

CERTIFICATION OF APPRAISAL ROLL

TEXAS TAX CODE SECTION 26.01

CERTIFICATION OF APPRAISAL ROLL FOR: NC ESD # 2

I, Margie L. Herrin, Chief Appraiser for Newton County solemnly swear that I have made, or caused to be made, a diligent inquiry to ascertain all property in the district subject to appraisal, and that I have included in the records all property that I am aware of at an appraised value determined as required by law, with the exception of any properties which will be certified at a later date on a supplemental roll. Further, I certify the inclusion of 22.28 penalties as final and a penalty file will be supplied softcopy format.

I, Margie L. Herrin, do hereby certify that the sum of appraised values of all properties on which a protest have been filed but not determined by the Appraisal Review Board, is five percent or less of the total appraised value of all other taxable properties at Records Approval.

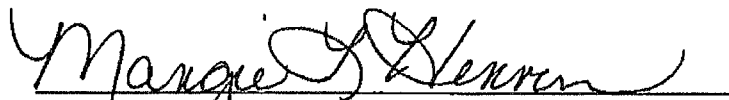
The Following values are true and correct to the best of my knowledge.

2021 TOTAL APPRAISED VALUE	\$ 334,733,513
TOTAL NET TAXABLE VALUE	\$ 177,020,701
NUMBER OF ACCOUNTS	3,723

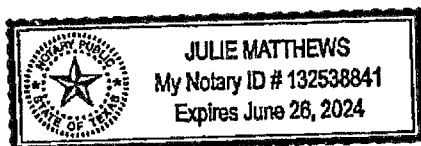
CD's are included with information listings for 26.01a, 26.01c and 26.01d to each Assessor.

Please note that certified values are subject to change resulting from Appraisal Review Board action, late protest, correction of clerical errors, and the granting of late exemptions.

Approval of the appraisal records by the Newton Central Appraisal District Board of Review occurred on the 20th day of July, 2021.


Margie L. Herrin, Chief Appraiser, RPA, RTA, CTA, CSTA

Sworn and subscribed before me this 20th day of July, 2021.




Julie Matthews RTA, Notary Public State of Texas

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2
ARB Approved Totals

7/20/2021

1:56:11PM

Land		Value			
Homesite:		9,763,934			
Non Homesite:		19,765,278			
Ag Market:		15,919,749			
Timber Market:		138,949,206	Total Land	(+)	184,398,167
Improvement:		Value			
Homesite:		74,432,627			
Non Homesite:		12,527,828	Total Improvements	(+)	86,960,455
Non Real		Count	Value		
Personal Property:	170		31,923,189		
Mineral Property:	667		31,451,702		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	63,374,891
					334,733,513
Ag	Non Exempt	Exempt			
Total Productivity Market:	154,868,955	0			
Ag Use:	1,082,537	0	Productivity Loss	(-)	134,613,866
Timber Use:	19,192,552	0	Appraised Value	=	200,119,647
Productivity Loss:	134,613,866	0	Homestead Cap	(-)	4,028,840
			Assessed Value	=	196,090,807
			Total Exemptions Amount (Breakdown on Next Page)	(-)	19,070,106
			Net Taxable	=	177,020,701

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 106,212.42 = 177,020,701 * (0.060000 / 100)

Certified Estimate of Market Value: 334,733,513
 Certified Estimate of Taxable Value: 177,020,701

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

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2
ARB Approved Totals

7/20/2021

1:56:19PM

Exemption Breakdown

Exemption	Count	Local	State	Total
CH	1	6,955	0	6,955
DV1	4	0	29,000	29,000
DV2	2	0	8,220	8,220
DV3	8	0	76,000	76,000
DV4	20	0	182,460	182,460
DVHS	16	0	1,314,748	1,314,748
EX	2	0	16,210	16,210
EX-XI	2	0	747,259	747,259
EX-XN	2	0	61,602	61,602
EX-XO	4	0	57,925	57,925
EX-XR	1	0	184,500	184,500
EX-XV	90	0	8,672,051	8,672,051
EX366	241	0	21,494	21,494
OV65	289	7,265,542	0	7,265,542
OV65S	1	30,000	0	30,000
PC	4	366,140	0	366,140
SO	2	30,000	0	30,000
Totals		7,698,637	11,371,469	19,070,106

2021 CERTIFIED TOTALS

F42 - NC ESD #2

Property Count: 3,723

Grand Totals

7/20/2021

1:56:11PM

Land		Value			
Homesite:		9,763,934			
Non Homesite:		19,765,278			
Ag Market:		15,919,749			
Timber Market:		138,949,206	Total Land	(+)	184,398,167
Improvement		Value			
Homesite:		74,432,627			
Non Homesite:		12,527,828	Total Improvements	(+)	86,960,455
Non-Real		Count	Value		
Personal Property:	170		31,923,189		
Mineral Property:	667		31,451,702		
Autos:	0		0		
			Total Non Real	(+)	63,374,891
			Market Value	=	334,733,513
Ag		Non-Exempt	Exempt		
Total Productivity Market:	154,868,955		0		
Ag Use:	1,062,537		0	Productivity Loss	(-)
Timber Use:	19,192,552		0	Appraised Value	=
Productivity Loss:	134,613,866		0		
				Homestead Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	
				Net Taxable	=

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 106,212.42 = 177,020,701 * (0.060000 / 100)

Certified Estimate of Market Value: 334,733,513
 Certified Estimate of Taxable Value: 177,020,701

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

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2

Grand Totals

7/20/2021

1:56:19PM

Exemption Breakdown

Exemption	Count	Local	State	Total
CH	1	6,955	0	6,955
DV1	4	0	29,000	29,000
DV2	2	0	8,220	8,220
DV3	8	0	76,000	76,000
DV4	20	0	182,460	182,460
DVHS	16	0	1,314,748	1,314,748
EX	2	0	16,210	16,210
EX-XI	2	0	747,259	747,259
EX-XN	2	0	61,602	61,602
EX-XO	4	0	57,925	57,925
EX-XR	1	0	184,500	184,500
EX-XV	90	0	8,672,051	8,672,051
EX366	241	0	21,494	21,494
OV65	289	7,265,542	0	7,265,542
OV65S	1	30,000	0	30,000
PC	4	366,140	0	366,140
SO	2	30,000	0	30,000
Totals		7,698,637	11,371,469	19,070,106

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2
ARB Approved Totals

7/20/2021 1:56:19PM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	822	1,407.3533	\$2,504,175	\$40,168,101	\$33,943,678
C1	VACANT LOTS AND LAND TRACTS	479	1,128.8330	\$0	\$3,454,672	\$3,434,272
D1	QUALIFIED OPEN-SPACE LAND	818	77,447.7717	\$0	\$154,807,755	\$20,229,754
D2	IMPROVEMENTS ON QUALIFIED OP	19		\$0	\$215,103	\$215,103
E	RURAL LAND, NON QUALIFIED OPE	722	4,634.9423	\$1,308,831	\$48,941,853	\$43,598,223
F1	COMMERCIAL REAL PROPERTY	26	24.1120	\$47,520	\$1,344,519	\$1,344,519
F2	INDUSTRIAL AND MANUFACTURIN	13	10.0000	\$0	\$3,493,570	\$3,493,570
G1	OIL AND GAS	411		\$0	\$31,400,960	\$31,400,960
G3	OTHER SUB-SURFACE INTERESTS	22		\$0	\$15,470	\$15,470
J3	ELECTRIC COMPANY (INCLUDING C	10		\$0	\$15,492,970	\$15,492,970
J4	TELEPHONE COMPANY (INCLUDI	6		\$0	\$2,708,430	\$2,708,430
J5	RAILROAD	2		\$0	\$980,810	\$980,810
J6	PIPELAND COMPANY	40		\$0	\$3,326,830	\$3,326,830
J7	CABLE TELEVISION COMPANY	4		\$0	\$120,740	\$120,740
J8	OTHER TYPE OF UTILITY	6		\$0	\$80,090	\$80,090
L1	COMMERCIAL PERSONAL PROPE	35		\$0	\$547,220	\$547,220
L2	INDUSTRIAL AND MANUFACTURIN	51		\$0	\$8,359,640	\$7,993,500
M1	TANGIBLE OTHER PERSONAL, MOB	247		\$1,234,070	\$9,506,784	\$8,094,562
X	TOTALLY EXEMPT PROPERTY	343	2,196.6487	\$234,501	\$9,767,996	\$0
Totals			86,849.6610	\$5,329,097	\$334,733,513	\$177,020,701

2021 CERTIFIED TOTALS

F42 - NC ESD #2
Grand Totals

7/20/2021 1:56:19PM

Property Count: 3,723

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	822	1,407.3533	\$2,504,175	\$40,168,101	\$33,943,678
C1	VACANT LOTS AND LAND TRACTS	479	1,128.8330	\$0	\$3,454,872	\$3,434,272
D1	QUALIFIED OPEN-SPACE LAND	818	77,447.7717	\$0	\$154,807,755	\$20,229,754
D2	IMPROVEMENTS ON QUALIFIED OP	19		\$0	\$215,103	\$215,103
E	RURAL LAND, NON QUALIFIED OPE	722	4,634.9423	\$1,308,831	\$48,941,853	\$43,598,223
F1	COMMERCIAL REAL PROPERTY	26	24.1120	\$47,520	\$1,344,519	\$1,344,519
F2	INDUSTRIAL AND MANUFACTURIN	13	10.0000	\$0	\$3,493,570	\$3,493,570
G1	OIL AND GAS	411		\$0	\$31,400,960	\$31,400,960
G3	OTHER SUB-SURFACE INTERESTS	22		\$0	\$15,470	\$15,470
J3	ELECTRIC COMPANY (INCLUDING C	10		\$0	\$15,492,970	\$15,492,970
J4	TELEPHONE COMPANY (INCLUDI	6		\$0	\$2,708,430	\$2,708,430
J5	RAILROAD	2		\$0	\$980,810	\$980,810
J6	PIPELAND COMPANY	40		\$0	\$3,326,830	\$3,326,830
J7	CABLE TELEVISION COMPANY	4		\$0	\$120,740	\$120,740
J8	OTHER TYPE OF UTILITY	6		\$0	\$80,090	\$80,090
L1	COMMERCIAL PERSONAL PROPE	35		\$0	\$547,220	\$547,220
L2	INDUSTRIAL AND MANUFACTURIN	51		\$0	\$8,359,640	\$7,993,500
M1	TANGIBLE OTHER PERSONAL, MOB	247		\$1,234,070	\$9,506,784	\$8,094,562
X	TOTALLY EXEMPT PROPERTY	343	2,196.6487	\$234,501	\$9,767,996	\$0
Totals			86,849.6610	\$5,329,097	\$334,733,513	\$177,020,701

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2
ARB Approved Totals

7/20/2021 1:56:19PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	543	992.6908	\$1,827,908	\$33,914,641	\$28,817,721
A2	REAL, RESIDENTIAL, MOBILE HOME	236	368.4208	\$642,962	\$5,638,896	\$4,543,448
A3	REAL, RESIDENTIAL, AUX IMPROVEM	18	6.0380	\$7,364	\$264,553	\$233,078
A4	OUT BLDGS ETC	59	40.2037	\$25,941	\$350,011	\$349,431
C1	REAL, VACANT PLATTED RESIDENTI	474	1,119.5500	\$0	\$3,418,280	\$3,397,880
C2	REAL, VACANT PLATTED COMMERCIAL	2	2.6880	\$0	\$11,064	\$11,064
C3	REAL, VACANT PLATTED RURAL OR I	3	6.5950	\$0	\$25,328	\$25,328
D1	REAL, ACREAGE, RANGELAND	818	77,447.7717	\$0	\$154,807,755	\$20,229,754
D2	IMPROVEMENTS ON QUALIFIED AG L	19		\$0	\$215,103	\$215,103
D3	REAL, ACREAGE, FARMLAND	1	20.9680	\$0	\$49,275	\$49,275
D4	REAL, ACREAGE, TIMBERLAND	20	169.8591	\$0	\$407,010	\$345,810
D7	D7	1	30.5740	\$0	\$67,263	\$67,263
E1	REAL, FARM/RANCH, HOUSE	326	1,127.1404	\$1,198,630	\$33,699,497	\$29,440,889
E2	REAL, FARM/RANCH, MOBILE HOME	142	446.5292	\$22,387	\$3,863,399	\$3,120,878
E3	REAL, FARM/RANCH, OTHER IMPROV	21	8.6200	\$0	\$427,868	\$377,816
E4	RURAL LAND NON QUALIFIED AG LA	280	2,830.2516	\$0	\$8,514,861	\$8,497,037
E5	HOUSE ONLY	34		\$87,814	\$1,909,680	\$1,696,255
E8	CEMETERIES	1	1.0000	\$0	\$3,000	\$3,000
F1	REAL, Commercial	25	24.1120	\$47,520	\$1,336,194	\$1,336,194
F2	REAL, Industrial	13	10.0000	\$0	\$3,493,570	\$3,493,570
F3	REAL, Imp Only Commercial	1		\$0	\$8,325	\$8,325
G1	OIL AND GAS	411		\$0	\$31,400,960	\$31,400,960
G3	MINERALS, NON-PRODUCING	22		\$0	\$15,470	\$15,470
J3	REAL & TANGIBLE PERSONAL, UTIL	10		\$0	\$15,492,970	\$15,492,970
J4	REAL & TANGIBLE PERSONAL, UTIL	6		\$0	\$2,708,430	\$2,708,430
J5	REAL & TANGIBLE PERSONAL, UTIL	2		\$0	\$980,810	\$980,810
J6	REAL & TANGIBLE PERSONAL, UTIL	37		\$0	\$3,315,820	\$3,315,820
J6A	Conversion	3		\$0	\$11,010	\$11,010
J7	REAL & TANGIBLE PERSONAL, UTIL	4		\$0	\$120,740	\$120,740
J8	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$25,150	\$25,150
J8A	Conversion	1		\$0	\$54,940	\$54,940
L1	TANGIBLE, PERSONAL PROPERTY, C	35		\$0	\$547,220	\$547,220
L2	TANGIBLE, PERSONAL PROPERTY, I	1		\$0	\$0	\$0
L2C	Conversion	3		\$0	\$404,010	\$404,010
L2G	Conversion	12		\$0	\$3,654,200	\$3,654,200
L2H	Conversion	1		\$0	\$4,220	\$4,220
L2J	Conversion	3		\$0	\$25,020	\$25,020
L2M	Conversion	5		\$0	\$812,860	\$812,860
L2P	Conversion	10		\$0	\$1,482,940	\$1,482,940
L2Q	Conversion	11		\$0	\$1,599,750	\$1,599,750
L2T	Conversion	5		\$0	\$376,640	\$10,500
M1	TANGIBLE OTHER PERSONAL, MOBI	247		\$1,234,070	\$9,506,784	\$8,094,562
X	TOTALLY EXEMPT	343	2,196.6487	\$234,501	\$9,767,996	\$0
Totals			86,849.6610	\$5,329,097	\$334,733,513	\$177,020,701

2021 CERTIFIED TOTALS

Property Count: 3,723

F42 - NC ESD #2
Grand Totals

7/20/2021 1:56:19PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	543	992.6908	\$1,827,908	\$33,914,641	\$28,817,721
A2	REAL, RESIDENTIAL, MOBILE HOME	236	368.4208	\$642,962	\$5,638,896	\$4,543,448
A3	REAL, RESIDENTIAL, AUX IMPROVEM	18	6.0380	\$7,364	\$264,553	\$233,078
A4	OUT BLDGS ETC	59	40.2037	\$25,941	\$350,011	\$349,431
C1	REAL, VACANT PLATTED RESIDENTI	474	1,119.5500	\$0	\$3,418,280	\$3,397,880
C2	REAL, VACANT PLATTED COMMERCIAL	2	2.6880	\$0	\$11,064	\$11,064
C3	REAL, VACANT PLATTED RURAL OR I	3	6.5950	\$0	\$25,328	\$25,328
D1	REAL, ACREAGE, RANGELAND	818	77,447.7717	\$0	\$154,807,755	\$20,229,754
D2	IMPROVEMENTS ON QUALIFIED AG L	19		\$0	\$215,103	\$215,103
D3	REAL, ACREAGE, FARMLAND	1	20.9680	\$0	\$49,275	\$49,275
D4	REAL, ACREAGE, TIMBERLAND	20	169.8591	\$0	\$407,010	\$345,810
D7	D7	1	30.5740	\$0	\$67,263	\$67,263
E1	REAL, FARM/RANCH, HOUSE	326	1,127.1404	\$1,198,630	\$33,699,497	\$29,440,889
E2	REAL, FARM/RANCH, MOBILE HOME	142	446.5292	\$22,387	\$3,863,399	\$3,120,878
E3	REAL, FARM/RANCH, OTHER IMPROV	21	8.6200	\$0	\$427,868	\$377,816
E4	RURAL LAND NON QUALIFIED AG LA	280	2,830.2516	\$0	\$8,514,861	\$8,497,037
E5	HOUSE ONLY	34		\$87,814	\$1,909,680	\$1,696,255
E8	CEMETERIES	1	1.0000	\$0	\$3,000	\$3,000
F1	REAL, Commercial	25	24.1120	\$47,520	\$1,336,194	\$1,336,194
F2	REAL, Industrial	13	10.0000	\$0	\$3,493,570	\$3,493,570
F3	REAL, Imp Only Commercial	1		\$0	\$8,325	\$8,325
G1	OIL AND GAS	411		\$0	\$31,400,960	\$31,400,960
G3	MINERALS, NON-PRODUCING	22		\$0	\$15,470	\$15,470
J3	REAL & TANGIBLE PERSONAL, UTIL	10		\$0	\$15,492,970	\$15,492,970
J4	REAL & TANGIBLE PERSONAL, UTIL	6		\$0	\$2,708,430	\$2,708,430
J5	REAL & TANGIBLE PERSONAL, UTIL	2		\$0	\$980,810	\$980,810
J6	REAL & TANGIBLE PERSONAL, UTIL	37		\$0	\$3,315,820	\$3,315,820
J6A	Conversion	3		\$0	\$11,010	\$11,010
J7	REAL & TANGIBLE PERSONAL, UTIL	4		\$0	\$120,740	\$120,740
J8	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$25,150	\$25,150
J8A	Conversion	1		\$0	\$54,940	\$54,940
L1	TANGIBLE, PERSONAL PROPERTY, C	35		\$0	\$547,220	\$547,220
L2	TANGIBLE, PERSONAL PROPERTY, I	1		\$0	\$0	\$0
L2C	Conversion	3		\$0	\$404,010	\$404,010
L2G	Conversion	12		\$0	\$3,654,200	\$3,654,200
L2H	Conversion	1		\$0	\$4,220	\$4,220
L2J	Conversion	3		\$0	\$25,020	\$25,020
L2M	Conversion	5		\$0	\$812,860	\$812,860
L2P	Conversion	10		\$0	\$1,482,940	\$1,482,940
L2Q	Conversion	11		\$0	\$1,599,750	\$1,599,750
L2T	Conversion	5		\$0	\$376,640	\$10,500
M1	TANGIBLE OTHER PERSONAL, MOBI	247		\$1,234,070	\$9,506,784	\$8,094,562
X	TOTALLY EXEMPT	343	2,196.6487	\$234,501	\$9,767,996	\$0
Totals			86,849.6610	\$5,329,097	\$334,733,513	\$177,020,701

Property Count: 3,723

F42 - NC ESD #2
Effective Rate Assumption

7/20/2021

1:56:19PM

New Value

TOTAL NEW VALUE MARKET:	\$5,329,097
TOTAL NEW VALUE TAXABLE:	\$4,807,168

New Exemptions

Exemption	Description	Count		
EX-XN	11,252 Motor vehicles leased for personal use	1	2020 Market Value	\$156,919
EX-XV	Other Exemptions (including public property, r	2	2020 Market Value	\$341,986
EX366	HB366 Exempt	35	2020 Market Value	\$25,240
ABSOLUTE EXEMPTIONS VALUE LOSS				\$524,145

Exemption	Description	Count	Exemption Amount
DV3	Disabled Veterans 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	3	\$26,430
DVHS	Disabled Veteran Homestead	5	\$422,134
OV65	Over 65	13	\$300,000
PARTIAL EXEMPTIONS VALUE LOSS			\$758,564
NEW EXEMPTIONS VALUE LOSS			\$1,282,709

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
-----------	-------------	-------	----------------------------

INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$1,282,709
-----------------------------	-------------

New Ag / Timber Exemptions

New Annexations

New Deannexations

Count	Market Value	Taxable Value
6	\$676,468	\$676,468

Average Homestead Value

Category A and E

Shouldn't have been
taxed - CAP CORRECTED
ERROR

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
588	\$94,617	\$5,895	\$88,722
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
337	\$79,288	\$5,341	\$73,947

2021 CERTIFIED TOTALS

F42 - NC ESD #2
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
-------------------------------	--------------------	------------------