add lines 22 and 23.	$ 8,568,743
25.	**Adjusted current year taxable value.** Subtract line 24 from line 21.	$ 331,339,411
26.	**Current year NNR tax rate.** Divide line 16 by line 25 and multiply by $100.	$ 0.723971 /$100

[11] Tex. Tax Code §§26.012 and 26.04(c-2)
[12] Tex. Tax Code §26.012(6)
[13] Tex. Tax Code §26.01(c) and (d)
[14] Tex. Tax Code §26.01(c)
[15] Tex. Tax Code §26.01(d)
[16] Tex. Tax Code §26.012(6)(B)
[17] Tex Tax Code §§26.012(6)(C) and 26.012(1-b)
[18] Tex Tax Code §26.012(1-a)
[19] Tex Tax Code §26.04(d-3)
[20] Tex Tax Code §26.012(6)

Voter Approval Tax Rate

The voter-approval tax rate is the highest tax rate that a taxing unit may adopt without holding an election to seek voter approval of the rate. Most school districts calculate a voter-approval tax rate that is split into three separate rates.[21]

SECTION 2: Maximum Compressed, Enrichment and Debt Tax Rate Worksheet

This section calculates three components of the voter-approval tax rate:

1. **Maximum Compressed Tax Rate (MCR):** A district's maximum compressed tax rate is defined as the tax rate for the current tax year per $100 of valuation of taxable property at which the district must levy a maintenance and operations tax to receive the full amount of the tier one allotment. [22]
2. **Enrichment Tax Rate:** [23] A district's enrichment tax rate is defined as any tax effort in excess of the district's MCR and less than $0.17. The enrichment tax rate is divided into golden pennies and copper pennies. School districts can claim up to 8 golden pennies, not subject to compression, and 9 copper pennies which are subject to compression. [24]
3. **Debt Rate:** The debt rate includes the minimum dollar amount required to be paid toward the school district's debt service for the current year. [25] This rate accounts for principal and interest on bonds and other debt secured by property tax revenue.

The MCR and Enrichment Tax Rate added together make up the school district's maintenance and operations (M&O) tax rate. Districts cannot increase the district's M&O tax rate to create a surplus in M&O tax revenue for the purpose of paying the district's debt service. [26]

If a school district adopted a tax rate that exceeded its voter-approval tax rate without holding an election to respond to a disaster in the prior year, as allowed by Tax Code Section 26.042(e), the school district may not consider the amount by which it exceeded its voter-approval tax rate (disaster pennies) in the calculation this year. This adjustment will be made in Section 4 of this worksheet.

A district must complete an efficiency audit before seeking voter approval to adopt a M&O tax rate higher than the calculated M&O tax rate, hold an open meeting to discuss the results of the audit, and post the results of the audit on the district's website 30 days prior to the election. [27] Additionally, a school district located in an area declared a disaster by the governor may adopt a M&O tax rate higher than the calculated M&O tax rate during the two-year period following the date of the *declaration without conducting an efficiency audit.* [28] Districts should review information from TEA when calculating their voter-approval tax rate.

Line	MCR, Enrichment and Debt Tax Rate Worksheet	Amount/Rate
27.	**Current year maximum compressed tax rate (MCR).** TEA will publish compression rates based on district and statewide property value growth. Enter the school districts' maximum compressed rate based on guidance from TEA. [29]	$ 0.568900 /$100
28.	**Current year enrichment tax rate.** Enter the greater of A and B. [30] A. Enter the district's prior year enrichment tax rate .... $ 0.105300 /$100 B. $0.05 per $100 of taxable value .... $ 0.0500 /$100	$ 0.105300 /$100
29.	**Current year maintenance and operations (M&O) tax rate.** Add Lines 27 and 28. Note: M&O tax rate may not exceed the sum of $0.17 and the district's maximum compressed rate.[31]	$ 0.674200 /$100
30.	**Total current year debt to be paid with property tax revenue.** Debt means the interest and principal that will be paid on debts that: (1) Are paid by property taxes; (2) Are secured by property taxes; (3) Are scheduled for payment over a period longer than one year; and (4) Are not classified in the school district's budget as M&O expenses. A. **Debt** includes contractual payments to other school districts that have incurred debt on behalf of this school district, if those debts meet the four conditions above. Include only amounts that will be paid from property tax revenue. Do not include appraisal district budget payments. If the governing body of a taxing unit authorized or agreed to authorize a bond, warrant, certificate of obligation, or other evidence of indebtedness on or after Sept. 1, 2021, verify if it meets the amended definition of debt before including it here. [32] Enter debt amount: .... $ 204,672 B. Subtract **unencumbered fund amount** used to reduce total debt. .... – $ 100,000 C. Subtract **state aid** received for paying principal and interest on debt for facilities through the existing debt allotment program and/or instructional facilities allotment program........ – $ 50,000 D. **Adjust debt:** Subtract B and C from A.	$ 54,672

[21] Tex. Tax Code §26.08(n)
[22] Tex. Edu. Code §48.2551(a)(3)
[23] Tex. Tax Code §26.08(i) and Tex. Edu. Code §45.0032
[24] Tex. Edu. Code §§48.202(a-1)(2)
[25] Tex. Tax Code §26.012(3)
[26] Tex. Edu. Code §45.0021(a)
[27] Tex. Edu. Code §11.184(b)
[28] Tex. Edu. Code §11.184(b-1)
[29] Tex. Edu. Code §§48.255, 48.2551(b)(1) and (b)(2)
[30] Tex. Tax Code §26.08(n)(2)
[31] Tex. Edu. Code §45.003(d)
[32] Tex. Tax Code §26.012(7)

Line	MCR, Enrichment and Debt Tax Rate Worksheet	Amount/Rate
31.	**Certified prior year excess debt collections.** Enter the amount certified by the collector. [33]	$ 0
32.	**Adjusted current year debt.** Subtract line 31 from line 30D.	$ 54,672
33.	**Current year anticipated collection rate.** If the anticipated rate in A is lower than actual rates in B, C and D, enter the lowest rate from B, C and D. If the anticipated rate in A is higher than at least one of the rates in the prior three years, enter the rate from A. Note that the rate can be greater than 100%. [34] A. Enter the current year anticipated collection rate certified by the collector. [35] 100.00 % B. Enter the prior year actual collection rate 102.50 % C. Enter the 2024 actual collection rate 100.00 % D. Enter the 2023 actual collection rate 98.00 %	100.00 %
34.	**Current year debt adjusted for collections.** Divide Line 32 by Line 33. Note: If the governing body of the school district governs a junior college district in a county with a population of more than two million, add the amount of taxes the governing body proposes to dedicate to the junior college district in the current year to the result.	$ 54,672
35.	**Current year total taxable value.** Enter the amount on Line 21 of the *No-New-Revenue Tax Rate Worksheet.*	$ 339,908,154
36.	**Current year debt rate.** Divide Line 34 by Line 35 and multiply by $100.	$ 0.016084 /$100
37.	**Current year voter-approval tax rate.** Add Lines 29 and 36. If the school district received distributions from an equalization tax imposed under former Chapter 18, Education Code, add the NNR tax rate as of the date of the county unit system's abolition to the sum of Lines 29 and 36. [36]	$ 0.690284 /$100

SECTION 3: Adjustment for Pollution Control

A school district may raise its rate for M&O funds used to pay for a facility, device or method for the control of air, water or land pollution. This includes any land, structure, building, installation, excavation, machinery, equipment or device that is used, constructed, acquired or installed wholly or partly to meet or exceed pollution control requirements. The school district's expenses are those necessary to meet the requirements of a permit issued by the Texas Commission on Environmental Quality (TCEQ). The school district must provide the tax assessor with a copy of the TCEQ letter of determination that states the portion of the cost of the installation for pollution control.

This section should only be completed by a school district that uses M&O funds to pay for a facility, device or method for the control of air, water or land pollution.

Line	Adjustment for Pollution Control Requirements Worksheet	Amount/Rate
38.	**Certified expenses from the Texas Commission on Environmental Quality (TCEQ).** Enter the amount certified in the determination letter from TCEQ. [37] The school district shall provide its tax assessor with a copy of the letter. [38]	$ 0
39.	**Current year total taxable value.** Enter the amount on Line 21 of the *No-New-Revenue Tax Rate Worksheet.*	$ 339,908,154
40.	**Additional rate for pollution control.** Divide line 38 by line 39 and multiply by $100.	$ 0.000000 /$100
41.	**Current year voter-approval tax rate, adjusted for pollution control.** Add line 37 and line 40.	$ 0.690284 /$100

SECTION 4: Prior Year Disaster Tax Rate Adjustment

If a school district adopted a tax rate that exceeded its voter-approval tax rate without holding an election to respond to a disaster in the prior year, as allowed by Tax Code Section 26.042(e), the school district may not consider the amount by which it exceeded its voter-approval tax rate in the calculation this year. [39] As such, it must reduce its voter-approval tax rate for the current tax year.

This section applies to a school district in a disaster area that adopts a tax rate greater than its voter-approval tax rate without holding an election in the prior year, as provided for by Tax Code Section 26.042(e).

Line	Prior Year Disaster Adjustment Worksheet	Amount/Rate
42.	**Prior year adopted tax rate.** Enter the rate in Line 4 of the *No-New-Revenue Tax Rate Worksheet.*	$ 0.722256 /$100
43.	**Prior voter-approval tax rate.** If the school district adopted a tax rate above the prior year voter-approval tax rate without holding an election due to a disaster, enter the voter-approval tax rate from the prior year's worksheet.	$ 0.000000 /$100

[33] Tex. Tax Code §§26.012(10) and 26.04(b)
[34] Tex. Tax Code §§26.04(h), (h-1) and (h-2)
[35] Tex. Tax Code §26.04(b)
[36] Tex. Tax Code §26.08(g)
[37] Tex. Tax Code §26.045(d)
[38] Tex. Tax Code §26.045(i)
[39] Tex. Tax Code §26.042(f) and Tex. Edu. Code §45.0032(d)

Line	Prior Year Disaster Adjustment Worksheet	Amount/Rate
44.	**Increase in the prior year tax rate due to disaster (disaster pennies).** Subtract Line 43 from Line 42.	$ 0.000000 /$100
45.	**Current year voter-approval tax rate, adjusted for prior year disaster.** Subtract Line 44 from one of the following lines (as applicable): Line 37 or Line 41 (school districts with pollution control).	$ 0.690284 /$100

SECTION 5: Total Tax Rate

Indicate the applicable total tax rates as calculated above.

No-New-Revenue Tax Rate. . . . . $ 0.723971 /$100
Enter the current year NNR tax rate from Line 26.

Voter-Approval Tax Rate . . . . $ 0.690284 /$100

As applicable, enter the current year voter-approval tax rate from Line 37, Line 41 or Line 45. Indicate the line number used: 37

SECTION 6: Addendum

An affected taxing unit that enters an amount described by Tax Code Section 26.012(6)(C) in Line 20 must include the following as an addendum:

1. Documentation that supports the exclusion of value under Tax Code Section 26.012(6)(C); and
2. Each statement submitted to the designated officer or employee by the property owner or entity as required by Tax Code Section 41.48(c)(2) for that tax year.

Insert hyperlinks to supporting documentation:

SECTION 7: School District Representative Name and Signature

Enter the name of the person preparing the tax rate as authorized by the governing body of the school district. By signing below, you certify that you are the designated officer or employee of the school district and have calculated the tax rates in accordance with requirements in Tax Code and Education Code. [40]

print here Summer Golden
Printed Name of School District Representative

sign here Summer Golden
School District Representative

Aug 05, 2026
Date

[40] Tex. Tax Code §26.04(c)

District Number	District Name	Tax Year 2026 MCR
084908	HITCHCOCK ISD	**0.6134**
014905	HOLLAND ISD	**0.6169**
005902	HOLLIDAY ISD	**0.6169**
163904	HONDO ISD	**0.6060**
074907	HONEY GROVE ISD	**0.5905**
019902	HOOKS ISD	**0.5628**
101912	HOUSTON ISD	**0.6254**
091905	HOWE ISD	**0.5628**
019913	HUBBARD ISD	**0.5978**
109905	HUBBARD ISD	**0.5687**
072908	HUCKABAY ISD	**0.5628**
003902	HUDSON ISD	**0.6169**
101925	HUFFMAN ISD	**0.5966**
034903	HUGHES SPRINGS ISD	**0.5689**
146905	HULL-DAISETTA ISD	**0.6206**
101913	HUMBLE ISD	**0.6169**
133902	HUNT ISD	**0.6116**
003904	HUNTINGTON ISD	**0.6192**
236902	HUNTSVILLE ISD	**0.6169**
220916	HURST-EULESS-BEDFORD ISD	**0.6226**
246906	HUTTO ISD	**0.5991**
152910	IDALOU ISD	**0.6254**
120905	INDUSTRIAL ISD	**0.6254**
205903	INGLESIDE ISD	**0.5897**
133904	INGRAM ISD	**0.6169**
093903	IOLA ISD	**0.5841**
243903	IOWA PARK CISD	**0.6124**
208903	IRA ISD	**0.6169**
186903	IRAAN-SHEFFIELD COLLEGIATE ISD	**0.6169**
018906	IREDELL ISD	**0.5938**
118902	IRION COUNTY ISD	**0.5850**
057912	IRVING ISD	**0.5975**
070907	ITALY ISD	**0.5628**
109907	ITASCA ISD	**0.5628**
119902	JACKSBORO ISD	**0.6107**
037904	JACKSONVILLE ISD	**0.6169**
246907	JARRELL ISD	**0.6168**
121904	JASPER ISD	**0.6169**
132902	JAYTON-GIRARD ISD	**0.6192**
155901	JEFFERSON ISD	**0.6254**
124901	JIM HOGG COUNTY ISD	**0.6254**
221911	JIM NED CISD	**0.6152**

HUGHES SPRINGS ISD

2026	CASS	MORRIS	TOTAL
TAXABLE VALUES	281,067,307	72,149,957	353,217,264
ABSOLUTE	227,680	-	227,680
PARTIAL	14,880,893	3,062,690	17,943,583
NEW AG MARKET	-	-	-
NEW AG TAXABLE	-	-	-
VALUE LOSS	-	-	-
NEW VALUE TAXABLE	7,578,033	990,710	8,568,743
NEW VALUE MARKET	8,884,570	1,124,040	10,008,610
REFUNDS	2,256.59	-	2,256.59
PROTEST	152,160	-	182,219
TAXABLE W/ CEILINGS	13,391,490	69,780	13,461,270
NEW IMPS W/CEILINGS	376,640	-	376,640
APPRAISED	492,239,165	75,272,107	567,511,272

BOND	I&S COLLECTED	EXCESS
$ 204,523.00	$ (189,363.86)	$ 15,159.14
		0

2026-2027	BOND PAYMENT
PRINCIPAL	$ 192,000.00
INTEREST	$ 12,672.00
OTHER	$ -
TOTAL	$ 204,672.00
UNENC.	$ (100,000.00)
OTHER -	$ (50,000.00)
EXCESS COLL	$ -
TOTAL BOND	$ 54,672.00

2025 M&O RATE = 0.674200 I&S .048056 = 0.722256

TAXABLE	265,531,648	95,261,150	360,792,798
TAXABLE OF PROP CEILINGS	10,739,711	67,940	10,807,651

2026			TOTAL	AVERAGE	BY COUNT
AVERAGE A&E MARKET	191,183	109,935	301,118	150,559	189,033
AVERAGE A&E TAXABLE	63,586	3,587	67,173	33,586	61,998
COUNT	1030	28	1058		

Land		Value	# of Items	Exempt
Homesite	(+)	479,870	30	0
Non Homesite	(+)	10,832,380	122	392,660
Productivity Market	(+)	16,230,290	82	0
Income	(+)	24,960	1	0
Total Land	(=)	*27,567,500*	*235*	*392,660*

Ag/Timber *does not include protested**

Timber Gain	(+)	0	0
Productivity Market	(+)	16,230,290	82
Land Ag 1D	(-)	0	0
Land Ag 1D1	(-)	8,510	4
Land Ag Timber	(-)	510,440	82
Productivity Loss	(=)	*15,711,340*	*82*

Improvements

Homesite	(+)	3,002,180	30	0
New Homesite	(+)	555,740	1	0
Non Homesite	(+)	2,989,210	32	0
New Non Homesite	(+)	568,300	2	0
Income	(+)	260,737	1	0
Total Improvement	(=)	*7,376,167*	*66*	*0*

Personal

Homesite	(+)	0	0	0
New Homesite	(+)	0	0	0
Non Homesite	(+)	69,090	8	60,630
New Non Homesite	(+)	0	0	0
Total Personal	(=)	*69,090*	*8*	*60,630*

Mineral/Industrial/Utility/Personal Property

Minerals/Oil & Gas	(+)	36,416,230	181
Industrial Real	(+)	5,586,120	31
Industrial/Utility Personal Property	(+)	18,433,800	76
Total Mineral Market Value	(=)	*60,436,150*	*288*
Total Real & Personal Market	(+)	35,012,757	309
Total Mineral/Industrial Market	(+)	60,436,150	288
Total Market Value	(=)	**95,448,907**	**597**
20% MIUP Circuit Breaker Limitation	(-)	30,270	2
10% Homestead Cap Loss	(-)	364,770	18
20% Circuit Breaker Limitation	(-)	72,790	18
Total Market After Cap	(=)	*94,981,077*	
Land Timber Gain	(+)	0	0
Productivity Loss	(-)	15,711,340	82
Total Market Taxable	(=)	**79,269,737**	

Losses	Real-Personal Value	# of Items	MIUP Value	# of Items
Exempt Property	453,290	10	0	0
Under $500/$2500	0	0	1,130	6
Abatements	0	0	0	0
Freeport	0	0	0	0
Goods In Transit	0	0	0	0
Protested Value	0	0	0	0
Chapter 313 Value Limitation			0	0
Mineral Unknown			0	0
Interstate Commerce			0	0
Foreign Trade			0	0
BPP Exempt: Single Situs/Owner	8,460	6	2,871,360	56
BPP Exempt: Multi Situs on L1H/L2H	0	0	55,570	2
BPP Exempt: Multi Situs on J	0	0	607,820	7
BPP Exempt: Related Business Entity	0	0	0	0
MultiUse	0	0		
Solar/Wind Power	0	0		
Vehicle Leased for Personal Use	0	0		
TCEQ/Pollution Control	0	0		
Allocation	0	0		
Historical	0	0		
Disaster Exemption	0	0		
Residence HS Destroyed by Fire	0	0		
Community Housing	0	0		
Childcare Facility	0	0		
Animal Feed Held For Sale at Retail	0	0		
	461,750		3,535,880	

Total Losses (includes Prod. Loss & Cap Loss) (=) *20,176,800*

Total Appraised Value (=) 75,272,107

Homestead Exemptions		Value	# of Items
Homestead H,S	(+)	2,951,960	31
Senior S	(+)	60,000	1
Disabled B	(+)	0	0
DV 100%	(+)	110,190	1
Surviving Spouse of a Service Member	(+)	0	0
Survivng Spouse of a First Responder	(+)	0	0
Total Reimbursable	(=)	*3,122,150*	*33*
Local Discount	(+)	0	0
Disabled Veteran	(+)	0	0
Optional 65	(+)	0	0
Local Disabled	(+)	0	0
State Homestead	(+)	0	0
Disabled Vet Donated Home (Charity)	(+)	0	0
Surviving Spouse Ported Amounts	(+)	0	0
Total Exemptions	(=)	*3,122,150*	

Total Exemptions* (-) 3,122,150

HS - HUGHES SPRINGS ISD Net Taxable Value (=)	**72,149,957**
HSIS - HUGHES SPRINGS I&S Net Taxable Value (=)	**72,149,957**

Jurisdiction	Jur_Name	HB9_Exemptions	First_Time_Partial_Exemption	Total_First_Time_Partial_Exemption
CAD	MORRIS COUNTY APPRAISAL DIST	21,680,790	-	21,680,790
CD	CITY DAINGERFIELD	5,309,510	606,390	5,915,900
CDIS	CITY DAINGERFIELD I&S	5,309,510	606,390	5,915,900
CHS	CITY OF HUGHES SPRINGS	125,000	-	125,000
CLS	CITY OF LONE STAR	2,505,910	70,000	2,575,910
CN	CITY OF NAPLES	3,277,050	-	3,277,050
CO	CITY OF OMAHA	1,586,230	15,000	1,601,230
DS	DAINGERFIELD-LS ISD M&O	13,453,220	1,741,110	15,194,330
DSIS	DAINGERFIELD-LS ISD I&S	13,453,220	1,741,110	15,194,330
HS	HUGHES SPRINGS ISD	3,062,690	-	3,062,690
HSIS	HUGHES SPRINGS I&S	3,062,690	-	3,062,690
MC	MORRIS COUNTY	21,680,790	2,162,210	23,843,000
NTC	NE TX COMM COLLEGE	21,680,790	2,096,020	23,776,810
PS	PEWITT ISD M&O	7,275,940	741,270	8,017,210
PSIS	PEWITT ISD I&S	7,275,940	741,270	8,017,210

CORRECTED 7/24/2026 FROM HB9 EXEMPTION

*** Freeze Totals: (This is only for Effective Tax Rate Calculation)

Total Ceiling Tax (of ceilings applied):	$0.00
Total Freeze Taxable: (-)	69,780
New Imp/Pers with Ceiling: (+)	0
****Freeze Adjusted Taxable:** (=)	72,080,177**This number DOES NOT represent any Jurisdiction's Certified Taxable Value**

Estimated Total Levy: ((Net Taxable Value - Total Freeze Taxable + New Imp/Pers with Ceiling) * Tax Rate / 100) + Total Ceiling Tax or (Freeze Adjusted Taxable * Tax Rate / 100) + Total Ceiling Tax

Count of Homesteads

H	S	F	B	D	W	O	DV	DV100	SS First Resp	SS Svc Member
13	15	0	2	0	0	0	0	1	0	0

Total Parcels*:	510* **Parcel count is figured by parcel per ownership**
Total Owners:	308
Total Items:	534

H - Homestead
S - Over 65
F - Disabled Widow
B - Disabled
D - Disabled Only
W - Widow
O - Over 65 (No HS)
DV - Disabled Veteran
DV100 (1, 2, 3) - 100% Disabled Veteran
4 (4B, 4H, 4S) - Surviving Spouse of a Service Member
5* (5B, 5H, 5S) - Surviving Spouse of a First Responder

Special Certified Totals

New Improvement/Personal
Market: $1,124,040
Taxable:$990,710

\+

Industrial/Utility/Personal Property New Value
Taxable: $0

=

Grand Total New Value
Taxable: $990,710

New AG/Timber
Market: $0
Taxable: $0
Value Loss: $0

Exempt Value of First Time Absolute Exemption:$0
Exempt Value of First Time Partial Exemption: $0

Average Values* (includes protested & exempt value)

		Parcels		
Average Homestead Value A*		**Parcels**	**Total Homestead Value A***	
Market	$107,799	23	**Market**	$2,479,380
Taxable	$2,551		**Taxable**	$58,680
Average Homestead Value A* and E*		**Parcels**	**Total Homestead Value A* and E***	
Market	$109,935	28	**Market**	$3,078,200
Taxable	$3,587		**Taxable**	$100,440
Average Homestead Value A* and E* and M1		**Parcels**	**Total Homestead Value A* and E* and M1**	
Market	$109,935	28	**Market**	$3,078,200
Taxable	$3,587		**Taxable**	$100,440

Median Homestead Values* (includes protested & exempt value)

DVET/Homestead	**Market:** $250,190	**Market Value After Cap:** $250,190	**Net Taxable Value:** $0
DISABLED	**Market:** $92,690	**Market Value After Cap:** $92,690	**Net Taxable Value:** $0
HOMESTEAD	**Market:** $112,320	**Market Value After Cap:** $112,320	**Net Taxable Value:** $0
OVER 65	**Market:** $96,450	**Market Value After Cap:** $92,370	**Net Taxable Value:** $0
ALL Homesteads	**Market:** $102,860	**Market Value After Cap:** $94,580	**Net Taxable Value:** $0

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
A1	37	24.3552	341,030			3,089,940	0		**3,430,970**	3,040,660	978,640
A3	1	2.8760	34,510			32,400	0		**66,910**	61,910	61,910
A*	**38**	**27.2312**	**375,540**			**3,122,340**	**0**		**3,497,880**	**3,102,570**	**1,040,550**
B2	7	3.6410	56,180			605,807	0		**661,987**	661,987	661,987
B*	**7**	**3.6410**	**56,180**			**605,807**	**0**		**661,987**	**661,987**	**661,987**
C1	11	17.0250	109,340			0	0		**109,340**	94,810	94,810
C3	4	4.1500	42,300			0	0		**42,300**	40,930	40,930
C*	**15**	**21.1750**	**151,640**			**0**	**0**		**151,640**	**135,740**	**135,740**
D1	82	4,366.6860	0	518,950	16,230,290	0	0		**16,230,290**	518,950	518,950
D2	2	0.0000	0			924,330	0		**924,330**	924,330	924,330
D*	**84**	**4,366.6860**	**0**	**518,950**	**16,230,290**	**924,330**	**0**		**17,154,620**	**1,443,280**	**1,443,280**
E	23	1,809.6870	7,435,540			15,420	0		**7,450,960**	7,440,280	7,440,280
E1	13	250.6240	769,960			1,050,510	0		**1,820,470**	1,820,470	1,111,850
E2	5	29.0810	231,960			203,820	0		**435,780**	423,860	272,350
E*	**41**	**2,089.3920**	**8,437,460**			**1,269,750**	**0**		**9,707,210**	**9,684,610**	**8,824,480**
F1	4	12.5690	117,410			41,260	0		**158,670**	157,570	157,570
F1	**4**	**12.5690**	**117,410**			**41,260**	**0**		**158,670**	**157,570**	**157,570**
F2	71	351.1376	1,783,280			1,412,680	0	5,586,120	**8,782,080**	8,754,570	8,554,570
F2	**71**	**351.1376**	**1,783,280**			**1,412,680**	**0**	**5,586,120**	**8,782,080**	**8,754,570**	**8,554,570**
F*	**75**	**363.7066**	**1,900,690**			**1,453,940**	**0**	**5,586,120**	**8,940,750**	**8,912,140**	**8,712,140**
G1	181	0.0000	0			0	0	36,416,230	**36,416,230**	36,413,120	36,411,990
G*	**181**	**0.0000**	**0**			**0**	**0**	**36,416,230**	**36,416,230**	**36,413,120**	**36,411,990**
J1	1	2.0000	23,040			0	0		**23,040**	20,740	20,740
J3	5	0.0000	0			0	0	1,785,530	**1,785,530**	1,785,530	1,535,530
J4	2	0.0000	0			0	0	107,820	**107,820**	107,820	0
J5	2	0.0000	0			0	0	840,960	**840,960**	840,960	715,960
J6	1	0.0000	0			0	0	257,710	**257,710**	257,710	132,710
J*	**11**	**2.0000**	**23,040**			**0**	**0**	**2,992,020**	**3,015,060**	**3,012,760**	**2,404,940**
L1	6	0.0000	0			0	8,460		**8,460**	8,460	0
L1	**6**	**0.0000**	**0**			**0**	**8,460**		**8,460**	**8,460**	**0**
L2A	4	0.0000	0			0	0	3,583,520	**3,583,520**	3,583,520	3,500,000
L2B	20	0.0000	0			0	0	5,259,220	**5,259,220**	5,259,220	3,661,850
L2C	5	0.0000	0			0	0	1,111,200	**1,111,200**	1,111,200	849,100
L2D	2	0.0000	0			0	0	1,103,070	**1,103,070**	1,103,070	1,100,000
L2G	16	0.0000	0			0	0	3,210,760	**3,210,760**	3,210,760	3,014,870
L2H	2	0.0000	0			0	0	55,570	**55,570**	55,570	0
L2J	8	0.0000	0			0	0	53,400	**53,400**	53,400	43,000
L2M	2	0.0000	0			0	0	245,470	**245,470**	245,470	100,000
L2O	2	0.0000	0			0	0	4,160	**4,160**	4,160	0
L2P	2	0.0000	0			0	0	267,390	**267,390**	267,390	73,010
L2Q	3	0.0000	0			0	0	548,020	**548,020**	548,020	173,020
L2	**66**	**0.0000**	**0**			**0**	**0**	**15,441,780**	**15,441,780**	**15,441,780**	**12,514,850**
L*	**72**	**0.0000**	**0**			**0**	**8,460**	**15,441,780**	**15,450,240**	**15,450,240**	**12,514,850**
XN	2	0.0000	0			0	60,630		**60,630**	60,630	0

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
XV2	2	41.0570	97,500			0	0		**97,500**	97,500	0
XV3	5	36.9000	283,160			0	0		**283,160**	283,160	0
XV4	1	1.0000	12,000			0	0		**12,000**	12,000	0
X*	**10**	**78.9570**	**392,660**			**0**	**60,630**		**453,290**	**453,290**	**0**
TOTAL:	**534**	**6,952.7888**	**11,337,210**	**518,950**	**16,230,290**	**7,376,167**	**69,090**	**60,436,150**	**95,448,907**	**79,269,737**	**72,149,957**

Land

Land		Value	# of Items	Exempt
Homesite	(+)	498,570	32	0
Non Homesite	(+)	10,466,310	118	304,130
Productivity Market	(+)	15,703,930	82	0
Income	(+)	0	0	0
Total Land	(=)	*26,668,810*	*232*	*304,130*

Ag/Timber *does not include protested

Timber Gain	(+)	0	0
Productivity Market	(+)	15,703,930	82
Land Ag 1D	(-)	0	0
Land Ag 1D1	(-)	8,730	4
Land Ag Timber	(-)	495,890	82
Productivity Loss	(=)	*15,199,310*	*82*

Improvements

Homesite	(+)	3,093,810	33	0
New Homesite	(+)	0	0	0
Non Homesite	(+)	2,386,890	29	0
New Non Homesite	(+)	298,090	1	0
Income	(+)	0	0	0
Total Improvement	(=)	*5,778,790*	*63*	*0*

Personal

Homesite	(+)	0	0	0
New Homesite	(+)	0	0	0
Non Homesite	(+)	32,280	7	26,030
New Non Homesite	(+)	0	0	0
Total Personal	(=)	*32,280*	*7*	*26,030*

Mineral/Industrial/Utility/Personal Property

Minerals/Oil & Gas	(+)	54,579,190	54
Industrial Real	(+)	5,612,860	21
Industrial/Utility Personal Property	(+)	21,786,680	73
Total Mineral Market Value	(=)	*81,978,730*	*148*
Total Real & Personal Market	(+)	32,479,880	302
Total Mineral/Industrial Market	(+)	81,978,730	148
Total Market Value	(=)	**114,458,610**	**450**
20% MIUP Circuit Breaker Limitation	(-)	211,110	6
10% Homestead Cap Loss	(-)	294,010	16
20% Circuit Breaker Limitation	(-)	43,130	17
Total Market After Cap	(=)	*113,910,360*	
Land Timber Gain	(+)	0	0
Productivity Loss	(-)	15,199,310	82
Total Market Taxable	(=)	**98,711,050**	

Losses

Losses	Real-Personal Value	# of Items	MIUP Value	# of Items
Exempt Property	330,160	9	0	0
Under $500/$2500	5,320	7	0	0
Abatements	0	0	0	0
Freeport	0	0	0	0
Goods In Transit	0	0	0	0
Protested Value	0	0	0	0
Chapter 313 Value Limitation			0	0
Mineral Unknown			0	0
Interstate Commerce			0	0
Foreign Trade			0	0
BPP Exempt: Single Situs/Owner	0	0	0	0
BPP Exempt: Multi Situs on L1H/L2H	0	0	0	0
BPP Exempt: Multi Situs on J	0	0	0	0
BPP Exempt: Related Business Entity	0	0	0	0
MultiUse	0	0		
Solar/Wind Power	0	0		
Vehicle Leased for Personal Use	0	0		
TCEQ/Pollution Control	0	0		
Allocation	0	0		
Historical	0	0		
Disaster Exemption	0	0		
Residence HS Destroyed by Fire	0	0		
Community Housing	0	0		
Childcare Facility	0	0		
Animal Feed Held For Sale at Retail	0	0		
	335,480		0	

Total Losses (includes Prod. Loss & Cap Loss) (=) *16,083,040*

Total Appraised Value (=) 98,375,570

Homestead Exemptions

Homestead Exemptions		Value	# of Items
Homestead H,S	(+)	2,895,530	33
Senior S	(+)	116,450	2
Disabled B	(+)	0	0
DV 100%	(+)	102,440	1
Surviving Spouse of a Service Member	(+)	0	0
Survivng Spouse of a First Responder	(+)	0	0
Total Reimbursable	(=)	*3,114,420*	*36*
Local Discount	(+)	0	0
Disabled Veteran	(+)	0	0
Optional 65	(+)	0	0
Local Disabled	(+)	0	0
State Homestead	(+)	0	0
Disabled Vet Donated Home (Charity)	(+)	0	0
Surviving Spouse Ported Amounts	(+)	0	0
Total Exemptions	(=)	*3,114,420*	

Total Exemptions* (-) 3,114,420

HS - HUGHES SPRINGS ISD Net Taxable Value (=) 95,261,150

HSIS - HUGHES SPRINGS I&S Net Taxable Value (=) 95,261,150

*** Freeze Totals: (This is only for Effective Tax Rate Calculation)

Total Ceiling Tax (of ceilings applied):	$412.46
Total Freeze Taxable: (-)	67,940
New Imp/Pers with Ceiling: (+)	0
**Freeze Adjusted Taxable: (=)	95,193,210**This number DOES NOT represent any Jurisdiction's Certified Taxable Value**

Estimated Total Levy: ((Net Taxable Value - Total Freeze Taxable + New Imp/Pers with Ceiling) * Tax Rate / 100) + Total Ceiling Tax or (Freeze Adjusted Taxable * Tax Rate / 100) + Total Ceiling Tax

Count of Homesteads

H	S	F	B	D	W	O	DV	DV100	SS First Resp	SS Svc Member
13	16	0	3	0	0	0	0	1	0	0

H - Homestead	D - Disabled Only
S - Over 65	W - Widow
F - Disabled Widow	O - Over 65 (No HS)
B - Disabled	DV - Disabled Veteran

DV100 (1, 2, 3) - 100% Disabled Veteran
4 (4B, 4H, 4S) - Surviving Spouse of a Service Member
5* (5B, 5H, 5S) - Surviving Spouse of a First Responder

Total Parcels*: 369* Parcel count is figured by parcel per ownership
Total Owners: 204
Total Items: 389

Average Values* (Includes protested & exempt value)

Average Homestead Value A*		Parcels	Total Homestead Value A*	
Market	$96,877	25	Market	$ 2,421,930
Taxable	$4,640		Taxable	$ 116,010

Average Homestead Value A* and E*		Parcels	Total Homestead Value A* and E*	
Market	$103,120	31	Market	$ 3,196,750
Taxable	$5,089		Taxable	$ 157,770

Average Homestead Value A* and E* and M1		Parcels	Total Homestead Value A* and E* and M1	
Market	$103,120	31	Market	$ 3,196,750
Taxable	$5,089		Taxable	$ 157,770

Median Homestead Values* (Includes protested & exempt value)

DVET/Homestead	Market: $242,440	Market Value After Cap: $242,440	Net Taxable Value: $0
DISABLED	Market: $92,120	Market Value After Cap: $92,120	Net Taxable Value: $0
HOMESTEAD	Market: $110,990	Market Value After Cap: $90,010	Net Taxable Value: $0
OVER 65	Market: $85,900	Market Value After Cap: $83,970	Net Taxable Value: $0
ALL Homesteads	Market: $93,520	Market Value After Cap: $88,500	Net Taxable Value: $0

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
A1	37	23.7942	274,840			2,810,730	0		3,085,570	2,802,880	776,550
A3	1	2.8760	22,190			29,400	0		51,590	51,590	51,590
A*	**38**	**26.6702**	**297,030**			**2,840,130**	**0**		**3,137,160**	**2,854,470**	**828,140**
B2	7	3.6410	44,540			557,190	0		601,730	591,860	591,860
B*	**7**	**3.6410**	**44,540**			**557,190**	**0**		**601,730**	**591,860**	**591,860**
C1	13	17.5860	104,010			0	0		104,010	104,010	104,010
C3	4	4.1500	40,920			0	0		40,920	38,860	38,860
C*	**17**	**21.7360**	**144,930**			**0**	**0**		**144,930**	**142,870**	**142,870**
D1	82	4,383.0560	0	504,620	15,703,930	0	0		15,703,930	504,620	504,620
D2	1	0.0000	0			298,090	0		298,090	298,090	298,090
D*	**83**	**4,383.0560**	**0**	**504,620**	**15,703,930**	**298,090**	**0**		**16,002,020**	**802,710**	**802,710**
E	20	1,782.8770	7,477,650			14,780	0		7,492,430	7,480,460	7,480,460
E1	12	272.5160	657,550			603,100	0		1,260,650	1,256,780	511,270
E2	4	16.0290	126,870			81,790	0		208,660	190,730	48,150
E*	**36**	**2,071.4220**	**8,262,070**			**699,670**	**0**		**8,961,740**	**8,927,970**	**8,039,880**
F1	4	12.5690	112,040			43,830	0		155,870	155,870	155,870
F1	**4**	**12.5690**	**112,040**			**43,830**	**0**		**155,870**	**155,870**	**155,870**
F2	61	351.1376	1,779,400			1,339,880	0	5,612,860	8,732,140	8,604,870	8,404,870
F2	**61**	**351.1376**	**1,779,400**			**1,339,880**	**0**	**5,612,860**	**8,732,140**	**8,604,870**	**8,404,870**
F*	**65**	**363.7066**	**1,891,440**			**1,383,710**	**0**	**5,612,860**	**8,888,010**	**8,760,740**	**8,560,740**
G1	54	0.0000	0			0	0	54,579,190	54,579,190	54,490,060	54,490,060
G*	**54**	**0.0000**	**0**			**0**	**0**	**54,579,190**	**54,579,190**	**54,490,060**	**54,490,060**
J1	1	2.0000	20,740			0	0		20,740	17,280	17,280
J3	4	0.0000	0			0	0	1,636,910	1,636,910	1,636,910	1,636,910
J4	2	0.0000	0			0	0	74,170	74,170	74,170	74,170
J5	2	0.0000	0			0	0	688,060	688,060	688,060	688,060
J6	1	0.0000	0			0	0	267,400	267,400	267,400	267,400
J6A	1	0.0000	0			0	0	27,870	27,870	27,870	27,870
J*	**11**	**2.0000**	**20,740**			**0**	**0**	**2,694,410**	**2,715,150**	**2,711,690**	**2,711,690**
L1	6	0.0000	0			0	6,250		6,250	6,250	2,770
L1	**6**	**0.0000**	**0**			**0**	**6,250**		**6,250**	**6,250**	**2,770**
L2A	4	0.0000	0			0	0	3,329,650	3,329,650	3,329,650	3,329,650
L2B	24	0.0000	0			0	0	9,885,640	9,885,640	9,885,640	9,885,440
L2C	5	0.0000	0			0	0	1,096,530	1,096,530	1,096,530	1,096,530
L2D	3	0.0000	0			0	0	1,026,600	1,026,600	1,026,600	1,026,600
L2G	10	0.0000	0			0	0	2,908,940	2,908,940	2,908,940	2,908,940
L2H	2	0.0000	0			0	0	28,850	28,850	28,850	27,210
L2J	7	0.0000	0			0	0	53,600	53,600	53,600	53,600
L2M	2	0.0000	0			0	0	199,660	199,660	199,660	199,660
L2O	2	0.0000	0			0	0	3,400	3,400	3,400	3,400
L2P	2	0.0000	0			0	0	275,930	275,930	275,930	275,930
L2Q	2	0.0000	0			0	0	283,470	283,470	283,470	283,470
L2	**63**	**0.0000**	**0**			**0**	**0**	**19,092,270**	**19,092,270**	**19,092,270**	**19,090,430**
L*	**69**	**0.0000**	**0**			**0**	**6,250**	**19,092,270**	**19,098,520**	**19,098,520**	**19,093,200**

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
XN	1	0.0000	0			0	26,030		**26,030**	26,030	0
XV2	2	41.0570	33,930			0	0		**33,930**	33,930	0
XV3	5	36.9000	259,400			0	0		**259,400**	259,400	0
XV4	1	1.0000	10,800			0	0		**10,800**	10,800	0
X*	**9**	**78.9570**	**304,130**			**0**	**26,030**		**330,160**	**330,160**	**0**
TOTAL:	**389**	**6,951.1888**	**10,964,880**	**504,620**	**15,703,930**	**5,778,790**	**32,280**	**81,978,730**	**114,458,610**	**98,711,050**	**95,261,150**

CASS COUNTY APPRAISAL DISTRICT

502 N. MAIN ST
LINDEN, TEXAS 75563

PROPERTY TAX CODE SECTION 26.01(A)

STATE OF TEXAS
COUNTY OF CASS

CERTIFICATION OF THE 2026 APPRAISAL ROLL VALUES FOR HUGHES SPRINGS INDEPENDENT SCHOOL DISTRICT

I, Lacy Hicks, Chief Appraiser for the Cass County Appraisal District, solemnly Swear that the below listing is the portion of the approved Appraisal Roll Values of the Cass County Appraisal District, which includes property taxable by HUGHES SPRINGS ISD.

TOTAL APPRAISED:	$ 492,239,165
NET TAXABLE VALUE:	$ 281,067,307
UNCERTIFIED APPRAISED VALUES:	$ 152,160

Lacy Hicks — 7/22/26

Lacy Hicks, Chief Appraiser — Date

Received by — Date

For Entity :	HUGHES SPRINGS ISD		
Year:	2026		
State Code:	<ALL>		
Owner ID	Taxpayer Name	Market Value	Taxable Value
743654	LONESTAR DOCK REALTY LLC	$8,501,050	$8,501,050
713417	AEP SOUTHWESTERN ELEC POWER CO	$7,247,540	$7,122,540
733680	SPECTRUM GULF COAST LLC	$6,983,210	$6,858,210
743351	AMERIPACK FOODS LLC	$5,692,090	$5,567,090
713506	KANSAS CITY SOUTHERN RAILWAY	$5,081,870	$4,956,870
750992	IDEAL WAREHOUSE INNOVATIONS INC	$4,540,120	$4,415,120
713512	U S STEEL TUBULAR PROD INC	$3,181,960	$3,056,960
750489	WESTMORELAND ROGER & PAULA LIVING TRUST	$6,810,697	$2,269,787
730873	BROOKSHIRE GROCERY COMPANY	$2,204,160	$2,034,196
5644	FIRST NATIONAL BANK OF HS	$2,079,620	$1,966,510

Land		Value			
Homesite:		17,869,840			
Non Homesite:		36,137,160			
Ag Market:		65,569,520			
Timber Market:		196,525,470	Total Land	(+)	316,101,990

Improvement		Value			
Homesite:		220,852,380			
Non Homesite:		142,304,431	Total Improvements	(+)	363,156,811

Non Real	Count	Value			
Personal Property:	356	64,650,496			
Mineral Property:	393	1,319,498			
Autos:	0	0	Total Non Real	(+)	65,969,994
			Market Value	=	745,228,795

Ag	Non Exempt	Exempt			
Total Productivity Market:	262,094,990	0			
Ag Use:	1,691,020	0	Productivity Loss	(-)	252,989,630
Timber Use:	7,414,340	0	Appraised Value	=	492,239,165
Productivity Loss:	252,989,630	0			
			Homestead Cap	(-)	10,169,074
			23.231 Cap	(-)	4,334,028
			Assessed Value	=	477,736,063
			Total Exemptions Amount (Breakdown on Next Page)	(-)	196,668,756
			Net Taxable	=	281,067,307

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	4,004,525	485,343	961.95	961.95	32			
OV65	81,702,684	12,906,147	35,046.81	36,233.76	497			
Total	85,707,209	13,391,490	36,008.76	37,195.71	529	Freeze Taxable	(-)	13,391,490
Tax Rate	0.7222560							

Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count			
OV65	758,440	376,640	0	376,640	2			
Total	758,440	376,640	0	376,640	2	Transfer Adjustment	(-)	376,640
						Freeze Adjusted Taxable	=	267,299,177

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,966,593.10 = 267,299,177 * (0.7222560 / 100) + 36,008.76

Certified Estimate of Market Value:	745,208,665
Certified Estimate of Taxable Value:	280,945,357

Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
145B	294	0	8,841,507	8,841,507
145D	19	0	541,602	541,602
145D1	21	0	815,655	815,655
145F	8	0	588,443	588,443
DP	34	0	552,557	552,557
DV1	6	0	15,000	15,000
DV2	4	0	7,500	7,500
DV3	4	0	30,000	30,000
DV4	48	0	367,335	367,335
DV4S	6	0	29,220	29,220
DVHS	30	0	3,981,926	3,981,926
DVHSS	8	0	206,260	206,260
EX-XA	3	0	1,723,023	1,723,023
EX-XG	1	0	161,530	161,530
EX-XN	1	0	0	0
EX-XR	4	0	557,890	557,890
EX-XV	120	0	41,050,060	41,050,060
EX366	140	0	25,248	25,248
HS	1,079	0	125,032,050	125,032,050
HT	1	0	0	0
OV65	525	0	11,961,950	11,961,950
OV65S	10	0	180,000	180,000
	Totals	0	196,668,756	196,668,756

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	774	649.1543	$1,300,020	$102,601,052	$46,763,617
B	MULTIFAMILY RESIDENCE	38	2.8720	$201,470	$8,085,932	$7,521,337
C1	VACANT LOTS AND LAND TRACTS	323	279.1643	$0	$3,160,093	$3,057,018
D1	QUALIFIED OPEN-SPACE LAND	1,705	62,204.3150	$0	$262,094,990	$9,030,724
D2	IMPROVEMENTS ON QUALIFIED OP	254		$135,770	$10,864,305	$10,858,615
E	RURAL LAND, NON QUALIFIED OPE	1,639	5,915.6551	$5,935,550	$207,810,898	$113,911,235
F1	COMMERCIAL REAL PROPERTY	159	135.2977	$8,760	$31,206,488	$28,835,377
F2	INDUSTRIAL AND MANUFACTURIN	17	222.9395	$0	$13,143,480	$13,143,480
G1	OIL AND GAS	393		$0	$1,319,498	$1,222,246
J2	GAS DISTRIBUTION SYSTEM	2		$0	$551,890	$426,890
J3	ELECTRIC COMPANY (INCLUDING C	6	3.7900	$0	$8,498,240	$8,248,240
J4	TELEPHONE COMPANY (INCLUDI	3	0.1610	$0	$380,130	$255,130
J5	RAILROAD	5		$0	$5,081,870	$4,956,870
J6	PIPELAND COMPANY	7		$0	$169,560	$35,122
J7	CABLE TELEVISION COMPANY	2		$0	$378,680	$253,680
L1	COMMERCIAL PERSONAL PROPE	264		$0	$8,656,446	$1,952,690
L2	INDUSTRIAL AND MANUFACTURIN	52		$0	$28,213,060	$25,014,047
M1	TANGIBLE OTHER PERSONAL, MOB	170		$1,303,000	$8,986,700	$5,048,009
S	SPECIAL INVENTORY TAX	3		$0	$532,980	$532,980
X	TOTALLY EXEMPT PROPERTY	128	257.9125	$0	$43,492,503	$0
		Totals	69,671.2614	$8,884,570	$745,228,795	$281,067,307

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1		$0	$6,572	$0
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	708	585.7935	$1,288,020	$100,408,210	$45,244,661
A2	REAL, RESIDENTIAL, MOBILE HOME	22	17.5590	$0	$1,112,950	$462,700
A3	REAL, RESIDENTIAL, AUX IMPROVEM	7	0.3800	$0	$123,410	$118,858
A4	OTHER (BARNS-STG ON	44	45.4218	$12,000	$949,910	$937,398
B1	REAL, RESIDENTIAL, DUPLEXES	32	2.2420	$201,470	$5,469,509	$5,132,756
B2	REAL, RESIDENTIAL, APARTMENTS	6	0.6300	$0	$2,616,423	$2,388,581
C1	REAL, VACANT PLATTED RESIDENTI	322	278.9923	$0	$3,158,063	$3,054,988
C3	REAL, VACANT PLATTED RURAL OR I	1	0.1720	$0	$2,030	$2,030
D1	REAL, ACREAGE, RANGELAND	1,705	62,204.3150	$0	$262,094,990	$9,030,724
D2	IMPROVEMENTS ON QUALIFIED AG	254		$135,770	$10,864,305	$10,858,615
E		2	0.0448	$0	$587	$0
E1	REAL, FARM/RANCH, HOUSE	907	1,657.0667	$5,121,320	$167,597,890	$81,378,161
E2	REAL, FARM/RANCH, MOBILE HOME	141	264.7504	$680,700	$10,793,740	$4,853,867
E3	REAL, FARM/RANCH, OTHER IMPROV	43	13.4130	$0	$2,931,260	$1,611,117
E4	OTHER (BARNS-STG ON	258	726.7676	$133,530	$8,628,401	$8,278,303
E5	RURAL LAND, NON QUALIFIED LAND	395	3,253.6126	$0	$17,859,020	$17,789,787
F1	REAL, Commercial	159	135.2977	$8,760	$31,206,488	$28,835,377
F2	REAL, Industrial	17	222.9395	$0	$13,143,480	$13,143,480
G1	OIL AND GAS	393		$0	$1,319,498	$1,222,246
J2	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$551,890	$426,890
J3	REAL & TANGIBLE PERSONAL, UTIL	6	3.7900	$0	$8,498,240	$8,248,240
J4	REAL & TANGIBLE PERSONAL, UTIL	3	0.1610	$0	$380,130	$255,130
J5	REAL & TANGIBLE PERSONAL, UTIL	5		$0	$5,081,870	$4,956,870
J6	REAL & TANGIBLE PERSONAL, UTIL	7		$0	$169,560	$35,122
J7	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$378,680	$253,680
L1	TANGIBLE, PERSONAL PROPERTY, C	253		$0	$8,381,325	$1,886,630
L13	LEASED VEHICLES & EQ	23		$0	$275,121	$66,060
L2	TANGIBLE, PERSONAL PROPERTY, I	52		$0	$28,213,060	$25,014,047
M1	TANGIBLE OTHER PERSONAL, MOBI	170		$1,303,000	$8,986,700	$5,048,009
S	SPECIAL INVENTORY	3		$0	$532,980	$532,980
X	EXEMPT PROPERTY	128	257.9125	$0	$43,492,503	$0
		Totals	69,671.2614	$8,884,570	$745,228,795	$281,067,307

Land		Value			
Homesite:		17,869,840			
Non Homesite:		35,985,000			
Ag Market:		65,569,520			
Timber Market:		196,525,470	Total Land	(+)	315,949,830

Improvement		Value			
Homesite:		220,852,380			
Non Homesite:		142,304,431	Total Improvements	(+)	363,156,811

Non Real	Count	Value			
Personal Property:	356	64,650,496			
Mineral Property:	393	1,319,498			
Autos:	0	0	Total Non Real	(+)	65,969,994
			Market Value	=	745,076,635

Ag	Non Exempt	Exempt			
Total Productivity Market:	262,094,990	0			
Ag Use:	1,691,020	0	Productivity Loss	(-)	252,989,630
Timber Use:	7,414,340	0	Appraised Value	=	492,087,005
Productivity Loss:	252,989,630	0			
			Homestead Cap	(-)	10,169,074
			23.231 Cap	(-)	4,334,028
			Assessed Value	=	477,583,903
			Total Exemptions Amount (Breakdown on Next Page)	(-)	196,668,756
			Net Taxable	=	280,915,147

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	4,004,525	485,343	961.95	961.95	32			
OV65	81,702,684	12,906,147	35,046.81	36,233.76	497			
Total	85,707,209	13,391,490	36,008.76	37,195.71	529	Freeze Taxable	(-)	13,391,490
Tax Rate	0.7222560							

Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count			
OV65	758,440	376,640	0	376,640	2			
Total	758,440	376,640	0	376,640	2	Transfer Adjustment	(-)	376,640

Freeze Adjusted Taxable = 267,147,017

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,965,494.12 = 267,147,017 * (0.7222560 / 100) + 36,008.76

Certified Estimate of Market Value:	745,076,635
Certified Estimate of Taxable Value:	280,915,147

Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
145B	294	0	8,841,507	8,841,507
145D	19	0	541,602	541,602
145D1	21	0	815,655	815,655
145F	8	0	588,443	588,443
DP	34	0	552,557	552,557
DV1	6	0	15,000	15,000
DV2	4	0	7,500	7,500
DV3	4	0	30,000	30,000
DV4	48	0	367,335	367,335
DV4S	6	0	29,220	29,220
DVHS	30	0	3,981,926	3,981,926
DVHSS	8	0	206,260	206,260
EX-XA	3	0	1,723,023	1,723,023
EX-XG	1	0	161,530	161,530
EX-XN	1	0	0	0
EX-XR	4	0	557,890	557,890
EX-XV	120	0	41,050,060	41,050,060
EX366	140	0	25,248	25,248
HS	1,079	0	125,032,050	125,032,050
HT	1	0	0	0
OV65	525	0	11,961,950	11,961,950
OV65S	10	0	180,000	180,000
	Totals	0	196,668,756	196,668,756

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	774	649.1543	$1,300,020	$102,601,052	$46,763,617
B	MULTIFAMILY RESIDENCE	38	2.8720	$201,470	$8,085,932	$7,521,337
C1	VACANT LOTS AND LAND TRACTS	323	279.1643	$0	$3,160,093	$3,057,018
D1	QUALIFIED OPEN-SPACE LAND	1,705	62,204.3150	$0	$262,094,990	$9,030,724
D2	IMPROVEMENTS ON QUALIFIED OP	254		$135,770	$10,864,305	$10,858,615
E	RURAL LAND, NON QUALIFIED OPE	1,637	5,895.1151	$5,935,550	$207,658,738	$113,759,075
F1	COMMERCIAL REAL PROPERTY	159	135.2977	$8,760	$31,206,488	$28,835,377
F2	INDUSTRIAL AND MANUFACTURIN	17	222.9395	$0	$13,143,480	$13,143,480
G1	OIL AND GAS	393		$0	$1,319,498	$1,222,246
J2	GAS DISTRIBUTION SYSTEM	2		$0	$551,890	$426,890
J3	ELECTRIC COMPANY (INCLUDING C	6	3.7900	$0	$8,498,240	$8,248,240
J4	TELEPHONE COMPANY (INCLUDI	3	0.1610	$0	$380,130	$255,130
J5	RAILROAD	5		$0	$5,081,870	$4,956,870
J6	PIPELAND COMPANY	7		$0	$169,560	$35,122
J7	CABLE TELEVISION COMPANY	2		$0	$378,680	$253,680
L1	COMMERCIAL PERSONAL PROPE	264		$0	$8,656,446	$1,952,690
L2	INDUSTRIAL AND MANUFACTURIN	52		$0	$28,213,060	$25,014,047
M1	TANGIBLE OTHER PERSONAL, MOB	170		$1,303,000	$8,986,700	$5,048,009
S	SPECIAL INVENTORY TAX	3		$0	$532,980	$532,980
X	TOTALLY EXEMPT PROPERTY	128	257.9125	$0	$43,492,503	$0
		Totals	69,650.7214	$8,884,570	$745,076,635	$280,915,147

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1		$0	$6,572	$0
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	708	585.7935	$1,288,020	$100,408,210	$45,244,661
A2	REAL, RESIDENTIAL, MOBILE HOME	22	17.5590	$0	$1,112,950	$462,700
A3	REAL, RESIDENTIAL, AUX IMPROVEM	7	0.3800	$0	$123,410	$118,858
A4	OTHER (BARNS-STG ON	44	45.4218	$12,000	$949,910	$937,398
B1	REAL, RESIDENTIAL, DUPLEXES	32	2.2420	$201,470	$5,469,509	$5,132,756
B2	REAL, RESIDENTIAL, APARTMENTS	6	0.6300	$0	$2,616,423	$2,388,581
C1	REAL, VACANT PLATTED RESIDENTI	322	278.9923	$0	$3,158,063	$3,054,988
C3	REAL, VACANT PLATTED RURAL OR I	1	0.1720	$0	$2,030	$2,030
D1	REAL, ACREAGE, RANGELAND	1,705	62,204.3150	$0	$262,094,990	$9,030,724
D2	IMPROVEMENTS ON QUALIFIED AG	254		$135,770	$10,864,305	$10,858,615
E		2	0.0448	$0	$587	$0
E1	REAL, FARM/RANCH, HOUSE	907	1,657.0667	$5,121,320	$167,597,890	$81,378,161
E2	REAL, FARM/RANCH, MOBILE HOME	141	264.7504	$680,700	$10,793,740	$4,853,867
E3	REAL, FARM/RANCH, OTHER IMPROV	43	13.4130	$0	$2,931,260	$1,611,117
E4	OTHER (BARNS-STG ON	258	726.7676	$133,530	$8,628,401	$8,278,303
E5	RURAL LAND, NON QUALIFIED LAND	393	3,233.0726	$0	$17,706,860	$17,637,627
F1	REAL, Commercial	159	135.2977	$8,760	$31,206,488	$28,835,377
F2	REAL, Industrial	17	222.9395	$0	$13,143,480	$13,143,480
G1	OIL AND GAS	393		$0	$1,319,498	$1,222,246
J2	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$551,890	$426,890
J3	REAL & TANGIBLE PERSONAL, UTIL	6	3.7900	$0	$8,498,240	$8,248,240
J4	REAL & TANGIBLE PERSONAL, UTIL	3	0.1610	$0	$380,130	$255,130
J5	REAL & TANGIBLE PERSONAL, UTIL	5		$0	$5,081,870	$4,956,870
J6	REAL & TANGIBLE PERSONAL, UTIL	7		$0	$169,560	$35,122
J7	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$378,680	$253,680
L1	TANGIBLE, PERSONAL PROPERTY, C	253		$0	$8,381,325	$1,886,630
L13	LEASED VEHICLES & EQ	23		$0	$275,121	$66,060
L2	TANGIBLE, PERSONAL PROPERTY, I	52		$0	$28,213,060	$25,014,047
M1	TANGIBLE OTHER PERSONAL, MOBI	170		$1,303,000	$8,986,700	$5,048,009
S	SPECIAL INVENTORY	3		$0	$532,980	$532,980
X	EXEMPT PROPERTY	128	257.9125	$0	$43,492,503	$0
		Totals	69,650.7214	$8,884,570	$745,076,635	$280,915,147

Land		Value			
Homesite:		0			
Non Homesite:		152,160			
Ag Market:		0			
Timber Market:		0	Total Land	(+)	152,160
Improvement		**Value**			
Homesite:		0			
Non Homesite:		0	Total Improvements	(+)	0
Non Real	**Count**	**Value**			
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	Total Non Real	(+)	0
			Market Value	=	152,160
Ag	**Non Exempt**	**Exempt**			
Total Productivity Market:	0	0			
Ag Use:	0	0	Productivity Loss	(-)	0
Timber Use:	0	0	Appraised Value	=	152,160
Productivity Loss:	0	0			
			Homestead Cap	(-)	0
			23.231 Cap	(-)	0
			Assessed Value	=	152,160
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	152,160

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
1,098.98 = 152,160 * (0.722256 / 100)

Certified Estimate of Market Value:	132,030
Certified Estimate of Taxable Value:	30,210
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
E	RURAL LAND, NON QUALIFIED OPE	2	20.5400	$0	$152,160	$152,160
		Totals	20.5400	$0	$152,160	$152,160

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
E5	RURAL LAND, NON QUALIFIED LAND	2	20.5400	$0	$152,160	$152,160
		Totals	20.5400	$0	$152,160	$152,160

New Value

TOTAL NEW VALUE MARKET:	$8,884,570
TOTAL NEW VALUE TAXABLE:	$7,578,033

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	1	2025 Market Value	$227,680
	ABSOLUTE EXEMPTIONS VALUE LOSS			$227,680

Exemption	Description	Count	Exemption Amount
145B	11.145 (b) Single Situs, Single Owner	248	$6,033,454
145D	11.145 (d) Multiple Situs, Leases	18	$540,752
145F	11.145 (f) Single Situs, Related Business Entity	2	$129,550
DP	Disability	2	$60,000
DV4	Disabled Veterans 70% - 100%	9	$83,950
DVHS	Disabled Veteran Homestead	5	$386,515
HS	Homestead	55	$6,569,697
OV65	Over 65	39	$1,076,975
	PARTIAL EXEMPTIONS VALUE LOSS	378	$14,880,893
		NEW EXEMPTIONS VALUE LOSS	$15,108,573

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount

INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS $15,108,573

New Ag / Timber Exemptions

New Annexations

New Deannexations

Average Homestead Value

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,030	$191,183	$127,597	$63,586

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
408	$164,882	$124,066	$40,816

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,030	$161,040	$140,000	$21,040

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
408	$141,025	$140,000	$1,025

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	$152,160	$30,210

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value

Land		Value			
Homesite:		16,668,020			
Non Homesite:		41,759,290			
Ag Market:		67,804,650			
Timber Market:		190,379,920	Total Land	(+)	316,611,880
Improvement		**Value**			
Homesite:		220,473,560			
Non Homesite:		132,768,850	Total Improvements	(+)	353,242,410
Non Real	**Count**	**Value**			
Personal Property:	366	45,023,390			
Mineral Property:	389	4,316,112			
Autos:	0	0	Total Non Real	(+)	49,339,502
			Market Value	=	719,193,792
Ag	**Non Exempt**	**Exempt**			
Total Productivity Market:	258,184,570	0			
Ag Use:	1,569,720	0	Productivity Loss	(-)	249,863,740
Timber Use:	6,751,110	0	Appraised Value	=	469,330,052
Productivity Loss:	249,863,740	0			
			Homestead Cap	(-)	18,154,318
			23.231 Cap	(-)	6,363,714
			Assessed Value	=	444,812,020
			Total Exemptions Amount (Breakdown on Next Page)	(-)	179,280,372
			Net Taxable	=	265,531,648

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	4,078,526	441,766	1,219.80	1,237.28	33			
OV65	75,172,433	10,297,945	22,169.77	23,501.06	491			
Total	79,250,959	10,739,711	23,389.57	24,738.34	524	Freeze Taxable	(-)	10,739,711
Tax Rate	0.7222560							

Freeze Adjusted Taxable = 254,791,937

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,863,639.62 = 254,791,937 * (0.7222560 / 100) + 23,389.57

Certified Estimate of Market Value:	719,137,672
Certified Estimate of Taxable Value:	265,525,488
Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	36	0	556,447	556,447
DV1	7	0	20,000	20,000
DV2	4	0	7,500	7,500
DV3	5	0	33,192	33,192
DV4	41	0	274,960	274,960
DV4S	7	0	29,000	29,000
DVHS	28	0	3,325,863	3,325,863
DVHSS	8	0	304,996	304,996
EX-XA	3	0	1,855,601	1,855,601
EX-XG	1	0	175,061	175,061
EX-XN	1	0	0	0
EX-XR	4	0	550,200	550,200
EX-XV	120	0	37,951,574	37,951,574
EX-XV (Prorated)	4	0	278,333	278,333
EX366	102	0	51,400	51,400
HS	1,089	0	123,338,759	123,338,759
OV65	518	0	10,363,436	10,363,436
OV65S	11	0	164,050	164,050
	Totals	**0**	**179,280,372**	**179,280,372**

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	777	641.5665	$1,614,600	$102,210,380	$42,868,428
B	MULTIFAMILY RESIDENCE	39	3.3600	$784,520	$8,294,413	$7,287,207
C1	VACANT LOTS AND LAND TRACTS	316	265.5871	$0	$2,978,587	$2,967,991
D1	QUALIFIED OPEN-SPACE LAND	1,661	60,382.2720	$0	$258,184,570	$8,262,031
D2	IMPROVEMENTS ON QUALIFIED OP	244		$1,015,260	$9,994,535	$9,988,649
E	RURAL LAND, NON QUALIFIED OPE	1,645	7,677.7811	$8,098,550	$208,379,515	$112,657,130
F1	COMMERCIAL REAL PROPERTY	143	114.8757	$332,200	$28,214,817	$27,196,850
F2	INDUSTRIAL AND MANUFACTURIN	16	222.9395	$0	$5,209,890	$5,199,244
G1	OIL AND GAS	335		$0	$4,309,612	$4,199,243
J2	GAS DISTRIBUTION SYSTEM	2		$0	$518,610	$518,610
J3	ELECTRIC COMPANY (INCLUDING C	6	3.7900	$0	$5,599,450	$5,599,450
J4	TELEPHONE COMPANY (INCLUDI	3	0.1610	$0	$492,900	$492,900
J5	RAILROAD	5		$0	$4,866,590	$4,866,590
J6	PIPELAND COMPANY	7		$0	$145,980	$145,980
J7	CABLE TELEVISION COMPANY	2		$0	$404,180	$404,180
L1	COMMERCIAL PERSONAL PROPE	232		$0	$8,411,630	$8,411,630
L2	INDUSTRIAL AND MANUFACTURIN	53		$0	$19,634,100	$19,634,100
M1	TANGIBLE OTHER PERSONAL, MOB	168		$714,100	$8,489,070	$4,192,875
S	SPECIAL INVENTORY TAX	4		$0	$638,560	$638,560
X	TOTALLY EXEMPT PROPERTY	235	378.9383	$0	$42,216,403	$0
		Totals	69,691.2712	$12,559,230	$719,193,792	$265,531,648

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A		1	0.0800	$0	$185,210	$0
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	713	575.5007	$1,596,590	$99,771,970	$41,381,899
A2	REAL, RESIDENTIAL, MOBILE HOME	23	18.1460	$1,200	$1,150,000	$475,279
A3	REAL, RESIDENTIAL, AUX IMPROVEM	5	0.3600	$0	$125,350	$111,447
A4	OTHER (BARNS-STG ON	41	47.4798	$16,810	$977,850	$899,803
B1	REAL, RESIDENTIAL, DUPLEXES	33	2.7300	$784,520	$5,380,497	$4,718,503
B2	REAL, RESIDENTIAL, APARTMENTS	6	0.6300	$0	$2,913,916	$2,568,704
C1	REAL, VACANT PLATTED RESIDENTI	315	265.4151	$0	$2,976,557	$2,965,961
C3	REAL, VACANT PLATTED RURAL OR I	1	0.1720	$0	$2,030	$2,030
D1	REAL, ACREAGE, RANGELAND	1,661	60,382.2720	$0	$258,184,570	$8,262,031
D2	IMPROVEMENTS ON QUALIFIED AG	244		$1,015,260	$9,994,535	$9,988,649
E		2	70.2252	$0	$280,900	$241,826
E1	REAL, FARM/RANCH, HOUSE	898	1,632.2495	$7,122,830	$161,915,460	$73,780,960
E2	REAL, FARM/RANCH, MOBILE HOME	140	273.1622	$286,840	$9,978,940	$4,138,918
E3	REAL, FARM/RANCH, OTHER IMPROV	47	13.4130	$79,150	$2,968,850	$1,721,069
E4	OTHER (BARNS-STG ON	247	790.3406	$609,730	$9,426,335	$9,042,696
E5	RURAL LAND, NON QUALIFIED LAND	424	4,898.3906	$0	$23,809,030	$23,731,660
F1	REAL, Commercial	143	114.8757	$332,200	$28,214,817	$27,196,850
F2	REAL, Industrial	16	222.9395	$0	$5,209,890	$5,199,244
G1	OIL AND GAS	335		$0	$4,309,612	$4,199,243
J2	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$518,610	$518,610
J3	REAL & TANGIBLE PERSONAL, UTIL	6	3.7900	$0	$5,599,450	$5,599,450
J4	REAL & TANGIBLE PERSONAL, UTIL	3	0.1610	$0	$492,900	$492,900
J5	REAL & TANGIBLE PERSONAL, UTIL	5		$0	$4,866,590	$4,866,590
J6	REAL & TANGIBLE PERSONAL, UTIL	7		$0	$145,980	$145,980
J7	REAL & TANGIBLE PERSONAL, UTIL	2		$0	$404,180	$404,180
L1	TANGIBLE, PERSONAL PROPERTY, C	225		$0	$8,348,240	$8,348,240
L13	LEASED VEHICLES & EQ	15		$0	$63,390	$63,390
L2	TANGIBLE, PERSONAL PROPERTY, I	53		$0	$19,634,100	$19,634,100
M1	TANGIBLE OTHER PERSONAL, MOBI	168		$714,100	$8,489,070	$4,192,875
S	SPECIAL INVENTORY	4		$0	$638,560	$638,560
X	EXEMPT PROPERTY	235	378.9383	$0	$42,216,403	$0
		Totals	69,691.2712	$12,559,230	$719,193,792	$265,531,647

New Value

TOTAL NEW VALUE MARKET:	$12,559,230
TOTAL NEW VALUE TAXABLE:	$9,338,046

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	3	2024 Market Value	$243,130
EX366	HB366 Exempt	28	2024 Market Value	$73,488
	ABSOLUTE EXEMPTIONS VALUE LOSS			$316,618

Exemption	Description	Count	Exemption Amount
DP	Disability	3	$60,000
DV1	Disabled Veterans 10% - 29%	1	$5,000
DV2	Disabled Veterans 30% - 49%	1	$0
DV3	Disabled Veterans 50% - 69%	2	$20,000
DV4	Disabled Veterans 70% - 100%	6	$48,000
DV4S	Disabled Veterans Surviving Spouse 70% - 100	2	$5,000
DVHS	Disabled Veteran Homestead	2	$187,990
HS	Homestead	88	$9,855,689
OV65	Over 65	48	$1,145,420
OV65S	OV65 Surviving Spouse	1	$0
	PARTIAL EXEMPTIONS VALUE LOSS	154	$11,327,099
	NEW EXEMPTIONS VALUE LOSS		$11,643,717

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
DP	Disability	10	$390,198
HS	Homestead	713	$23,906,258
OV65	Over 65	181	$6,943,467
OV65S	OV65 Surviving Spouse	3	$134,050
	INCREASED EXEMPTIONS VALUE LOSS	907	$31,373,973

TOTAL EXEMPTIONS VALUE LOSS	$43,017,690

New Ag / Timber Exemptions

New Annexations

New Deannexations

Average Homestead Value

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,037	$190,134	$132,521	$57,613

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
418	$166,500	$128,250	$38,250

Median Homestead Value

Category A and E

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
1,037	$161,830	$140,000	$21,830

Category A Only

Count of HS Residences	Median Market	Median HS Exemption	Median Taxable
418	$139,665	$139,325	$340

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
2	$356,880	$176,059

Uncontested Value

Count of Uncontested Properties	Total Market Value	Total Uncontested Value

Morris County Appraisal District
501 Crockett, Suite 1/PO Box 563
Daingerfield TX 75638
Ph: (903) 645-5601 / Fax: (903) 645-2694 Summer Golden, Chief Appraiser

DEBT SERVICE INFORMATION FOR 2026 YEAR

TAXING UNITS NAME: Hughes Springs ISD

Current Year Debt Service

The following amounts are for long term debts secured by **property taxes**. These amounts will be paid from upcoming **property tax revenues**.

List or attach hereto.

Description of Debt	Principal	Interest	Other Amount	Total Payment
2020 Bond Refunding	$192,000	$12,672	$0	$204,672
	$	$	$	$
	$	$	$	$
	$	$	$	$

TOTAL REQUIRED FOR 2026 MINIMUM AMOUNT OF DEBT SERVICE....................................$204,672

(AS REQUIRED BY SB1453, THE MINIMUM DOLLAR AMOUNT OF PRINCIPAL AND INTEREST REQUIRED TO BE PAID TO SERVICE THE TAXING UNIT'S DEBT IN THE NEXT YEAR)

AMOUNT (IF ANY) PAID FROM FUNDS LISTED IN UNENCOMBERED FUNDS..........................$100,000

AMOUNT PAID FROM OTHER RESOURCES...$50,000

- EXCESS COLLECTIONS LAST YEAR..$0

TOTAL TO BE PAID FROM TAXES 2026.................................. $54,672

Jalyn Baily Business Manager 7/23/26

DESIGNATED NAME AND POSITION DATE

2025 Morris Co Appraisal District YEAR TO DATE TOTALS FOR HUGHES SPRINGS I&S

From 10/01/2025 To 06/30/2026

Run Date/Time: 07/01/2026 8:28:26 am

		ORIGINAL	SUPPLEMENTS	TOTAL CURRENT	% PAID	DELINQUENT	% PAID	JURISDICTION TOTAL
HSIS	Beginning Balance:	41,199.65	0.00	41,199.65		192.62		41,392.27
	Late Exemption:	0.00	0.00	0.00		0.00		0.00
	Other Adjustments:	0.00	0.00	0.00		0.00		0.00
	Supplements:	4,546.40	0.00	4,546.40		21,214.84		25,761.24
	Total Adjustments:	4,546.40	0.00	4,546.40		21,214.84		25,761.24
	Adjusted Balance:	45,746.05	0.00	45,746.05		21,407.46		67,153.51
	Total Tax Collected:	45,500.82	0.00	45,500.82	99.46%	21,312.19	1.00%	66,813.01
	PR YR Refunds/NSF::	0.00	0.00	0.00		0.00		0.00
	Uncollected Balance:	245.23	0.00	245.23		95.27		340.50
	Tax:	45,500.82	0.00	45,500.82	99.46%	21,312.19	1.00%	66,813.01
	Discount:	0.00	0.00	0.00		0.00		0.00
	Penalty:	65.07	0.00	65.07		30.81		95.88
	Overshort:	0.00	0.00	0.00		0.00		0.00
	Net Collected :	45,565.89	0.00	45,565.89		21,343.00		66,908.89
	Attorney:	2.52	0.00	2.52		19.23		21.75
	Court Cost:	0.00	0.00	0.00		0.00		0.00
	Abstract Fees:	0.00	0.00	0.00		0.00		0.00
	Personal Penalty:	0.00	0.00	0.00		0.00		0.00
	Total :	45,568.41	0.00	45,568.41		21,362.23		66,930.64

TAX YEAR	BEGIN BALANCE	ADJUSTMENTS	SUPPLEMENTS	ADJUSTED TOTAL	TAX COLLECTED	% PAID	PR YR REFUNDS/NSF	UNCOLLECTED
2024	$78.20	$0.00	$21,214.84	$21,293.04	$21,253.40	99.81%	$0.00	$39.64
2023	$114.42	$0.00	$0.00	$114.42	$58.79	51.38%	$0.00	$55.63

Morris 66 813.01
Cass 122 550.85

Pymt 204,523

(-15,159.14)

No Excess

CASS COUNTY - DISTRIBUTION REPORT
DEPOSIT DISTRIBUTION REPORT
From 10/01/2025 to 06/30/2026 INCLUDES AG ROLLBACK

Jurisdiction: 23 HUGHES SPRINGS ISD

Year	Fund	Tax Rate	Levy Paid	Discount	Penalty & Interest	TIF Amount	Disburse Total	Attorney	Other Fees	Refund Amount	Payment Amount
2025	M & O	0.674200	1,611,753.83	0.00	23,006.83	0.00	1,634,760.66	4,532.79	0.00	0.00	1,639,293.45
	I & S	0.048056	114,883.59	0.00	1,639.83	0.00	116,523.42	0.00	0.00	0.00	116,523.42
	TOTAL	0.722256	1,726,637.42	0.00	24,771.09	0.00	1,751,408.51	4,532.79	0.00	0.00	1,755,941.30
2024	M & O	0.738600	41,338.84	0.00	9,824.03	0.00	51,162.87	6,648.40	0.00	0.00	57,811.27
	I & S	0.057292	3,206.52	0.00	761.88	0.00	3,968.40	0.00	0.00	0.00	3,968.40
	TOTAL	0.795892	44,545.36	0.00	10,585.91	0.00	55,131.27	6,648.40	0.00	0.00	61,779.67
2023	M & O	0.788700	15,165.51	0.00	5,217.87	0.00	20,383.38	4,346.56	0.00	0.00	24,729.94
	I & S	0.079671	1,531.96	0.00	527.07	0.00	2,059.03	0.00	0.00	0.00	2,059.03
	TOTAL	0.868371	16,697.47	0.00	5,744.94	0.00	22,442.41	4,346.56	0.00	0.00	26,788.97
2022	M & O	0.993500	12,285.82	0.00	5,070.73	0.00	17,356.55	3,164.77	0.00	0.00	20,521.32
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	0.993500	12,285.82	0.00	5,070.73	0.00	17,356.55	3,164.77	0.00	0.00	20,521.32
2021	M & O	1.018700	7,876.18	0.00	3,878.92	0.00	11,755.10	2,069.88	0.00	0.00	13,824.98
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.018700	7,876.18	0.00	3,878.92	0.00	11,755.10	2,069.88	0.00	0.00	13,824.98
2020	M & O	1.021700	4,702.04	0.00	2,721.59	0.00	7,423.63	1,303.34	0.00	0.00	8,726.97
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.021700	4,702.04	0.00	2,721.59	0.00	7,423.63	1,303.34	0.00	0.00	8,726.97
2019	M & O	1.035300	3,446.46	0.00	2,896.22	0.00	6,342.68	1,268.53	0.00	0.00	7,611.21
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.035300	3,446.46	0.00	2,896.22	0.00	6,342.68	1,268.53	0.00	0.00	7,611.21
2018	M & O	1.119046	816.40	0.00	764.25	0.00	1,580.65	316.13	0.00	0.00	1,896.78
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	816.40	0.00	764.25	0.00	1,580.65	316.13	0.00	0.00	1,896.78
2017	M & O	1.119046	733.20	0.00	772.93	0.00	1,506.13	301.22	0.00	0.00	1,807.35
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	733.20	0.00	772.93	0.00	1,506.13	301.22	0.00	0.00	1,807.35
2016	M & O	1.119046	653.08	0.00	764.78	0.00	1,417.86	283.58	0.00	0.00	1,701.44
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	653.08	0.00	764.78	0.00	1,417.86	283.58	0.00	0.00	1,701.44
2015	M & O	1.119046	202.77	0.00	262.35	0.00	465.12	93.03	0.00	0.00	558.15
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	202.77	0.00	262.35	0.00	465.12	93.03	0.00	0.00	558.15
2014	M & O	1.119046	206.00	0.00	290.45	0.00	496.45	99.30	0.00	0.00	595.75
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	206.00	0.00	290.45	0.00	496.45	99.30	0.00	0.00	595.75
2013	M & O	1.119046	80.57	0.00	123.87	0.00	204.44	40.89	0.00	0.00	245.33
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	80.57	0.00	123.87	0.00	204.44	40.89	0.00	0.00	245.33

CASS COUNTY - DISTRIBUTION REPORT
DEPOSIT DISTRIBUTION REPORT
From 10/01/2025 to 06/30/2026 INCLUDES AG ROLLBACK

Jurisdiction: 23 HUGHES SPRINGS ISD

Year	Fund	Tax Rate	Levy Paid	Discount	Penalty & Interest	TIF Amount	Disburse Total	Attorney	Other Fees	Refund Amount	Payment Amount
2012	M & O	1.119046	55.38	0.00	92.05	0.00	147.43	29.48	0.00	0.00	176.91
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	55.38	0.00	92.05	0.00	147.43	29.48	0.00	0.00	176.91
2011	M & O	1.119046	17.48	0.00	31.46	0.00	48.94	9.79	0.00	0.00	58.73
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	17.48	0.00	31.46	0.00	48.94	9.79	0.00	0.00	58.73
2010	M & O	1.119046	486.08	0.00	947.86	0.00	1,433.94	286.79	0.00	0.00	1,720.73
	I & S	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL	1.119046	486.08	0.00	947.86	0.00	1,433.94	286.79	0.00	0.00	1,720.73
ALL	M & O		1,699,819.64	0.00	56,666.19	0.00	1,756,485.83	24,794.48	0.00	0.00	1,781,280.31
ALL	I & S		119,622.07	0.00	2,928.78	0.00	122,550.85	0.00	0.00	0.00	122,550.85
ALL	TOTAL		1,819,441.71	0.00	59,719.40	0.00	1,879,161.11	24,794.48	0.00	0.00	1,903,955.59
DLQ	M & O		88,065.81	0.00	33,659.36	0.00	121,725.17	20,261.69	0.00	0.00	141,986.86
DLQ	I & S		4,738.48	0.00	1,288.95	0.00	6,027.43	0.00	0.00	0.00	6,027.43
DLQ	TOTAL		92,804.29	0.00	34,948.31	0.00	127,752.60	20,261.69	0.00	0.00	148,014.29
CURR	M & O		1,611,753.83	0.00	23,006.83	0.00	1,634,760.66	4,532.79	0.00	0.00	1,639,293.45
CURR	I & S		114,883.59	0.00	1,639.83	0.00	116,523.42	0.00	0.00	0.00	116,523.42
CURR	TOTAL		1,726,637.42	0.00	24,771.09	0.00	1,751,408.51	4,532.79	0.00	0.00	1,755,941.30

T A X   C O L L E C T I O N   S Y S T E M   PAGE: 1

CASS COUNTY
EFFECTIVE TAX RATES PRIOR YEAR REFUNDS

Program Name : etr prior yr refunds v1.11
Report Date : 07/16/2026 11:05 AM

Request Sequence No. : 5199977

PARAMETERS :
TCS CLIENT ID : 169000000
TAX UNIT : ALL
BEGIN DATE : 06/30/2025
END DATE : 07/15/2026

TAX UNIT	REFUND AMT	MO PORTION	IS PORTION	OT PORTION
10	-3,067.48	-3,067.48	0.00	0.00
11	-181.62	0.00	-181.62	0.00
12	-432.79	-432.79	0.00	0.00
20	-5,517.04	-4,768.50	-748.54	0.00
21	-1,165.14	-1,165.14	0.00	0.00
22	-1,086.91	-958.25	-128.66	0.00
HS - 23	-1,743.85	-1,601.16	-142.69	0.00
25	-1,015.57	-1,015.57	0.00	0.00
Pewitt - 26	-753.18	-552.92	-200.26	0.00
27	-843.87	-800.64	-43.23	0.00
30	-671.41	-619.75	-51.66	0.00
36	-239.14	-215.25	-23.89	0.00
40	-36.90	-27.83	-9.07	0.00
41	-13.40	-17.38	3.98	0.00
42	-46.30	-38.95	-7.35	0.00
REPORT TOTALS	-16,814.60	-15,281.61	-1,532.99	0.00

1743.85
512.74

$2256.59

AGCY	TYPE	DESCRIPTION	CURRENT YEAR	PRIOR YR(M&O)	PRIOR YR(I&S)	PRIOR YR(TOT)	ATTORNEY FEES	REND PENALTY	TOTAL
COUN	1	ASSESSMENT CORRECTION	576.73-	224.33-		224.33-	0.12-		
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT	1,498.08-	453.14-		453.14-			
	OTH		169.77	2,541.61-		2,541.61-	13.56-		
	TOT		1,905.04-	3,219.08-		3,219.08-	13.68-		5,137.80-
INS	1	ASSESSMENT CORRECTION	26.36-	13.52-		13.52-	0.01-		
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			157.50-		157.50-	1.05-		
	TOT		26.36-	171.02-		171.02-	1.06-		198.44-
PISD	1	ASSESSMENT CORRECTION							
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			966.28-	239.98-	1,206.26-			
	TOT			966.28-	239.98-	1,206.26-			1,206.26-
LTRD	1	ASSESSMENT CORRECTION	72.98-	26.44-		26.44-	0.02-		
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			379.85-		379.85-	2.17-		
	TOT		72.98-	406.29-		406.29-	2.19-		481.46-
HSIS	1	ASSESSMENT CORRECTION							
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			467.70-	37.71-	505.41-	7.33-		
	TOT			467.70-	37.71-	505.41-	7.33-		512.74-
AISD	1	ASSESSMENT CORRECTION	39.69-	34.82-	5.03-	39.85-	0.33-		
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			1,720.90-	241.98-	1,962.88-	29.94-		
	TOT		39.69-	1,755.72-	247.01-	2,002.73-	30.27-		2,072.69-
CATL	1	ASSESSMENT CORRECTION	23.04-						
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH			527.10-	46.31-	573.41-			
	TOT		23.04-	527.10-	46.31-	573.41-			596.45-
LKIS	1	ASSESSMENT CORRECTION	30.59-	136.06-		136.06-			
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH								
	TOT		30.59-	136.06-		136.06-			166.65-
AVIS	1	ASSESSMENT CORRECTION	755.20-						
	2	COURT DECISION							
	3	OVERPAYMENT/ERRONEOUS PAYMENT							
	OTH								
	TOT		755.20-						755.20-

County Started ACT 8-1-25.

NET DATA Refunds

HS cl Snl -0-

Morris Co Appraisal District

Taxes Refunded For The Period: From 07/01/2025 To 07/15/2026

Owner: -

Paid by: ,

Parcel Id:

Owner has tax due

Refund Reason:

Jurisdiction	Year	Tax	Discount	Penalty	Addl_Penalty	Other Payment	Total Refund	Refund Date
-								
Parcel ID: Totals								*Processed by:*
Owner Totals								*Processed by:*
Grand Totals								

Print Date: 7/15/2026

Morris County Appraisal District
501 Crockett, Suite 1/PO Box 563
Daingerfield TX 75638
Ph: (903) 645-5601 / Fax: (903) 645-2694 Summer Golden, Chief Appraiser

July 15, 2026

I, Summer Golden, Collector for HUGHES S[RINGS ISD (MORRIS COUNTY PORTION) certifies the collection % of 101% for Collection Year 2025. Report attached hereto and made a part of.

S Golden

Summer Golden, RPA, RTA, CCA, CTA, CSTA

2025 Morris Co Appraisal District YEAR TO DATE TOTALS FOR HUGHES SPRINGS ISD

From 10/01/2025 To 07/15/2026

Run Date/Time: 07/15/2026 8:37:56 am

		ORIGINAL	SUPPLEMENTS	TOTAL CURRENT	% PAID	DELINQUENT	% PAID	JURISDICTION TOTAL
HS	Beginning Balance:	578,009.06	0.00	578,009.06		11,034.00		589,043.06
	Late Exemption:	0.00	0.00	0.00		0.00		0.00
	Other Adjustments:	0.00	0.00	0.00		-64.68		-64.68
	Supplements:	63,783.57	0.00	63,783.57		273,498.56		337,282.13
	Total Adjustments:	63,783.57	0.00	63,783.57		273,433.88		337,217.45
	Adjusted Balance:	641,792.63	0.00	641,792.63		284,467.88		926,260.51
	Total Tax Collected:	639,302.50	0.00	639,302.50	99.61%	276,061.22	0.97%	915,363.72
	PR YR Refunds/NSF::	0.00	0.00	0.00		0.00		0.00
	Uncollected Balance:	2,490.13	0.00	2,490.13		8,406.66		10,896.79
	Tax:	639,302.50	0.00	639,302.50	99.61%	276,061.22	0.97%	915,363.72
	Discount:	0.00	0.00	0.00		0.00		0.00
	Penalty:	1,036.27	0.00	1,036.27		1,232.40		2,268.67
	Overshort:	3.27	0.00	3.27		0.00		3.27
	Net Collected :	640,342.04	0.00	640,342.04		277,293.62		917,635.66
	Attorney:	35.39	0.00	35.39		688.46		723.85
	Court Cost:	0.00	0.00	0.00		0.00		0.00
	Abstract Fees:	0.00	0.00	0.00		0.00		0.00
	Personal Penalty:	0.00	0.00	0.00		0.00		0.00
	Total :	640,377.43	0.00	640,377.43		277,982.08		918,359.51

100.58

100%

Morris Portion

TAX YEAR	BEGIN BALANCE	ADJUSTMENTS	SUPPLEMENTS	ADJUSTED TOTAL	TAX COLLECTED	% PAID	PR YR REFUNDS/NSF	UNCOLLECTED
2024	$1,008.26	$0.00	$273,498.56	$274,506.82	$273,995.79	99.81%	$0.00	$511.03
2023	$1,132.68	$0.00	$0.00	$1,132.68	$582.01	51.38%	$0.00	$550.67
2022	$1,394.05	$0.00	$0.00	$1,394.05	$744.31	53.39%	$0.00	$649.74
2021	$1,205.93	$0.00	$0.00	$1,205.93	$30.66	2.54%	$0.00	$1,175.27
2020	$1,753.12	$0.00	$0.00	$1,753.12	$708.45	40.41%	$0.00	$1,044.67
2019	$1,199.82	$0.00	$0.00	$1,199.82	$0.00	0.00%	$0.00	$1,199.82
2018	$285.36	$0.00	$0.00	$285.36	$0.00	0.00%	$0.00	$285.36
2017	$315.57	$0.00	$0.00	$315.57	$0.00	0.00%	$0.00	$315.57
2016	$317.70	$0.00	$0.00	$317.70	$0.00	0.00%	$0.00	$317.70
2015	$317.70	-$32.34	$0.00	$285.36	$0.00	0.00%	$0.00	$285.36
2014	$581.90	-$32.34	$0.00	$549.56	$0.00	0.00%	$0.00	$549.56
2013	$1,130.24	$0.00	$0.00	$1,130.24	$0.00	0.00%	$0.00	$1,130.24
2012	$391.67	$0.00	$0.00	$391.67	$0.00	0.00%	$0.00	$391.67
2011	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2010	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2009	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2008	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2007	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2006	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2005	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2004	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2003	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2002	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2001	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
2000	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
1999	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
1998	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
1997	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
1996	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00
PREVIOUS YEARS	$0.00	$0.00	$0.00	$0.00	$0.00	0.00%	$0.00	$0.00

Request Seq: 5198431

CASS COUNTY

3 Year Collection Rate Report-Detail (Truth in Taxation)

Tax Units: ALL * Includes Attorney Fees: Yes

tnt_3yr_collect_rates.rdf v1.4
07/15/2026 15:21:05

Tax Unit	Year	Current Year Levy Paid(October 1- June 30)	Delinquent Levy Paid(July 1- June 30)	Penalty & Interest Paid(July 1- June 30)	Attorney Fees* Paid(July 1- June 30)	Sum of Collections	Original Levy**	Collections Rate (Collections/Levy*100)
10 -- CASS COUNTY								
	2025	6,604,043.52	4,289,163.29	255,295.57	127,696.97	11,276,199.35	10,944,331.12	103.03
	2024	7,633,290.71	2,438,330.07	184,346.24	99,773.06	10,355,740.08	0.00	N/A
	2023	5,355,829.05	3,680,420.95	191,814.85	105,432.89	9,333,497.74	0.00	N/A
11 -- INTEREST AND SINKING								
	2025	297,857.87	199,807.93	15,223.02	7,690.30	520,579.12	512,621.40	101.55
	2024	391,545.22	127,828.71	11,681.87	6,379.40	537,435.20	0.00	N/A
	2023	296,811.60	209,737.58	13,990.97	8,374.16	528,914.31	0.00	N/A
12 -- ROAD DISTRICT								
	2025	917,676.56	634,790.46	36,784.88	18,506.83	1,607,758.73	1,551,075.12	103.65
	2024	1,121,693.61	347,176.66	26,873.15	14,750.88	1,510,494.30	0.00	N/A
	2023	792,952.54	586,977.74	28,637.29	15,885.32	1,424,452.89	0.00	N/A
20 -- ATLANTA ISD								
	2025	3,193,403.22	2,021,309.38	139,305.90	76,208.20	5,430,226.70	5,367,189.20	101.17
	2024	3,865,004.35	1,495,252.90	114,995.71	59,596.76	5,534,849.72	0.00	N/A
	2023	3,770,664.14	1,834,218.45	139,120.31	85,540.35	5,829,543.25	0.00	N/A
21 -- AVINGER ISD								
	2025	650,905.77	413,174.80	28,050.46	12,767.25	1,104,898.28	1,017,411.18	108.60
	2024	746,768.61	461,439.40	27,619.04	12,446.74	1,248,273.79	0.00	N/A
	2023	502,722.59	397,927.39	18,434.76	9,502.96	928,587.70	0.00	N/A
22 -- BLOOMBURG ISD								
	2025	292,096.41	192,379.83	12,231.05	6,200.66	502,907.95	516,246.62	97.42
	2024	419,458.11	139,708.95	18,266.77	11,731.07	589,164.90	0.00	N/A
	2023	340,933.41	163,197.28	14,816.94	9,259.20	528,206.83	0.00	N/A
23 -- HUGHES SPRINGS ISD								
	2025	1,114,508.01	750,676.81	70,815.04	33,466.24	1,969,466.10	1,901,911.77	103.55
	2024	1,286,368.27	607,668.13	64,821.37	40,071.93	1,998,929.70	0.00	100.00 N/A
	2023	1,145,723.57	755,182.29	68,164.17	49,202.68	2,018,272.71	0.00	98.00 N/A

** Please correct Original Levy where zero is encountered.
Original Levy is found on the Tax Unit Maintenance Screen