

2020 CERTIFIED TOTALS

Property Count: 5,991

50 - WEST ISD
ARB Approved Totals

9/10/2020 12:20:43PM

Land		Value			
Homesite:		58,751,675			
Non Homesite:		65,935,806			
Ag Market:		234,818,975			
Timber Market:		0		Total Land	(+) 359,506,456
Improvement		Value			
Homesite:		388,745,035			
Non Homesite:		118,126,614		Total Improvements	(+) 506,871,649
Non Real		Count	Value		
Personal Property:	491	60,929,650			
Mineral Property:	0	0			
Autos:	0	0		Total Non Real	(+) 60,929,650
				Market Value	= 927,307,755
Ag	Non Exempt	Exempt			
Total Productivity Market:	234,818,975	0			
Ag Use:	11,103,980	0		Productivity Loss	(-) 223,714,995
Timber Use:	0	0		Appraised Value	= 703,592,760
Productivity Loss:	223,714,995	0		Homestead Cap	(-) 15,653,278
				Assessed Value	= 687,939,482
				Total Exemptions Amount	(-) 109,028,259
				(Breakdown on Next Page)	
				Net Taxable	= 578,911,223

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	6,869,975	4,306,520	29,987.30	30,158.64	63		
OV65	135,162,722	102,476,287	667,740.72	681,327.07	811		
Total	142,032,697	106,782,807	697,728.02	711,485.71	874	Freeze Taxable	(-) 106,782,807
Tax Rate	1.186480						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
DP	410,770	375,770	0	375,770	1		
OV65	770,810	618,810	256,912	361,898	4		
Total	1,181,580	994,580	256,912	737,668	5	Transfer Adjustment	(-) 737,668
						Freeze Adjusted Taxable	= 471,390,748

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 6,290,684.97 = 471,390,748 * (1.186480 / 100) + 697,728.02

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

2020 CERTIFIED TOTALS

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50 - WEST ISD
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9/10/2020

12:20:48PM

Exemption Breakdown

Exemption	Count	Local	State	Total
CH	3	176,910	0	176,910
DP	66	0	598,560	598,560
DV1	10	0	60,560	60,560
DV2	6	0	45,000	45,000
DV2S	1	0	7,500	7,500
DV3	6	0	32,000	32,000
DV4	84	0	718,010	718,010
DV4S	23	0	259,650	259,650
DVHS	41	0	6,839,105	6,839,105
DVHSS	8	0	788,630	788,630
EX-XG	7	0	1,315,550	1,315,550
EX-XI	5	0	1,931,490	1,931,490
EX-XR	19	0	1,125,850	1,125,850
EX-XU	6	0	874,390	874,390
EX-XV	302	0	34,761,400	34,761,400
EX-XV (Prorated)	3	0	755,018	755,018
EX366	29	0	7,430	7,430
FRSS	3	0	596,663	596,663
HS	2,025	0	49,908,478	49,908,478
OV65	850	0	8,140,625	8,140,625
OV65S	8	0	80,000	80,000
SO	1	5,440	0	5,440
Totals		182,350	108,845,909	109,028,259

2020 CERTIFIED TOTALS

Property Count: 6

50 - WEST ISD
Under ARB Review Totals

9/10/2020 12:20:43PM

Land		Value			
Homesite:		59,940			
Non Homesite:		53,170			
Ag Market:		158,620			
Timber Market:		0	Total Land	(+)	
				271,730	
Improvement		Value			
Homesite:		270,398			
Non Homesite:		83,662	Total Improvements	(+)	
				354,060	
Non Real		Count	Value		
Personal Property:	0		0		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
					0
			Market Value	=	625,790
Ag		Non Exempt	Exempt		
Total Productivity Market:	158,620		0		
Ag Use:	5,030		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	153,590		0		472,200
				Homestead Cap	(-)
					0
				Assessed Value	=
					472,200
				Total Exemptions Amount (Breakdown on Next Page)	(-)
					85,000
				Net Taxable	=
					387,200

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
OV65	88,000	53,000	354.26	354.26	1			
Total	88,000	53,000	354.26	354.26	1	Freeze Taxable	(-)	
Tax Rate	1.186480							
						Freeze Adjusted Taxable	=	
							334,200	

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX

4,319.48 = 334,200 * (1.186480 / 100) + 354.26

Tax Increment Finance Value: 0

Tax Increment Finance Levy: 0.00

2020 CERTIFIED TOTALS

Property Count: 6

50 - WEST ISD
Under ARB Review Totals

9/10/2020

12:20:48PM

Exemption Breakdown

Exemption	Count	Local	State	Total
HS	3	0	75,000	75,000
OV65	1	0	10,000	10,000
Totals		0	85,000	85,000

2020 CERTIFIED TOTALS

Property Count: 5,997

50 - WEST ISD
Grand Totals

9/10/2020 12:20:43PM

Land		Value			
Homesite:		58,811,615			
Non Homesite:		65,988,976			
Ag Market:		234,977,595			
Timber Market:		0		Total Land	(+) 359,778,186
Improvement		Value			
Homesite:		389,015,433			
Non Homesite:		118,210,276		Total Improvements	(+) 507,225,709
Non Real		Count	Value		
Personal Property:		491	60,929,650		
Mineral Property:		0	0		
Autos:		0	0	Total Non Real	(+) 60,929,650
				Market Value	= 927,933,545
Ag	Non Exempt	Exempt			
Total Productivity Market:	234,977,595	0			
Ag Use:	11,109,010	0		Productivity Loss	(-) 223,868,585
Timber Use:	0	0		Appraised Value	= 704,064,960
Productivity Loss:	223,868,585	0		Homestead Cap	(-) 15,653,278
				Assessed Value	= 688,411,682
				Total Exemptions Amount	(-) 109,113,259
				(Breakdown on Next Page)	
				Net Taxable	= 579,298,423

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	6,869,975	4,306,520	29,987.30	30,158.64	63		
OV65	135,250,722	102,529,287	668,094.98	681,681.33	812		
Total	142,120,697	106,835,807	698,082.28	711,839.97	875	Freeze Taxable	(-) 106,835,807
Tax Rate	1.186480						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
DP	410,770	375,770	0	375,770	1		
OV65	770,810	618,810	256,912	361,898	4		
Total	1,181,580	994,580	256,912	737,668	5	Transfer Adjustment	(-) 737,668
						Freeze Adjusted Taxable	= 471,724,948

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 6,295,004.44 = 471,724,948 * (1.186480 / 100) + 698,082.28

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

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Exemption Breakdown

Exemption	Count	Local	State	Total
CH	3	176,910	0	176,910
DP	66	0	598,560	598,560
DV1	10	0	60,560	60,560
DV2	6	0	45,000	45,000
DV2S	1	0	7,500	7,500
DV3	6	0	32,000	32,000
DV4	84	0	718,010	718,010
DV4S	23	0	259,650	259,650
DVHS	41	0	6,839,105	6,839,105
DVHSS	8	0	788,630	788,630
EX-XG	7	0	1,315,550	1,315,550
EX-XI	5	0	1,931,490	1,931,490
EX-XR	19	0	1,125,850	1,125,850
EX-XU	6	0	874,390	874,390
EX-XV	302	0	34,761,400	34,761,400
EX-XV (Prorated)	3	0	755,018	755,018
EX366	29	0	7,430	7,430
FRSS	3	0	596,663	596,663
HS	2,028	0	49,983,478	49,983,478
OV65	851	0	8,150,625	8,150,625
OV65S	8	0	80,000	80,000
SO	1	5,440	0	5,440
Totals		182,350	108,930,909	109,113,259

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9/10/2020 12:20:48PM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,227	2,979.1057	\$5,194,800	\$333,219,000	\$276,046,890
B	MULTIFAMILY RESIDENCE	23	20.5097	\$133,020	\$4,381,606	\$4,381,606
C1	VACANT LOTS AND LAND TRACTS	381	564.6431	\$0	\$11,696,262	\$11,684,262
D1	QUALIFIED OPEN-SPACE LAND	1,704	64,296.5952	\$0	\$234,818,975	\$11,048,383
D2	IMPROVEMENTS ON QUALIFIED OP	651		\$2,430	\$7,649,899	\$7,554,506
E	RURAL LAND, NON QUALIFIED OPE	1,090	4,210.7994	\$4,580,110	\$156,439,670	\$131,410,982
F1	COMMERCIAL REAL PROPERTY	264	375.4681	\$1,766,220	\$71,747,055	\$71,647,219
F2	INDUSTRIAL AND MANUFACTURIN	12	32.2244	\$0	\$1,677,620	\$1,677,620
J2	GAS DISTRIBUTION SYSTEM	3	0.0689	\$0	\$1,418,520	\$1,418,520
J3	ELECTRIC COMPANY (INCLUDING C	9	2.2460	\$0	\$12,629,450	\$12,629,450
J4	TELEPHONE COMPANY (INCLUDI	12	2.8009	\$0	\$2,179,370	\$2,179,370
J5	RAILROAD	5		\$0	\$8,047,330	\$8,047,330
J6	PIPELAND COMPANY	19	2.7030	\$0	\$6,735,030	\$6,735,030
J7	CABLE TELEVISION COMPANY	1		\$0	\$60,380	\$60,380
L1	COMMERCIAL PERSONAL PROPE	383		\$0	\$19,682,790	\$19,682,790
L2	INDUSTRIAL AND MANUFACTURIN	25		\$0	\$2,356,790	\$2,356,790
M1	TANGIBLE OTHER PERSONAL, MOB	148		\$25,130	\$3,618,380	\$2,348,505
S	SPECIAL INVENTORY TAX	8		\$0	\$8,001,590	\$8,001,590
X	TOTALLY EXEMPT PROPERTY	374	698.8807	\$0	\$40,948,038	\$0
	Totals		73,186.0451	\$11,701,710	\$927,307,755	\$578,911,223

2020 CERTIFIED TOTALS

Property Count: 6

50 - WEST ISD
Under ARB Review Totals

9/10/2020 12:20:48PM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2	1.2535	\$0	\$182,060	\$122,060
C1	VACANT LOTS AND LAND TRACTS	2	2.7170	\$0	\$46,540	\$46,540
D1	QUALIFIED OPEN-SPACE LAND	2	22.5000	\$0	\$158,620	\$5,030
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$1,852	\$1,852
E	RURAL LAND, NON QUALIFIED OPE	2	2.5000	\$0	\$236,718	\$211,718
Totals			28.9705	\$0	\$625,790	\$387,200

2020 CERTIFIED TOTALS

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50 - WEST ISD
Grand Totals

9/10/2020 12:20:48PM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,229	2,980.3592	\$5,194,800	\$333,401,060	\$276,168,950
B	MULTIFAMILY RESIDENCE	23	20.5097	\$133,020	\$4,381,606	\$4,381,606
C1	VACANT LOTS AND LAND TRACTS	383	567.3601	\$0	\$11,742,802	\$11,730,802
D1	QUALIFIED OPEN-SPACE LAND	1,706	64,319.0952	\$0	\$234,977,595	\$11,053,413
D2	IMPROVEMENTS ON QUALIFIED OP	652		\$2,430	\$7,651,751	\$7,556,358
E	RURAL LAND, NON QUALIFIED OPE	1,092	4,213.2994	\$4,580,110	\$156,676,388	\$131,622,700
F1	COMMERCIAL REAL PROPERTY	264	375.4681	\$1,766,220	\$71,747,055	\$71,647,219
F2	INDUSTRIAL AND MANUFACTURIN	12	32.2244	\$0	\$1,677,620	\$1,677,620
J2	GAS DISTRIBUTION SYSTEM	3	0.0689	\$0	\$1,418,520	\$1,418,520
J3	ELECTRIC COMPANY (INCLUDING C	9	2.2460	\$0	\$12,629,450	\$12,629,450
J4	TELEPHONE COMPANY (INCLUDI	12	2.8009	\$0	\$2,179,370	\$2,179,370
J5	RAILROAD	5		\$0	\$8,047,330	\$8,047,330
J6	PIPELAND COMPANY	19	2.7030	\$0	\$6,735,030	\$6,735,030
J7	CABLE TELEVISION COMPANY	1		\$0	\$60,380	\$60,380
L1	COMMERCIAL PERSONAL PROPE	383		\$0	\$19,682,790	\$19,682,790
L2	INDUSTRIAL AND MANUFACTURIN	25		\$0	\$2,356,790	\$2,356,790
M1	TANGIBLE OTHER PERSONAL, MOB	148		\$25,130	\$3,618,380	\$2,348,505
S	SPECIAL INVENTORY TAX	8		\$0	\$8,001,590	\$8,001,590
X	TOTALLY EXEMPT PROPERTY	374	698.8807	\$0	\$40,948,038	\$0
	Totals		73,215.0156	\$11,701,710	\$927,933,545	\$579,298,423

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9/10/2020 12:20:48PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	1,955	2,476.3286	\$4,728,150	\$315,306,148	\$261,867,033
A2	Real, Residential Mobile Home	195	353.4666	\$394,030	\$8,807,718	\$6,161,410
A3	Real, Residential, Aux Improvement	644	149.3105	\$72,620	\$8,511,434	\$7,572,128
A4	Real, Imp Only Residential Single Famil	7		\$0	\$593,700	\$446,318
B1	Apartments Residential Multi Family	5	4.0000	\$0	\$1,910,140	\$1,910,140
B2	Residential Duplex Real Multi Family	18	16.5097	\$133,020	\$2,471,466	\$2,471,466
C1	REAL, VACANT PLATTED RESIDENTI	284	412.4088	\$0	\$7,213,518	\$7,201,518
C2	Real, Vacant Platted Commerical Lot	88	134.1623	\$0	\$4,283,094	\$4,283,094
C3	REAL, VACANT PLATTED RURAL OR I	9	18.0720	\$0	\$199,650	\$199,650
D1	REAL, ACREAGE, RANGELAND	1,704	64,296.5952	\$0	\$234,818,975	\$11,048,383
D2	IMPROVEMENTS ON QUAL OPEN SP	651		\$2,430	\$7,649,899	\$7,554,506
D3	REAL, ACREAGE, FARMLAND	1	2.0000	\$0	\$6,830	\$6,830
E1	REAL, FARM/RANCH, HOUSE	782	1,362.5112	\$4,313,680	\$134,509,617	\$111,084,688
E2	REAL, FARM/RANCH, MOBILE HOME	114	230.1430	\$46,780	\$3,443,000	\$2,502,412
E3	REAL, FARM/RANCH, OTHER IMPROV	419	203.8940	\$87,720	\$5,306,624	\$4,785,521
E4	Real Imp Only Farm/Ranch House Resi	1		\$130,950	\$130,950	\$95,950
E5	NON-QUAL LAND NOT IN AG USE	232	2,412.2512	\$980	\$13,042,649	\$12,935,579
F1	REAL, Commercial	258	375.4681	\$1,766,220	\$70,662,065	\$70,562,229
F2	REAL, Industrial	12	32.2244	\$0	\$1,677,620	\$1,677,620
F3	REAL, Imp Only Commercial	6		\$0	\$1,084,990	\$1,084,990
J2	REAL & TANGIBLE PERSONAL, UTIL	3	0.0689	\$0	\$1,418,520	\$1,418,520
J3	REAL & TANGIBLE PERSONAL, UTIL	9	2.2460	\$0	\$12,629,450	\$12,629,450
J4	REAL & TANGIBLE PERSONAL, UTIL	12	2.8009	\$0	\$2,179,370	\$2,179,370
J5	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$8,047,330	\$8,047,330
J6	REAL & TANGIBLE PERSONAL, UTIL	19	2.7030	\$0	\$6,735,030	\$6,735,030
J7	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$60,380	\$60,380
L1	TANGIBLE, PERSONAL PROPERTY, C	383		\$0	\$19,682,790	\$19,682,790
L2	TANGIBLE, PERSONAL PROPERTY, I	25		\$0	\$2,356,790	\$2,356,790
M1	MOBILE HOME, TANGIBLE	148		\$25,130	\$3,618,380	\$2,348,505
S	SPECIAL INVENTORY	8		\$0	\$8,001,590	\$8,001,590
X	Totally Exempt Property	374	698.8807	\$0	\$40,948,038	\$0
Totals			73,186.0451	\$11,701,710	\$927,307,755	\$578,911,220

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Property Count: 6

50 - WEST ISD
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9/10/2020 12:20:48PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	2	1.2535	\$0	\$172,600	\$115,114
A3	Real, Residential, Aux Improvement	1		\$0	\$9,460	\$6,946
C1	REAL, VACANT PLATTED RESIDENTI	1	1.7000	\$0	\$18,630	\$18,630
C2	Real, Vacant Platted Commerical Lot	1	1.0170	\$0	\$27,910	\$27,910
D1	REAL, ACREAGE, RANGELAND	2	22.5000	\$0	\$158,620	\$5,030
D2	IMPROVEMENTS ON QUAL OPEN SP	1		\$0	\$1,852	\$1,852
E1	REAL, FARM/RANCH, HOUSE	2	2.5000	\$0	\$236,718	\$211,718
Totals			28.9705	\$0	\$625,790	\$387,200

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Property Count: 5,997

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Grand Totals

9/10/2020 12:20:48PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	1,957	2,477.5821	\$4,728,150	\$315,478,748	\$261,982,147
A2	Real, Residential Mobile Home	195	353.4666	\$394,030	\$8,807,718	\$6,161,410
A3	Real, Residential, Aux Improvement	645	149.3105	\$72,620	\$8,520,894	\$7,579,074
A4	Real, Imp Only Residential Single Famil	7		\$0	\$593,700	\$446,318
B1	Apartments Residential Multi Family	5	4.0000	\$0	\$1,910,140	\$1,910,140
B2	Residential Duplex Real Multi Family	18	16.5097	\$133,020	\$2,471,466	\$2,471,466
C1	REAL, VACANT PLATTED RESIDENTI	285	414.1088	\$0	\$7,232,148	\$7,220,148
C2	Real, Vacant Platted Commerical Lot	89	135.1793	\$0	\$4,311,004	\$4,311,004
C3	REAL, VACANT PLATTED RURAL OR I	9	18.0720	\$0	\$199,650	\$199,650
D1	REAL, ACREAGE, RANGELAND	1,706	64,319.0952	\$0	\$234,977,595	\$11,053,413
D2	IMPROVEMENTS ON QUAL OPEN SP	652		\$2,430	\$7,651,751	\$7,556,358
D3	REAL, ACREAGE, FARMLAND	1	2.0000	\$0	\$6,830	\$6,830
E1	REAL, FARM/RANCH, HOUSE	784	1,365.0112	\$4,313,680	\$134,746,335	\$111,296,406
E2	REAL, FARM/RANCH, MOBILE HOME	114	230.1430	\$46,780	\$3,443,000	\$2,502,412
E3	REAL, FARM/RANCH, OTHER IMPROV	419	203.8940	\$87,720	\$5,306,624	\$4,785,521
E4	Real Imp Only Farm/Ranch House Resi	1		\$130,950	\$130,950	\$95,950
E5	NON-QUAL LAND NOT IN AG USE	232	2,412.2512	\$980	\$13,042,649	\$12,935,579
F1	REAL, Commercial	258	375.4681	\$1,766,220	\$70,662,065	\$70,562,229
F2	REAL, Industrial	12	32.2244	\$0	\$1,677,620	\$1,677,620
F3	REAL, Imp Only Commercial	6		\$0	\$1,084,990	\$1,084,990
J2	REAL & TANGIBLE PERSONAL, UTIL	3	0.0689	\$0	\$1,418,520	\$1,418,520
J3	REAL & TANGIBLE PERSONAL, UTIL	9	2.2460	\$0	\$12,629,450	\$12,629,450
J4	REAL & TANGIBLE PERSONAL, UTIL	12	2.8009	\$0	\$2,179,370	\$2,179,370
J5	REAL & TANGIBLE PERSONAL, UTIL	5		\$0	\$8,047,330	\$8,047,330
J6	REAL & TANGIBLE PERSONAL, UTIL	19	2.7030	\$0	\$6,735,030	\$6,735,030
J7	REAL & TANGIBLE PERSONAL, UTIL	1		\$0	\$60,380	\$60,380
L1	TANGIBLE, PERSONAL PROPERTY, C	383		\$0	\$19,682,790	\$19,682,790
L2	TANGIBLE, PERSONAL PROPERTY, I	25		\$0	\$2,356,790	\$2,356,790
M1	MOBILE HOME, TANGIBLE	148		\$25,130	\$3,618,380	\$2,348,505
S	SPECIAL INVENTORY	8		\$0	\$8,001,590	\$8,001,590
X	Totally Exempt Property	374	698.8807	\$0	\$40,948,038	\$0
Totals			73,215.0156	\$11,701,710	\$927,933,545	\$579,298,420

2020 CERTIFIED TOTALS

Property Count: 5,997

50 - WEST ISD
Effective Rate Assumption

9/10/2020 12:20:48PM

New Value

TOTAL NEW VALUE MARKET: **\$11,701,710**
TOTAL NEW VALUE TAXABLE: **\$11,057,595**

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	3	2019 Market Value	\$78,520
EX366	HOUSE BILL 366	8	2019 Market Value	\$13,890
ABSOLUTE EXEMPTIONS VALUE LOSS				\$92,410

Exemption	Description	Count	Exemption Amount
DP	DISABILITY	2	\$12,298
DV4	Disabled Veterans 70% - 100%	4	\$48,000
DVHS	Disabled Veteran Homestead	2	\$485,911
HS	HOMESTEAD	45	\$1,051,728
OV65	OVER 65	43	\$417,539
PARTIAL EXEMPTIONS VALUE LOSS			96
NEW EXEMPTIONS VALUE LOSS			\$2,107,886

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS **\$2,107,886**

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
1,967	\$183,190	\$32,754	\$150,436
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
1,405	\$180,119	\$32,343	\$147,776

2020 CERTIFIED TOTALS

50 - WEST ISD
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
6	\$625,790.00	\$352,140