

# 2018 Effective Tax Rate Worksheet

## Fannin Co - County General Fund

See pages 13 to 16 for an explanation of the effective tax rate.

1.	<b>2017 total taxable value.</b> Enter the amount of 2017 taxable value on the 2017 tax roll today. Include any adjustments since last year's certification; exclude Section 25.25(d) one-third over-appraisal corrections from these adjustments. This total includes the taxable value of homesteads with tax ceilings (will deduct in line 2) and the captured value for tax increment financing (will deduct taxes in line 14). <sup>1</sup>	\$1,836,901,626
2.	<b>2017 tax ceilings.</b> Counties, Cities and Junior College Districts. Enter 2017 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other units enter "0" if your taxing units adopted the tax ceiling provision in 2017 or prior year for homeowners age 65 or older or disabled, use this step. <sup>2</sup>	\$339,409,936
3.	<b>Preliminary 2017 adjusted taxable value.</b> Subtract line 2 from line 1.	\$1,497,491,690
4.	<b>2017 total adopted tax rate.</b>	\$0.589000/\$100
5.	<b>2017 taxable value lost because court appeals of ARB decisions reduced 2017 appraised value.</b> A. Original 2017 ARB values: \$0 B. 2017 values resulting from final court decisions: - \$0 C. 2017 value loss. Subtract B from A. <sup>3</sup>	\$0
6.	<b>2017 taxable value, adjusted for court-ordered reductions.</b> Add line 3 and line 5C.	\$1,497,491,690
7.	<b>2017 taxable value of property in territory the unit deannexed after January 1, 2017.</b> Enter the 2017 value of property in deannexed territory. <sup>4</sup>	\$0
8.	<b>2017 taxable value lost because property first qualified for an exemption in 2017.</b> Note that lowering the amount or percentage of an existing exemption does not create a new exemption or reduce taxable value. If the taxing unit 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" exemptions. A. Absolute exemptions. Use 2017 market value: \$3,147,560 B. Partial exemptions. 2018 exemption amount or 2018 percentage exemption times 2017 value: + \$4,623,457 C. Value loss. Add A and B. <sup>5</sup>	\$7,771,017

1 Tex. Tax Code § 26.012(14)

2 Tex. Tax Code § 26.012(14)

3 Tex. Tax Code § 26.012(13)

4 Tex. Tax Code § 26.012(15)

5 Tex. Tax Code § 26.012(15)

## 2018 Effective Tax Rate Worksheet (continued)

### Fannin Co - County General Fund

9.	<b>2017 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 2018.</b> Use only those properties that first qualified in 2018; do not use properties that qualified in 2017.	
	A. 2017 market value:	\$0
	B. 2018 productivity or special appraised value:	- \$0
	C. Value loss. Subtract B from A <sup>6</sup>	\$0
10.	<b>Total adjustments for lost value.</b> Add lines 7, 8C and 9C	\$7,771,917
11.	<b>2017 adjusted taxable value.</b> Subtract line 10 from line 6	\$1,489,720,673
12.	<b>Adjusted 2017 taxes.</b> Multiply line 4 by line 11 and divide by \$100.	\$8,774,454
13.	<b>Taxes refunded for years preceding tax year 2017.</b> Enter the amount of taxes refunded by the taxing unit for tax years preceding tax year 2017. Types of refunds include court decisions, Tax Code § 25.25(b) and (c) corrections and Tax Code § 31.11 payment errors. Do not include refunds for tax year 2017. This line applies only to tax years preceding tax year 2017. <sup>7</sup>	\$10,508
14.	<b>Taxes in tax increment financing (TIF) for tax year 2017.</b> Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2018 captured appraised value in Line 16D, enter "0". <sup>8</sup>	\$0
15.	<b>Adjusted 2017 taxes with refunds and TIF adjustment.</b> Add lines 12 and 13, subtract line 14. <sup>9</sup>	\$8,784,962
16.	<b>Total 2018 taxable value on the 2018 certified appraisal roll today.</b> This value includes only certified values and includes the total taxable value of homesteads with tax ceilings (will deduct in line 18). These homesteads includes homeowners age 65 or older or disabled. <sup>10</sup>	
	A. <b>Certified values</b> only:	\$2,098,972,780
	B. <b>Counties:</b> Include railroad rolling stock values certified by the Comptroller's office	+ \$6,065,543

6 Tex. Tax Code § 26.012(15)

7 Tex. Tax Code § 26.012(13)

8 Tex. Tax Code § 26.03(c)

9 Tex. Tax Code § 26.012(13)

10 Tex. Tax Code § 26.012(15)

## 2018 Effective Tax Rate Worksheet (continued)

### Fannin Co - County General Fund

16. (cont.)	<p><b>C. Pollution control exemption:</b> Deduct the value of property exempted for the current tax year for the first time as pollution control property:</p> <p style="text-align: right;">- \$0</p> <p><b>D. Tax increment financing:</b> Deduct the 2018 captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the 2018 taxes will be deposited into the tax increment fund. Do not include any new property value that will be included in line 21 below.<sup>11</sup></p> <p style="text-align: right;">- \$0</p> <p><b>E. Total 2018 value.</b> Add A and B, then subtract C and D.</p> <p style="text-align: right;">\$2,015,038,323</p>	
17.	<p><b>Total value of properties under protest or not included on certified appraisal roll.</b><sup>12</sup></p> <p><b>A. 2018 taxable value of properties under protest.</b> 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.<sup>13</sup></p> <p style="text-align: right;">\$0</p> <p><b>B. 2018 value of properties not under protest or included on certified appraisal roll.</b> The chief appraiser gives taxing units a list of those taxable properties that the chief appraiser knows about but are not included at appraisal roll certification. These properties also are not on the list of properties that are still under protest. On this list 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.<sup>14</sup></p> <p style="text-align: right;">+ \$0</p>	

11 Tex. Tax Code § 26.03(c)

12 Tex. Tax Code § 26.01(c)

13 Tex. Tax Code § 26.04 and 26.041

14 Tex. Tax Code § 26.04 and 26.041

## 2018 Effective Tax Rate Worksheet (continued)

### Fannin Co - County General Fund

17. (cont.)	C. Total value under protest or not certified. Add A and B.	\$0						
18.	<b>2018 tax ceilings.</b> Counties, cities and junior colleges enter 2018 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other taxing units enter "0". If your taxing unit adopted the tax ceiling provision in 2017 or prior year for homeowners age 65 or older or disabled, use this step. <sup>15</sup>	\$359,881,606						
19.	<b>2018 total taxable value.</b> Add lines 16E and 17C. Subtract line 18.	\$1,655,156,717						
20.	<b>Total 2018 taxable value of properties in territory annexed after January 1, 2008.</b> Include both real and personal property. Enter the 2018 value of property in territory annexed. <sup>16</sup>	\$0						
21.	<b>Total 2018 taxable value of new improvements and new personal property located in new improvements.</b> New means the item was not on the appraisal roll in 2017. An improvement is a building, structure, fixture or fence erected 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 taxing unit after January 1, 2017 and be located in a new improvement. New improvements do include property on which a tax abatement agreement has expired for 2018. <sup>17</sup>	\$55,274,149						
22.	<b>Total adjustments to the 2018 taxable value.</b> Add lines 20 and 21.	\$55,274,149						
23.	<b>2018 adjusted taxable value.</b> Subtract line 22 from line 19.	\$1,599,882,568						
24.	<b>2018 effective tax rate.</b> Divide line 15 by line 23 and multiply by \$100. <sup>18</sup>	\$0.5491/\$100						
25.	<b>COUNTIES ONLY.</b> Add together the effective tax rates for each type of tax the county levies. The total is the 2018 county effective tax rate. <sup>19</sup>							
	<table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Fund Name</th> <th style="text-align: right;">Tax Rate</th> <th></th> </tr> </thead> <tbody> <tr> <td>County General Fund</td> <td style="text-align: right;">0.5491</td> <td style="text-align: right;">\$0.5491/\$100</td> </tr> </tbody> </table>	Fund Name	Tax Rate		County General Fund	0.5491	\$0.5491/\$100	
Fund Name	Tax Rate							
County General Fund	0.5491	\$0.5491/\$100						

15 Tex. Tax Code § 26.012(f)

16 Tex. Tax Code § 26.012(f)

17 Tex. Tax Code § 26.012(f)

18 Tex. Tax Code § 26.04(c)

19 Tex. Tax Code § 26.04(d)

A county, city or hospital district that adopted the additional sales tax in November 2017 or in May 2018 must adjust its effective tax rate. *The Additional Sales Tax Rate Worksheet* on page 39 sets out this adjustment. Do not forget to complete the *Additional Sales Tax Rate Worksheet* if the taxing unit adopted the additional sales tax on these dates.

# 2018 Rollback Tax Rate Worksheet

## Fannin Co - County General Fund

See pages 17 to 21 for an explanation of the rollback tax rate

26.	2017 maintenance and operations (M&O) tax rate.		0.000511
27.	2017 adjusted taxable value. Enter the amount from line 11.		\$1,489,720,673
28.	2017 M&O taxes.		
	A. Multiply line 26 by line 27 and divide by \$100.	\$8,416,921	
	B. <b>Cities, counties and hospital districts with additional sales tax:</b> Amount of additional sales tax collected and spent on M&O expenses in 2017. Enter amount from full year's sales tax revenue spent for M&O in 2017 fiscal year, if any. Other units, enter "0." Counties exclude any amount that was spent for economic development grants from the amount of sales tax spent.		+ \$0
	C. <b>Counties:</b> Enter the amount for the state criminal justice mandate. If second or later year, the amount is for increased cost above last year's amount. Other units, enter "0."		+ \$0
	D. <b>Transferring function:</b> If discontinuing all of a department, function or activity and transferring it to another unit by written contract, enter the amount spent by the unit discontinuing the function in the 12 months preceding the month of this calculation. If the unit did not operate this function for this 12-month period, use the amount spent in the last full fiscal year in which the unit operated the function. The unit discontinuing the function will subtract this amount in H below. The unit receiving the function will add this amount in H below. Other units, enter "0."		+/- \$0

## 2018 Rollback Tax Rate Worksheet (continued)

### Fannin Co - County General Fund

<b>28.</b> <b>(cont.)</b>	<p><b>E. Taxes refunded for years preceding tax year 2017.</b> Enter the amount of M&amp;O taxes refunded during the last budget year for tax years preceding tax year 2017. Types of refunds include court decisions, Section 25 25(b) and (c) corrections and Section 31.11 payment errors. Do not include refunds for tax year 2017. This line applies only to tax years preceding tax year 2017.</p> <p style="text-align: right;">- \$10,504</p> <p><b>F. Enhanced indigent health care expenditures:</b> Enter the increased amount for the current year's enhanced indigent health care expenditures above the preceding tax year's enhanced indigent health care expenditures, less any state assistance.</p> <p style="text-align: right;">- \$0</p> <p><b>G. Taxes in tax increment financing (TIF):</b> Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2018 captured appraised value in Line 16D, enter "0".</p> <p style="text-align: right;">- \$0</p> <p><b>H. Adjusted M&amp;O Taxes.</b> Add A, B, C, E and F. For unit with D, subtract if discontinuing function and add if receiving function. Subtract G.</p> <p style="text-align: right;">\$8,427,425</p>	
<b>29.</b>	<b>2018 adjusted taxable value.</b> Enter line 23 from the Effective Tax Rate Worksheet.	\$1,599,882,568
<b>30.</b>	<b>2018 effective maintenance and operations rate.</b> Divide line 28H by line 29 and multiply by \$100.	\$0.5267/\$100
<b>31.</b>	<b>2018 rollback maintenance and operation rate.</b> Multiply line 30 by 1.08. (See lines 49 to 52 for additional rate for pollution control expenses.	\$0.5688/\$100

## 2018 Rollback Tax Rate Worksheet (continued)

### Fannin Co - County General Fund

<b>32.</b>	<p><b>Total 2018 debt to be paid with property taxes and additional sales tax revenue.</b>                  "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 unit's budget as M&amp;O expenses.</p> <p>A. <b>Debt</b> also includes contractual payments to other taxing units that have incurred debts on behalf of this taxing unit, 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. List the debt in Schedule B: Debt Service.</p>		
	\$369,675		
	B. Subtract <b>unencumbered fund amount</b> used to reduce total debt.	-50	
	C. Subtract <b>amount paid</b> from other resources	-50	
	D. <b>Adjusted debt.</b> Subtract B and C from A		\$369,675
<b>33.</b>	<b>Certified 2017 excess debt collections.</b> Enter the amount certified by the collector.		\$0
<b>34.</b>	<b>Adjusted 2018 debt.</b> Subtract line 33 from line 32		\$369,675
<b>35.</b>	<b>Certified 2018 anticipated collection rate.</b> Enter the rate certified by the collector. If the rate is 100 percent or greater, enter 100 percent.		100.000000%
<b>36.</b>	<b>2018 debt adjusted for collections.</b> Divide line 34 by line 35		\$369,675
<b>37.</b>	<b>2018 total taxable value.</b> Enter the amount on line 19.		\$1,655,156,717
<b>38.</b>	<b>2018 debt tax rate.</b> Divide line 36 by line 37 and multiply by \$100.		\$22.334100
<b>39.</b>	<b>2018 rollback tax rate.</b> Add lines 31 and 38.		\$0.59115100
<b>40.</b>	<b>COUNTIES ONLY.</b> Add together the rollback tax rates for each type of tax the county levies. The total is the 2018 county rollback tax rate.		
	<b>Fund Name</b>	<b>Tax Rate</b>	
	County General Fund	0.5911	\$0.5911/\$100

A taxing unit that adopted the additional sales tax must complete the lines for the *Additional Sales Tax Rate*. A taxing unit seeking additional rollback protection for pollution control expenses completes the *Additional Rollback Protection for Pollution Control*

**2018 Notice of Effective Tax Rate  
Worksheet for Calculation of Tax Increase/Decrease**

Entity Name: Fannin Co

Date: 07/30/2018

**County General Fund**

1.2017 taxable value, adjusted for court-ordered reductions. Enter line 6 of the Effective Tax Rate Worksheet.	\$1,497,491,690
2.2017 total tax rate. Enter line 4 of the Effective Tax Rate Worksheet.	0.589000
3.Taxes refunded for years preceding tax year 2017. Enter line 13 of the Effective Tax Rate Worksheet.	\$10,508
4.Last year's levy. Multiply Line 1 times Line 2 and divide by 100. To the result, add Line 3.	\$8,830,734
5.2018 total taxable value. Enter Line 18 of the Effective Tax Rate Worksheet.	\$1,655,156,717
6.2018 effective tax rate. Enter line 23 of the Effective Tax Rate Worksheet or Line 46 of the Additional Sales Tax Rate Worksheet.	0.549100
7.2018 taxes if a tax rate equal to the effective tax rate is adopted. Multiply Line 5 times Line 6 and divide by 100.	\$9,088,466
8.Last year's total levy. Sum of line 4 for all funds.	\$8,830,734
9.2018 total taxes if a tax rate equal to the effective tax rate is adopted. Sum of line 7 for all funds.	\$9,088,466
10.Tax Increase (Decrease). Subtract Line 8 from Line 9.	\$257,732



## Fannin Co Tax Rate Recap for 2018 Tax Rates

Description of Rate	Tax Rate Per \$100	Tax Levy This is calculated using the Total Adjusted Taxable Value (line 19) of the Effective Tax Rate Worksheet	Additional Tax Levy Compared to last year's tax levy of 10,819,351	Additional Tax Levy Compared to effective tax rate levy of 9,088,466
Last Year's Tax Rate	0.589000	\$9,748,873	\$-1,070,478	\$660,408
Effective Tax Rate	0.549100	\$9,088,466	\$-1,730,885	\$0
Notice & Hearing Limit*	0.549100	\$9,088,466	\$-1,730,885	\$0
Rollback Tax Rate	0.591100	\$9,783,631	\$-1,035,719	\$695,166
Proposed Tax Rate	0.000000	\$0	\$-10,819,351	\$-9,088,466

### Effective Tax Rate Increase to General Fund in Cents per \$100

0.00	0.549100	9,088,466	-1,730,885	0
0.50	0.554100	9,171,223	-1,648,127	82.5
1.00	0.559100	9,253,981	-1,565,369	165.0
1.50	0.564100	9,336,739	-1,482,612	247.5
2.00	0.569100	9,419,497	-1,399,853	330.0
2.50	0.574100	9,502,255	-1,317,096	412.5
3.00	0.579100	9,585,013	-1,234,338	495.0
3.50	0.584100	9,667,770	-1,151,580	577.5
4.00	0.589100	9,750,528	-1,068,822	660.0
4.50	0.594100	9,833,286	-986,065	742.5
5.00	0.599100	9,916,044	-903,307	825.0
5.50	0.604100	9,998,802	-820,549	907.5
6.00	0.609100	10,081,560	-737,791	990.0
6.50	0.614100	10,164,317	-655,033	1,072.5
7.00	0.619100	10,247,075	-572,275	1,155.0
7.50	0.624100	10,329,833	-489,518	1,237.5
8.00	0.629100	10,412,591	-406,760	1,320.0
8.50	0.634100	10,495,349	-324,002	1,402.5
9.00	0.639100	10,578,107	-241,244	1,485.0
9.50	0.644100	10,660,864	-158,486	1,567.5
10.00	0.649100	10,743,622	-75,728	1,650.0
10.50	0.654100	10,826,380	7,030	1,732.5
11.00	0.659100	10,909,138	89,772	1,815.0
11.50	0.664100	10,991,896	172,514	1,897.5
12.00	0.669100	11,074,654	255,256	1,980.0
12.50	0.674100	11,157,411	338,000	2,062.5
13.00	0.679100	11,240,169	420,742	2,145.0
13.50	0.684100	11,322,927	503,484	2,227.5
14.00	0.689100	11,405,685	586,226	2,310.0
14.50	0.694100	11,488,443	668,968	2,392.5

- \*Notice & Hearing Limit Rate: This is the highest tax rate that may be adopted without notices and a public hearing. It is the lower of the rollback tax rate or the effective tax rate.
- School Districts: The school tax rate limit is \$1.50 for M&O, plus \$0.50 for 'New' debt plus a rate for 'Old' debt. 'Old' debt is debt authorized to be issued at an election held on or before April 1, 1991, and issued before September 1, 1992. All other debt is 'New' debt.

**Tax Levy:** This is calculated by taking the adjusted taxable value (line 19 of Effective Tax Rate Worksheet), multiplying by the appropriate rate, such as the Effective Tax Rate and dividing by 100.

**For School Districts:** This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the appropriate rate, dividing by 100 and then adding this year's frozen tax levy on homesteads of the elderly.

**Additional Levy Last Year:** This is calculated by taking Last Year's taxable value (line 3 of Effective Tax Rate Worksheet), multiplying by Last Year's tax rate (line 4 of Effective Tax Rate Worksheet) and dividing by 100.

**For School Districts:** This is calculated by taking Last Year's taxable value, subtracting Last Year's taxable value for the elderly, multiplying by Last Year's tax rate, dividing by 100 and adding Last Year's tax ceiling.

**Additional Levy This Year:** This is calculated by taking the current adjusted taxable value, multiplying by the Effective Tax Rate and dividing by 100.

**For School Districts:** This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the Effective Tax Rate, dividing by 100 and adding This Year's tax ceiling.

**COUNTIES ONLY:** All figures in this worksheet include ALL County Funds. Tax Levy amounts are the sum of each Fund's Taxable Value X each Fund's Tax Rate.

## 2018 Property Tax Rates in Fannin Co

This notice concerns 2018 property tax rates for Fannin Co. It presents information about three tax rates. Last year's tax rate is the actual rate the taxing unit used to determine property taxes last year. This year's *effective* tax rate would impose the same total taxes as last year if you compare properties taxed in both years. This year's *rollback* tax rate is the highest tax rate the taxing unit can set before taxpayers can start tax rollback procedures. In each case these rates are found by dividing the total amount of taxes by the tax base (the total value of taxable property) with adjustments as required by state law. The rates are given per \$100 of property value.

### County General Fund

#### Last year's tax rate:

Last year's operating taxes	\$8,416,922
Last year's debt taxes	\$357,533
Last year's total taxes	\$8,774,455
Last year's tax base	\$1,489,720,673
Last year's total tax rate	0.589000/\$100

#### This year's effective tax rate:

Last year's adjusted taxes (after subtracting taxes on lost property)	\$8,784,962
+ This year's adjusted tax base (after subtracting value of new property)	\$1,599,882,568
- This year's effective tax rate for each fund	0.549100/\$100
Total effective tax rate	0.549100/\$100

#### This year's rollback tax rate:

Last year's adjusted operating taxes (after subtracting taxes on lost property and adjusting for any transferred function, tax increment financing, state criminal justice mandate and/or enhanced indigent health care expenditures)	\$8,427,425
+ This year's adjusted tax base	\$1,599,882,568
- This year's effective operating rate	0.526700/\$100
× 1.08 = this year's maximum operating rate	0.568800/\$100
+ This year's debt rate	0.022300/\$100
= This year's rollback rate for each fund	0.591100/\$100

7/30/2018

[www.truth-in-taxation.com/PrintForms.aspx](http://www.truth-in-taxation.com/PrintForms.aspx)

This year's total rollback rate

0.591100/\$100



### Statement of Increase/Decrease

If Fannin Co adopts a 2018 tax rate equal to the effective tax rate of 0.549100 per \$100 of value, taxes would increase compared to 2017 taxes by \$ 257,732.

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This notice contains a summary of actual effective and rollback tax rates' calculations. You can inspect a copy of the full calculations at 831 W. State Hwy. 56, Bonham, TX 75418.

Name of person preparing this notice: Wendy C. Armstrong

Title: Fannin CAD

Date prepared: July 18, 2018

**2018 CERTIFIED TOTALS**

Property Count 28,993

GFA - Fannin Co  
Grand Totals

7/13/2018 2:00:50PM

Land		Value				
Homestead		173,486,300				
Non Homestead		316,676,230				
Ag Market		1,580,771,858				
Timber Market		520,830				
				<b>Total Land</b>	(*)	2,071,455,306
Improvement		Value				
Homestead		1,130,815,197				
Non Homestead		665,916,748				
				<b>Total Improvements</b>	(*)	1,796,731,945
Non Real		Count	Value			
Personal Property		2,191	345,350,739			
Mineral Property		0	0			
Autos		0	0			
				<b>Total Non Real</b>	(*)	445,350,739
				<b>Market Value</b>	=	4,213,537,986
Ag	Non Exempt	Exempt				
Total Productivity Market	1,567,649,328	13,643,360				
Ag Use	54,621,582	543,880	<b>Productivity Loss</b>	(*)	1,513,021,596	
Timber Use	6,150	0	<b>Appraised Value</b>	=	2,700,516,394	
Productivity Loss	1,513,021,596	13,099,480				
			<b>Homestead Cap</b>	(*)	21,624,587	
			<b>Assessed Value</b>	=	2,678,891,807	
			<b>Total Exemptions Amount</b>	(*)	669,919,927	
			<b>(Breakdown on Next Page)</b>			
			<b>Net Taxable</b>	=	2,008,972,760	

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	51,550,436	44,006,876	208,552.25	229,453.89	627		
DFS	1,388,840	1,277,040	7,179.16	7,244.72	13		
QV65	347,718,283	314,597,690	1,369,085.46	1,413,562.08	3,134		
<b>Total</b>	<b>490,657,559</b>	<b>359,881,606</b>	<b>1,584,816.87</b>	<b>1,650,260.69</b>	<b>3,774</b>	<b>Freeze Taxable</b>	(*) 359,881,606
<b>Tax Rate</b>	0.589000						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
DP	341,010	323,810	293.587	30,223	2		
QV65	1,488,135	1,419,335	1,090.331	329,004	8		
<b>Total</b>	<b>1,829,145</b>	<b>1,743,145</b>	<b>1,383.918</b>	<b>359,227</b>	<b>10</b>	<b>Transfer Adjustment</b>	(*) 359,227
				<b>Freeze Adjusted Taxable</b>	=	<b>1,648,731,947</b>	

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE \* (TAX RATE / 100)) + ACTUAL TAX  
 11,295,848.04 = 1,648,731,947 \* (0.589000 / 100) + 1,584,816.87

Tax Increment Finance Value 0  
 Tax Increment Finance Levy 0.00

**2018 CERTIFIED TOTALS**

Property Count: 28,993

GFA - Fannin Co  
Grand Totals

7/13/2018

2:00:50PM

**Exemption Breakdown**

Exemption	Count	Local	State	Total
AB	1	13,432,540	0	13,432,540
DP	643	5,226,380	0	5,226,380
DPS	14	120,400	0	120,400
DV1	121	0	1,061,000	1,061,000
DV1S	7	0	35,000	35,000
DV2	75	0	690,412	690,412
DV2S	3	0	22,500	22,500
DV3	70	0	702,565	702,565
DV3S	4	0	30,000	30,000
DV4	101	0	1,039,470	1,039,470
DV4S	12	0	132,000	132,000
DVHS	161	0	21,107,091	21,107,091
DVHSS	23	0	2,864,208	2,864,208
EX	13	0	859,420	859,420
EX-XF	3	0	73,620	73,620
EX-XG	1	0	24,150	24,150
EX-XJ	1	0	4,791,030	4,791,030
EX-XN	22	0	4,362,640	4,362,640
EX-XR	163	0	24,338,120	24,338,120
EX-XU	8	0	547,880	547,880
EX-XV	1,524	0	551,633,655	551,633,655
EX-XV (Prorated)	7	0	16,386	16,386
EX366	152	0	41,030	41,030
FR	4	5,806,933	0	5,806,933
OV65	3,209	26,355,437	0	26,355,437
OV65S	80	832,860	0	832,860
PC	9	3,935,050	0	3,935,050
SO	2	39,250	0	39,250
<b>Totals</b>		<b>55,548,860</b>	<b>614,370,177</b>	<b>669,919,027</b>

Fannin County

**2018 CERTIFIED TOTALS**

As of Certification

Property Count: 28,993

GFA - Fannin Co  
Grand Totals

7/13/2018 2:00:50PM

**State Category Breakdown**

State Code	Description	Count	Acres	New Value Market	Market Value
A	SINGLE FAMILY RESIDENCE	9,892		\$28,060,610	\$859,719,864
B	MULTIFAMILY RESIDENCE	139		\$321,630	\$23,831,186
C1	VACANT LOTS AND LAND TRACTS	2,011		\$3,240	\$23,617,136
D1	QUALIFIED OPEN-SPACE LAND	9,422	474,372.5061	\$0	\$1,567,649,328
D2	IMPROVEMENTS ON QUALIFIED OPEN SP	1,808		\$847,780	\$30,900,638
F	RURAL LAND, NON QUALIFIED OPEN SP	6,037	39,362.2448	\$19,334,550	\$616,420,843
F1	COMMERCIAL REAL PROPERTY	1,029		\$4,587,620	\$153,746,163
F2	INDUSTRIAL AND MANUFACTURING REA	59		\$13,432,540	\$43,919,046
J1	WATER SYSTEMS	3		\$0	\$26,980
J2	GAS DISTRIBUTION SYSTEM	16		\$0	\$5,195,050
J3	ELECTRIC COMPANY (INCLUDING CO-OP	78		\$0	\$49,964,900
J4	TELEPHONE COMPANY (INCLUDING CO-	45		\$0	\$5,240,610
J5	RAILROAD	33		\$0	\$10,631,180
J6	PIPELAND COMPANY	143		\$0	\$92,232,110
J7	CABLE TELEVISION COMPANY	5		\$0	\$92,630
L1	COMMERCIAL PERSONAL PROPERTY	1,322		\$1,588,310	\$67,102,649
L2	INDUSTRIAL AND MANUFACTURING PERE	392		\$0	\$60,598,800
M1	TANGIBLE OTHER PERSONAL, MOBILE H	324		\$1,176,300	\$7,090,226
O	RESIDENTIAL INVENTORY	85		\$0	\$499,090
S	SPECIAL INVENTORY TAX	22		\$0	\$8,373,630
X	TOTALLY EXEMPT PROPERTY	1,894		\$2,196,570	\$586,685,931
	<b>Totals</b>		513,734.7509	\$71,549,150	\$4,213,537,990



**2018 CERTIFIED TOTALS**

**New Value**

TOTAL NEW VALUE MARKET: **\$71,549,150**  
 TOTAL NEW VALUE TAXABLE: **\$55,274,149**

**New Exemptions**

Exemption	Description	Count		2017 Market Value	
EX-XG	11.184 Primarily performing charitable function	1			\$0
EX-XN	11.252 Motor vehicles leased for personal use	6			\$260,270
EX-XR	11.30 Nonprofit water or wastewater corporation	1			\$3,010
EX-XV	Other Exemptions (including public property, etc.)	50			\$2,890,190
EX366	HOUSE BHL 366	21			\$4,180
<b>ABSOLUTE EXEMPTIONS VALUE LOSS</b>					<b>\$3,147,560</b>

Exemption	Description	Count	Exemption Amount
DI*	DISABILITY	22	\$169,300
DPS	DISABLED Surviving Spouse	1	\$8,600
DV1	Disabled Veterans 10% - 29%	8	\$41,000
DV1S	Disabled Veterans Surviving Spouse 10% - 29%	1	\$5,000
DV2	Disabled Veterans 30% - 49%	5	\$42,000
DV3	Disabled Veterans 50% - 69%	11	\$87,665
DV4	Disabled Veterans 70% - 100%	18	\$184,944
DVHS	Disabled Veteran Homestead	17	\$2,656,404
DVHSS	Disabled Veteran Homestead Surviving Spouse	3	\$272,115
OV65	OVER 65	151	\$1,133,195
OV65S	OVER 65 Surviving Spouse	4	\$76,148
<b>PARTIAL EXEMPTIONS VALUE LOSS</b>			<b>\$4,623,457</b>
<b>NEW EXEMPTIONS VALUE LOSS</b>			<b>\$7,771,017</b>

**Increased Exemptions**

Exemption	Description	Count	Increased Exemption Amount
<b>INCREASED EXEMPTIONS VALUE LOSS</b>			
<b>TOTAL EXEMPTIONS VALUE LOSS</b>			<b>\$7,771,017</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
8,162	\$117,778	\$2,633	\$115,145
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
6,851	\$108,964	\$2,717	\$106,247

Fannin County

**2018 CERTIFIED TOTALS**

As of Certification

GFA - Fannin Co  
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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