

# TRAVIS CENTRAL APPRAISAL DISTRICT

## BOARD OFFICERS

James Valadez  
Chairperson  
Bruce Grube  
Vice Chairperson  
Theresa Bastian  
Secretary/Treasurer



Marya Crigler  
Chief Appraiser

## BOARD MEMBERS

Tom Buckle  
Bruce Elfant  
Deborah Cartwright  
Nicole Conley  
Anthony Nguyen  
Felipe Ulloa  
Blanca Zamora-Garcia

July 20, 2021

TRAVIS CO ESD NO 4  
PETER TORGRIMSON, PRESIDENT  
14312 HUNTERS BEND RD  
AUSTIN, TX 78725

In accordance with Tax Code Section 26.01(a) enclosed is the 2021 Certified Value for your taxing unit. The Certified Value shall be used to calculate the no-new-revenue tax rate and the voter-approval tax rate, per Tax Code Section 26.04(c). The value remaining under protest is reported, pursuant to Tax Code Section 26.01(c), as the owner's opinion of value or the preceding year's value, whichever is lower. Accordingly, it is a conservative estimate.

As of the writing of this letter the Comptroller's office has not published the 2021 tax rate calculation worksheet forms taxing units are required to use pursuant to Tax Code Section 26.04(d-1) for the calculation of the no-new-revenue and voter-approval tax rates. The information page included with your Certified Value is based on the last available worksheet (Tax Year 2020) and has information to assist you in completing the Truth in Taxation calculations and postings. Once published, if the new tax rate calculation worksheets require additional information to be reported by the appraisal district, we will provide a supplemental report with the additional information as soon as possible. The calculated tax rates and hearing date information should be posted to the taxing unit portal maintained by the appraisal district, as established in Tax Code Section 26.17(e). For taxing units required to comply with Tax Code Section 26.04(e), the 26.17(e) postings should be completed by August 7, 2021.

Please feel free to contact me if you have any questions or need additional information.

Sincerely,

A handwritten signature in black ink, appearing to read "Marya Crigler", is written over a circular stamp that is partially obscured by the signature.

Marya Crigler  
Chief Appraiser  
mcrigler@tcadcentral.org  
(512) 834-9317 ext. 337

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## CERTIFIED ESTIMATE OF 2021 APPRAISED VALUES

July 20, 2021

TRAVIS CO ESD NO 4

Jurisdiction No. 57

Entity ID: 1085

I, Marya Crigler, Chief Appraiser of the Travis Central Appraisal District, hereby certify that the estimated 2021 appraised value for this jurisdiction is:

APPROVED APPRAISAL ROLL		PROPERTY UNDER PROTEST	
Number of Accounts	Market Values	Number of Accounts	Market Values
7,139	3,173,848,295	564	265,199,673
536	147,854,431	24	4,362,149
<u>7,675</u>	<u>3,321,702,726</u>	<u>588</u>	<u>269,561,822</u>
	<u>REAL PROPERTY</u>		
	<u>PERSONAL PROPERTY</u>		
	<u>TOTAL</u>		

EXEMPTIONS			
Number of Accounts	Exemption Amount	Number of Accounts	Exemption Amount
	116,270,128		2,678,620
	223,540,898		20,621,979
			AG
			HOMESTEAD CAP
			ABATEMENT
			CHODO / CLT/ LIH
			DISABLED PERSON
98	773,500		DISABLED VETERAN
44	10,924,751	2	22,000
			DV/FR 100% HS
			ECONOMIC DEV
			ENERGY
			EXEMPT
164	225,495,239		EXEMPT 366
14	3,311		FREEPORT
			GOODS IN TRANSIT
			HISTORIC
			HOMESTEAD
			HOMESTEAD OV65
2	666,811		POLLUTION CONTROL
87	925,683	7	43,215
			SOLAR
			VEHICLE
	2,742,982,875		246,196,008
			NET AFTER EXEMPTIONS
			199,945,211
			SECTION 26.01 (c) VALUE UNDER PROTEST :

### NET TAXABLE VALUE

MARYA CRIGLER  
CHIEF APPRAISER

**2,942,928,086**



# 2021 CERTIFIED ESTIMATE INFORMATION

July 20, 2021

TRAVIS CO ESD NO 4

Juris: 57

Entity ID: 1085

## Tax Rate Worksheet Information (numbering based on form 50-856)

1. 2020 total taxable value	2,406,489,060
2. 2020 tax ceiling	
4. 2020 total adopted tax rate	0.0997
5. 2020 taxable value lost because of court appeals of ARB decisions reduced 2020 appraised	
A. Original 2020 ARB Values	938,646
B. 2020 values resulting from final court decisions	938,646
6. 2020 taxable value subject to an appeal under Chapter 42, as of July 25.	
A. 2020 ARB Certified Value	104,658,871
B. 2020 disputed value	12,559,065
9. 2020 taxable value of property in territory the taxing unit deannexation after Jan 1, 2020	
10. 2020 taxable value lost because a property first qualified for exemption in 2021	
A. Absolute exemptions	1,080
B. Partial exemptions and amount exempt due to an increased exemption	1,176,674
11. 2020 taxable value lost because property first qualified for agricultural appraisal in 2021	
A. 2020 market value	
B. 2021 productivity value	
18. Total 2021 taxable value on certified appraisal roll today	
A. Certified taxable	2,742,982,875
C. Pollution control and energy storage system exemption	
D. Tax increment financing	
19. Total value of properties under protest or not on certified appraisal roll	
A. 2021 taxable value of properties under protest	199,945,211
B. 2021 value of properties not under protest or included on on certified appraisal	
20. 2021 tax ceiling	
22. Total 2021 taxable value of properties in territory annexed after Jan 1, 2020	
23. Total 2021 taxable value of new improvements and new personal property located in new improvements	79,052,683

## Notice of Public Hearing - Budget/Tax Rate Information

2020 Average appraised value of properties with a homestead exemption	406,493
2020 Total appraised value of all property	2,761,120,562
2020 Total appraised value of all new property	72,235,487
2020 Average taxable value of properties with a homestead exemption	398,385
2020 Total taxable value of all property	2,511,147,931
2020 Total taxable value of all new property	55,925,558
2021 Average appraised value of properties with a homestead exemption	497,730
2021 Total appraised value of all property	3,472,315,800
2021 Total appraised value of all new property	79,861,868
2021 Average taxable value of properties with a homestead exemption	437,406
2021 Total taxable value of all property	2,942,928,086
2021 Total taxable value of all new property	79,052,683
2021 Tax base reduction due to frozen taxes	
2021 Over-65 collectible levy	

**For Entity :** TRAVIS CO ESD NO 4

**Year:** 2021

**State Code:** <ALL>

<b>Owner ID</b>	<b>Taxpayer Name</b>	<b>Market Value</b>	<b>Taxable Value</b>
1853944	COLORADO RIVER PROJECT LLC	\$83,485,513	\$83,485,513
1777959	MHC LAND HOLDINGS LLC	\$26,793,219	\$26,793,219
1724548	CH REALTY VII/R AUSTIN PARMER MCNEIL PLAZA LP	\$18,030,011	\$18,030,011
1642718	HIDDEN VALLEY MHC LLC	\$16,388,100	\$16,388,100
533444	WASTE MANAGEMENT OF TEXAS INC	\$15,556,401	\$15,556,401
1651717	ASPHALT INC LLC	\$11,985,170	\$11,402,379
1788567	SH 7100-7111 LLC	\$9,896,486	\$9,896,486
1446814	ENTERPRISE FM TRUST	\$8,800,411	\$8,800,411
105842	WALLACE DALTON	\$7,600,000	\$7,600,000
1819587	CORBEL COMMUNICATIONS INDUSTRIES	\$7,590,680	\$7,590,680

# 2021 CERTIFIED TOTALS

Property Count: 7,675

57 - TRAVIS CO ESD NO 4  
ARB Approved Totals

7/20/2021

8:10:56AM

Land		Value			
Homesite:		630,098,923			
Non Homesite:		216,977,707			
Ag Market:		116,802,489			
Timber Market:		0		<b>Total Land</b>	(+) 963,879,119
Improvement		Value			
Homesite:		1,885,643,208			
Non Homesite:		324,325,968		<b>Total Improvements</b>	(+) 2,209,969,176
Non Real		Count	Value		
Personal Property:		536	147,854,431		
Mineral Property:		0	0		
Autos:		0	0	<b>Total Non Real</b>	(+) 147,854,431
				<b>Market Value</b>	= 3,321,702,726
Ag	Non Exempt	Exempt			
Total Productivity Market:	116,802,489	0			
Ag Use:	532,361	0		<b>Productivity Loss</b>	(-) 116,270,128
Timber Use:	0	0		<b>Appraised Value</b>	= 3,205,432,598
Productivity Loss:	116,270,128	0		<b>Homestead Cap</b>	(-) 223,540,898
				<b>Assessed Value</b>	= 2,981,891,700
				<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 238,908,825
				<b>Net Taxable</b>	= 2,742,982,875

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 2,734,753.93 = 2,742,982,875 \* (0.099700 / 100)

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

**2021 CERTIFIED TOTALS**

Property Count: 7,675

57 - TRAVIS CO ESD NO 4  
ARB Approved Totals

7/20/2021

8:13:04AM

**Exemption Breakdown**

<b>Exemption</b>	<b>Count</b>	<b>Local</b>	<b>State</b>	<b>Total</b>
DSTR	2	119,530	0	119,530
DV1	23	0	171,000	171,000
DV2	11	0	88,500	88,500
DV3	12	0	118,000	118,000
DV4	44	0	336,000	336,000
DV4S	8	0	60,000	60,000
DVHS	39	0	9,225,713	9,225,713
DVHSS	4	0	1,262,968	1,262,968
EX-XI	2	0	2,178,000	2,178,000
EX-XU	2	0	2,298,010	2,298,010
EX-XV	160	0	221,019,229	221,019,229
EX366	14	0	3,311	3,311
FR	1	436,070	0	436,070
PC	2	666,811	0	666,811
SO	87	925,683	0	925,683
<b>Totals</b>		<b>2,148,094</b>	<b>236,760,731</b>	<b>238,908,825</b>

# 2021 CERTIFIED TOTALS

Property Count: 588

57 - TRAVIS CO ESD NO 4  
Under ARB Review Totals

7/20/2021

8:10:56AM

Land		Value		
Homesite:		47,532,754		
Non Homesite:		29,757,140		
Ag Market:		2,701,154		
Timber Market:		0	<b>Total Land</b>	(+) 79,991,048
Improvement		Value		
Homesite:		148,772,290		
Non Homesite:		36,436,335	<b>Total Improvements</b>	(+) 185,208,625
Non Real		Count	Value	
Personal Property:	24	4,362,149		
Mineral Property:	0	0		
Autos:	0	0	<b>Total Non Real</b>	(+) 4,362,149
			<b>Market Value</b>	= 269,561,822
Ag		Non Exempt	Exempt	
Total Productivity Market:	2,701,154	0		
Ag Use:	22,534	0	<b>Productivity Loss</b>	(-) 2,678,620
Timber Use:	0	0	<b>Appraised Value</b>	= 266,883,202
Productivity Loss:	2,678,620	0	<b>Homestead Cap</b>	(-) 20,621,979
			<b>Assessed Value</b>	= 246,261,223
			<b>Total Exemptions Amount</b>	(-) 65,215
			<b>(Breakdown on Next Page)</b>	
			<b>Net Taxable</b>	= 246,196,008

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)

245,457.42 = 246,196,008 \* (0.099700 / 100)

Tax Increment Finance Value: 0

Tax Increment Finance Levy: 0.00

**2021 CERTIFIED TOTALS**

Property Count: 588

57 - TRAVIS CO ESD NO 4  
Under ARB Review Totals

7/20/2021

8:13:04AM

**Exemption Breakdown**

Exemption	Count	Local	State	Total
DV1	1	0	12,000	12,000
DV3	1	0	10,000	10,000
SO	7	43,215	0	43,215
	<b>Totals</b>	<b>43,215</b>	<b>22,000</b>	<b>65,215</b>



# 2021 CERTIFIED TOTALS

Property Count: 8,263

57 - TRAVIS CO ESD NO 4  
Grand Totals

7/20/2021

8:10:56AM

Land		Value			
Homesite:		677,631,677			
Non Homesite:		246,734,847			
Ag Market:		119,503,643			
Timber Market:		0		<b>Total Land</b>	(+) 1,043,870,167
Improvement		Value			
Homesite:		2,034,415,498			
Non Homesite:		360,762,303		<b>Total Improvements</b>	(+) 2,395,177,801
Non Real		Count	Value		
Personal Property:		560	152,216,580		
Mineral Property:		0	0		
Autos:		0	0	<b>Total Non Real</b>	(+) 152,216,580
				<b>Market Value</b>	= 3,591,264,548
Ag	Non Exempt	Exempt			
Total Productivity Market:	119,503,643	0			
Ag Use:	554,895	0		<b>Productivity Loss</b>	(-) 118,948,748
Timber Use:	0	0		<b>Appraised Value</b>	= 3,472,315,800
Productivity Loss:	118,948,748	0		<b>Homestead Cap</b>	(-) 244,162,877
				<b>Assessed Value</b>	= 3,228,152,923
				<b>Total Exemptions Amount (Breakdown on Next Page)</b>	(-) 238,974,040
				<b>Net Taxable</b>	= 2,989,178,883

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 2,980,211.35 = 2,989,178,883 \* (0.099700 / 100)

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

**2021 CERTIFIED TOTALS**

Property Count: 8,263

57 - TRAVIS CO ESD NO 4  
Grand Totals

7/20/2021

8:13:04AM

**Exemption Breakdown**

<b>Exemption</b>	<b>Count</b>	<b>Local</b>	<b>State</b>	<b>Total</b>
DSTR	2	119,530	0	119,530
DV1	24	0	183,000	183,000
DV2	11	0	88,500	88,500
DV3	13	0	128,000	128,000
DV4	44	0	336,000	336,000
DV4S	8	0	60,000	60,000
DVHS	39	0	9,225,713	9,225,713
DVHSS	4	0	1,262,968	1,262,968
EX-XI	2	0	2,178,000	2,178,000
EX-XU	2	0	2,298,010	2,298,010
EX-XV	160	0	221,019,229	221,019,229
EX366	14	0	3,311	3,311
FR	1	436,070	0	436,070
PC	2	666,811	0	666,811
SO	94	968,898	0	968,898
<b>Totals</b>		<b>2,191,309</b>	<b>236,782,731</b>	<b>238,974,040</b>

**2021 CERTIFIED TOTALS**

Property Count: 7,675

57 - TRAVIS CO ESD NO 4  
ARB Approved Totals

7/20/2021 8:13:04AM

**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	5,826	2,952.5818	\$66,247,947	\$2,460,554,798	\$2,229,416,002
B	MULTIFAMILY RESIDENCE	7	9.4194	\$0	\$8,080,089	\$8,002,781
C1	VACANT LOTS AND LAND TRACTS	359	603.4044	\$0	\$24,538,082	\$24,534,149
D1	QUALIFIED OPEN-SPACE LAND	169	5,313.1121	\$0	\$116,802,489	\$536,047
D2	IMPROVEMENTS ON QUALIFIED OP	8	67.1330	\$0	\$1,810,317	\$1,839,320
E	RURAL LAND, NON QUALIFIED OPE	167	2,153.7130	\$0	\$59,557,449	\$55,154,582
F1	COMMERCIAL REAL PROPERTY	152	1,435.9989	\$61,764	\$192,684,171	\$192,441,330
F2	INDUSTRIAL AND MANUFACTURIN	3	1,749.8976	\$0	\$75,222,259	\$75,222,259
J1	WATER SYSTEMS	3		\$0	\$3,451,170	\$3,451,170
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$1,781,203	\$1,781,203
J4	TELEPHONE COMPANY (INCLUDI	19		\$0	\$6,817,418	\$6,817,418
J5	RAILROAD	3		\$0	\$2,786,590	\$2,786,590
J6	PIPELINE COMPANY	1		\$0	\$69,599	\$69,599
J7	CABLE TELEVISION COMPANY	4		\$0	\$6,989,272	\$6,989,272
L1	COMMERCIAL PERSONAL PROPE	437		\$0	\$108,701,497	\$108,034,686
L2	INDUSTRIAL AND MANUFACTURIN	30		\$0	\$16,532,314	\$16,096,244
M1	TANGIBLE OTHER PERSONAL, MOB	386		\$1,867,397	\$7,208,915	\$7,193,679
O	RESIDENTIAL INVENTORY	17	2.2107	\$1,256,142	\$2,527,693	\$2,527,693
S	SPECIAL INVENTORY TAX	12		\$0	\$88,851	\$88,851
X	TOTALLY EXEMPT PROPERTY	174	3,875.8100	\$0	\$225,498,550	\$0
	<b>Totals</b>		18,163.2809	\$69,433,250	\$3,321,702,726	\$2,742,982,875

**2021 CERTIFIED TOTALS**

Property Count: 588

57 - TRAVIS CO ESD NO 4  
Under ARB Review Totals

7/20/2021 8:13:04AM

**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	436	239.5479	\$9,537,716	\$204,499,449	\$183,812,255
C1	VACANT LOTS AND LAND TRACTS	24	18.2257	\$0	\$2,854,055	\$2,854,055
D1	QUALIFIED OPEN-SPACE LAND	7	187.2450	\$0	\$2,701,154	\$22,534
D2	IMPROVEMENTS ON QUALIFIED OP	3		\$0	\$76,703	\$76,703
E	RURAL LAND, NON QUALIFIED OPE	31	147.6914	\$0	\$7,205,305	\$7,205,305
F1	COMMERCIAL REAL PROPERTY	47	237.4383	\$0	\$44,404,394	\$44,404,394
J3	ELECTRIC COMPANY (INCLUDING C	1	2.4090	\$0	\$468,927	\$468,927
J4	TELEPHONE COMPANY (INCLUDI	8	0.1972	\$0	\$1,612,025	\$1,612,025
L1	COMMERCIAL PERSONAL PROPE	15		\$0	\$2,495,593	\$2,495,593
M1	TANGIBLE OTHER PERSONAL, MOB	2		\$0	\$13,609	\$13,609
O	RESIDENTIAL INVENTORY	18	2.4107	\$890,902	\$2,909,041	\$2,909,041
S	SPECIAL INVENTORY TAX	2		\$0	\$321,567	\$321,567
	<b>Totals</b>		835.1652	\$10,428,618	\$269,561,822	\$246,196,008

**2021 CERTIFIED TOTALS**

Property Count: 8,263

57 - TRAVIS CO ESD NO 4  
Grand Totals

7/20/2021 8:13:04AM

**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	6,262	3,192.1297	\$75,785,663	\$2,665,054,247	\$2,413,228,257
B	MULTIFAMILY RESIDENCE	7	9.4194	\$0	\$8,080,089	\$8,002,781
C1	VACANT LOTS AND LAND TRACTS	383	621.6301	\$0	\$27,392,137	\$27,388,204
D1	QUALIFIED OPEN-SPACE LAND	176	5,500.3571	\$0	\$119,503,643	\$558,581
D2	IMPROVEMENTS ON QUALIFIED OP	11	67.1330	\$0	\$1,887,020	\$1,916,023
E	RURAL LAND, NON QUALIFIED OPE	198	2,301.4044	\$0	\$66,762,754	\$62,359,887
F1	COMMERCIAL REAL PROPERTY	199	1,673.4372	\$61,764	\$237,088,565	\$236,845,724
F2	INDUSTRIAL AND MANUFACTURIN	3	1,749.8976	\$0	\$75,222,259	\$75,222,259
J1	WATER SYSTEMS	3		\$0	\$3,451,170	\$3,451,170
J3	ELECTRIC COMPANY (INCLUDING C	4	2.4090	\$0	\$2,250,130	\$2,250,130
J4	TELEPHONE COMPANY (INCLUDI	27	0.1972	\$0	\$8,429,443	\$8,429,443
J5	RAILROAD	3		\$0	\$2,786,590	\$2,786,590
J6	PIPELINE COMPANY	1		\$0	\$69,599	\$69,599
J7	CABLE TELEVISION COMPANY	4		\$0	\$6,989,272	\$6,989,272
L1	COMMERCIAL PERSONAL PROPE	452		\$0	\$111,197,090	\$110,530,279
L2	INDUSTRIAL AND MANUFACTURIN	30		\$0	\$16,532,314	\$16,096,244
M1	TANGIBLE OTHER PERSONAL, MOB	388		\$1,867,397	\$7,222,524	\$7,207,288
O	RESIDENTIAL INVENTORY	35	4.6214	\$2,147,044	\$5,436,734	\$5,436,734
S	SPECIAL INVENTORY TAX	14		\$0	\$410,418	\$410,418
X	TOTALLY EXEMPT PROPERTY	174	3,875.8100	\$0	\$225,498,550	\$0
	<b>Totals</b>		18,998.4461	\$79,861,868	\$3,591,264,548	\$2,989,178,883

**2021 CERTIFIED TOTALS**

Property Count: 7,675

57 - TRAVIS CO ESD NO 4  
ARB Approved Totals

7/20/2021 8:13:04AM

**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	SINGLE FAMILY RESIDENCE	4,688	2,569.6740	\$66,136,913	\$2,241,401,095	\$2,023,920,236
A2	SINGLE FAMILY RESIDENCE MH	289	190.3152	\$0	\$20,911,177	\$17,676,999
A3	SINGLE FAMILY RESIDENCE DETAIL	201	63.5317	\$106,665	\$7,521,075	\$6,944,544
A4	CONDOS	830	129.0609	\$4,369	\$190,709,362	\$180,863,204
A5	CONDOS DETAILS	2		\$0	\$12,089	\$11,019
B1	MULTIFAMILY	2	4.5880	\$0	\$6,569,143	\$6,569,143
B2	DUPLEX	5	4.8314	\$0	\$1,510,946	\$1,433,638
C1	VACANT LOT	359	603.4044	\$0	\$24,538,082	\$24,534,149
D1	ACREAGE (AG) 1-D-1	169	5,313.1121	\$0	\$116,802,489	\$536,047
D2	ACREAGE (NON-AG)	8	67.1330	\$0	\$1,810,317	\$1,839,320
E1	FARM AND RANCH IMPR	161	2,116.4670	\$0	\$58,457,189	\$54,070,857
E2	FARM AND RANCH IMPR MH	9	12.4620	\$0	\$700,049	\$676,678
E3	FARM AND RANCH IMPR MISC	8	24.7840	\$0	\$400,211	\$407,047
F1	COMMERCIAL IMPROVED	130	1,368.2051	\$61,764	\$175,389,003	\$175,146,617
F2	INDUSTRIAL MAJOR MANUFACTURIN	3	1,749.8976	\$0	\$75,222,259	\$75,222,259
F3	COMMERCIAL DETAILS	18	45.9687	\$0	\$12,420,540	\$12,420,085
F5	COMMERCIAL RES CONVERSION	9	21.8251	\$0	\$4,874,628	\$4,874,628
J1	UTILITY (WATER)	3		\$0	\$3,451,170	\$3,451,170
J3	UTILITY (ELECTRIC)	3		\$0	\$1,781,203	\$1,781,203
J4	UTILITY (TELEPHONE)	19		\$0	\$6,817,418	\$6,817,418
J5	UTILITY (RAILROADS)	3		\$0	\$2,786,590	\$2,786,590
J6	UTILITY (PIPELINES)	1		\$0	\$69,599	\$69,599
J7	UTILITY (CABLE)	4		\$0	\$6,989,272	\$6,989,272
L1	COMMERCIAL PP	437		\$0	\$108,701,497	\$108,034,686
L2	INDUSTRIAL MAJOR MANUFACTURIN	30		\$0	\$16,532,314	\$16,096,244
M1	TANGIBLE PERSONAL PROP MH	386		\$1,867,397	\$7,208,915	\$7,193,679
O1	RESIDENTIAL INVENTORY	17	2.2107	\$1,256,142	\$2,527,693	\$2,527,693
S		12		\$0	\$88,851	\$88,851
X	TOTALLY EXEMPT PROPERTY	174	3,875.8100	\$0	\$225,498,550	\$0
<b>Totals</b>			<b>18,163.2809</b>	<b>\$69,433,250</b>	<b>\$3,321,702,726</b>	<b>\$2,742,982,875</b>

**2021 CERTIFIED TOTALS**

Property Count: 588

57 - TRAVIS CO ESD NO 4  
Under ARB Review Totals

7/20/2021 8:13:04AM

**CAD State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	SINGLE FAMILY RESIDENCE	374	229.0930	\$9,537,716	\$190,305,731	\$170,240,096
A2	SINGLE FAMILY RESIDENCE MH	3	1.0283	\$0	\$247,339	\$247,339
A3	SINGLE FAMILY RESIDENCE DETAIL	13	0.6467	\$0	\$336,618	\$302,139
A4	CONDOS	57	8.7799	\$0	\$13,609,761	\$13,022,681
C1	VACANT LOT	24	18.2257	\$0	\$2,854,055	\$2,854,055
D1	ACREAGE (AG) 1-D-1	7	187.2450	\$0	\$2,701,154	\$22,534
D2	ACREAGE (NON-AG)	3		\$0	\$76,703	\$76,703
E1	FARM AND RANCH IMPR	30	146.6914	\$0	\$7,153,092	\$7,153,092
E2	FARM AND RANCH IMPR MH	1	1.0000	\$0	\$52,213	\$52,213
F1	COMMERCIAL IMPROVED	44	211.3496	\$0	\$42,946,662	\$42,954,017
F3	COMMERCIAL DETAILS	4	23.3807	\$0	\$1,040,492	\$1,033,137
F5	COMMERCIAL RES CONVERSION	1	2.7080	\$0	\$417,240	\$417,240
J3	UTILITY (ELECTRIC)	1	2.4090	\$0	\$468,927	\$468,927
J4	UTILITY (TELEPHONE)	8	0.1972	\$0	\$1,612,025	\$1,612,025
L1	COMMERCIAL PP	15		\$0	\$2,495,593	\$2,495,593
M1	TANGIBLE PERSONAL PROP MH	2		\$0	\$13,609	\$13,609
O1	RESIDENTIAL INVENTORY	18	2.4107	\$890,902	\$2,909,041	\$2,909,041
S		2		\$0	\$321,567	\$321,567
<b>Totals</b>			835.1652	\$10,428,618	\$269,561,822	\$246,196,008

# 2021 CERTIFIED TOTALS

Property Count: 8,263

57 - TRAVIS CO ESD NO 4  
Grand Totals

7/20/2021 8:13:04AM

## CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	SINGLE FAMILY RESIDENCE	5,062	2,798.7670	\$75,674,629	\$2,431,706,826	\$2,194,160,332
A2	SINGLE FAMILY RESIDENCE MH	292	191.3435	\$0	\$21,158,516	\$17,924,338
A3	SINGLE FAMILY RESIDENCE DETAIL	214	64.1784	\$106,665	\$7,857,693	\$7,246,683
A4	CONDOS	887	137.8408	\$4,369	\$204,319,123	\$193,885,885
A5	CONDOS DETAILS	2		\$0	\$12,089	\$11,019
B1	MULTIFAMILY	2	4.5880	\$0	\$6,569,143	\$6,569,143
B2	DUPLEX	5	4.8314	\$0	\$1,510,946	\$1,433,638
C1	VACANT LOT	383	621.6301	\$0	\$27,392,137	\$27,388,204
D1	ACREAGE (AG) 1-D-1	176	5,500.3571	\$0	\$119,503,643	\$558,581
D2	ACREAGE (NON-AG)	11	67.1330	\$0	\$1,887,020	\$1,916,023
E1	FARM AND RANCH IMPR	191	2,263.1584	\$0	\$65,610,281	\$61,223,949
E2	FARM AND RANCH IMPR MH	10	13.4620	\$0	\$752,262	\$728,891
E3	FARM AND RANCH IMPR MISC	8	24.7840	\$0	\$400,211	\$407,047
F1	COMMERCIAL IMPROVED	174	1,579.5547	\$61,764	\$218,335,665	\$218,100,634
F2	INDUSTRIAL MAJOR MANUFACTURIN	3	1,749.8976	\$0	\$75,222,259	\$75,222,259
F3	COMMERCIAL DETAILS	22	69.3494	\$0	\$13,461,032	\$13,453,222
F5	COMMERCIAL RES CONVERSION	10	24.5331	\$0	\$5,291,868	\$5,291,868
J1	UTILITY (WATER)	3		\$0	\$3,451,170	\$3,451,170
J3	UTILITY (ELECTRIC)	4	2.4090	\$0	\$2,250,130	\$2,250,130
J4	UTILITY (TELEPHONE)	27	0.1972	\$0	\$8,429,443	\$8,429,443
J5	UTILITY (RAILROADS)	3		\$0	\$2,786,590	\$2,786,590
J6	UTILITY (PIPELINES)	1		\$0	\$69,599	\$69,599
J7	UTILITY (CABLE)	4		\$0	\$6,989,272	\$6,989,272
L1	COMMERCIAL PP	452		\$0	\$111,197,090	\$110,530,279
L2	INDUSTRIAL MAJOR MANUFACTURIN	30		\$0	\$16,532,314	\$16,096,244
M1	TANGIBLE PERSONAL PROP MH	388		\$1,867,397	\$7,222,524	\$7,207,288
O1	RESIDENTIAL INVENTORY	35	4.6214	\$2,147,044	\$5,436,734	\$5,436,734
S		14		\$0	\$410,418	\$410,418
X	TOTALLY EXEMPT PROPERTY	174	3,875.8100	\$0	\$225,498,550	\$0
<b>Totals</b>		<b>18,998.4461</b>	<b>18,998.4461</b>	<b>\$79,861,868</b>	<b>\$3,591,264,548</b>	<b>\$2,989,178,883</b>



**2021 CERTIFIED TOTALS**

Property Count: 8,263

57 - TRAVIS CO ESD NO 4  
Effective Rate Assumption

7/20/2021

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**New Value**

TOTAL NEW VALUE MARKET: **\$79,861,868**  
TOTAL NEW VALUE TAXABLE: **\$79,052,683**

**New Exemptions**

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, re	4	2020 Market Value	\$0
EX366	HB366 Exempt	3	2020 Market Value	\$1,080
<b>ABSOLUTE EXEMPTIONS VALUE LOSS</b>				<b>\$1,080</b>

Exemption	Description	Count	Exemption Amount
DV2	Disabled Veterans 30% - 49%	1	\$12,000
DV3	Disabled Veterans 50% - 69%	2	\$20,000
DV4	Disabled Veterans 70% - 100%	3	\$36,000
DV4S	Disabled Veterans Surviving Spouse 70% - 100%	1	\$0
DVHS	Disabled Veteran Homestead	2	\$613,699
DVHSS	Disabled Veteran Homestead Surviving Spouse	2	\$494,975
<b>PARTIAL EXEMPTIONS VALUE LOSS</b>		<b>11</b>	<b>\$1,176,674</b>
<b>NEW EXEMPTIONS VALUE LOSS</b>			<b>\$1,177,754</b>

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
<b>INCREASED EXEMPTIONS VALUE LOSS</b>			
<b>TOTAL EXEMPTIONS VALUE LOSS</b>			<b>\$1,177,754</b>

**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
4,042	\$497,730	\$60,324	\$437,406
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
4,020	\$496,267	\$59,590	\$436,677

**2021 CERTIFIED TOTALS**

57 - TRAVIS CO ESD NO 4

**Lower Value Used**

Count of Protested Properties	Total Market Value	Total Value Used
588	\$269,561,822.00	\$199,945,211