

2020 CERTIFIED TOTALS

WPID1 - WACO PUBLIC IMPRV DIST#1 1988
ARB Approved Totals

Property Count: 627

9/10/2020

1:04:17PM

Land		Value		
Homesite:		2,787,600		
Non Homesite:		425,065,133		
Ag Market:		0		
Timber Market:		0	Total Land	(+) 427,852,733
Improvement		Value		
Homesite:		26,507,244		
Non Homesite:		264,041,759	Total Improvements	(+) 290,549,003
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	Total Non Real	(+) 0
			Market Value	= 718,401,736
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	Productivity Loss	(-) 0
Timber Use:	0	0	Appraised Value	= 718,401,736
Productivity Loss:	0	0	Homestead Cap	(-) 92,460
			Assessed Value	= 718,309,276
			Total Exemptions Amount (Breakdown on Next Page)	(-) 308,799,600
			Net Taxable	= 409,509,676

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
409,509.68 = 409,509,676 * (0.100000 / 100)

Tif Zone Code	Tax Increment Loss
2007 TIF	409,509,676
Tax Increment Finance Value:	409,509,676
Tax Increment Finance Levy:	409,509.68

2020 CERTIFIED TOTALS

Property Count: 627

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Exemption Breakdown

Exemption	Count	Local	State	Total
EX	4	0	3,555,600	3,555,600
EX-XA	7	0	688,440	688,440
EX-XG	1	0	6,417,010	6,417,010
EX-XJ	10	0	10,396,420	10,396,420
EX-XR	1	0	3,587,820	3,587,820
EX-XU	7	0	4,663,370	4,663,370
EX-XV	105	0	279,490,940	279,490,940
Totals		0	308,799,600	308,799,600

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Property Count: 5

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Land		Value			
Homesite:		0			
Non Homesite:		23,501,930			
Ag Market:		0			
Timber Market:		0	Total Land	(+) 23,501,930	
Improvement		Value			
Homesite:		0			
Non Homesite:		13,663,380	Total Improvements	(+) 13,663,380	
Non Real		Count	Value		
Personal Property:	0		0		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 0
			Market Value	= 37,165,310	
Ag		Non Exempt	Exempt		
Total Productivity Market:	0		0		
Ag Use:	0		0	Productivity Loss	(-) 0
Timber Use:	0		0	Appraised Value	= 37,165,310
Productivity Loss:	0		0	Homestead Cap	(-) 0
			Assessed Value	= 37,165,310	
			Total Exemptions Amount (Breakdown on Next Page)	(-) 31,269,790	
			Net Taxable	= 5,895,520	

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 5,895.52 = 5,895,520 * (0.100000 / 100)

Tif Zone Code	Tax Increment Loss
2007 TIF	5,895,520
Tax Increment Finance Value:	5,895,520
Tax Increment Finance Levy:	5,895.52

2020 CERTIFIED TOTALS

Property Count: 5

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Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	31,269,790	31,269,790
Totals		0	31,269,790	31,269,790

2020 CERTIFIED TOTALS

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Property Count: 632

Grand Totals

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Land		Value		
Homesite:		2,787,600		
Non Homesite:		448,567,063		
Ag Market:		0		
Timber Market:		0	Total Land	(+) 451,354,663
Improvement		Value		
Homesite:		26,507,244		
Non Homesite:		277,705,139	Total Improvements	(+) 304,212,383
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	Total Non Real	(+) 0
			Market Value	= 755,567,046
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	Productivity Loss	(-) 0
Timber Use:	0	0	Appraised Value	= 755,567,046
Productivity Loss:	0	0	Homestead Cap	(-) 92,460
			Assessed Value	= 755,474,586
			Total Exemptions Amount (Breakdown on Next Page)	(-) 340,069,390
			Net Taxable	= 415,405,196

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 415,405.20 = 415,405,196 * (0.100000 / 100)

Tif Zone Code	Tax Increment Loss
2007 TIF	415,405,196
Tax Increment Finance Value:	415,405,196
Tax Increment Finance Levy:	415,405.20

2020 CERTIFIED TOTALS

Property Count: 632

WPID1 - WACO PUBLIC IMPRV DIST#1 1988
Grand Totals

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Exemption Breakdown

Exemption	Count	Local	State	Total
EX	4	0	3,555,600	3,555,600
EX-XA	7	0	688,440	688,440
EX-XG	1	0	6,417,010	6,417,010
EX-XJ	10	0	10,396,420	10,396,420
EX-XR	1	0	3,587,820	3,587,820
EX-XU	7	0	4,663,370	4,663,370
EX-XV	106	0	310,760,730	310,760,730
Totals		0	340,069,390	340,069,390

2020 CERTIFIED TOTALS

Property Count: 627

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	161	4.0191	\$0	\$33,312,349	\$33,219,889
B	MULTIFAMILY RESIDENCE	18	18.2002	\$496,430	\$37,523,070	\$37,523,070
C1	VACANT LOTS AND LAND TRACTS	51	34.4797	\$0	\$35,372,610	\$35,372,610
F1	COMMERCIAL REAL PROPERTY	260	126.9878	\$5,908,260	\$295,111,717	\$295,111,717
F2	INDUSTRIAL AND MANUFACTURIN	5	1.5141	\$0	\$6,355,670	\$6,355,670
J4	TELEPHONE COMPANY (INCLUDI	2	1.1042	\$0	\$1,866,390	\$1,866,390
J7	CABLE TELEVISION COMPANY	1	0.1640	\$0	\$60,330	\$60,330
X	TOTALLY EXEMPT PROPERTY	135	149.2420	\$6,260	\$308,799,600	\$0
Totals			335.7111	\$6,410,950	\$718,401,736	\$409,509,676

2020 CERTIFIED TOTALS

Property Count: 5

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
C1	VACANT LOTS AND LAND TRACTS	1	4.5050	\$0	\$759,440	\$759,440
F1	COMMERCIAL REAL PROPERTY	3	1.6050	\$0	\$5,136,080	\$5,136,080
X	TOTALLY EXEMPT PROPERTY	1	4.0963	\$0	\$31,269,790	\$0
Totals			10.2063	\$0	\$37,165,310	\$5,895,520

2020 CERTIFIED TOTALS

Property Count: 632

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Grand Totals

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	161	4.0191	\$0	\$33,312,349	\$33,219,889
B	MULTIFAMILY RESIDENCE	18	18.2002	\$496,430	\$37,523,070	\$37,523,070
C1	VACANT LOTS AND LAND TRACTS	52	38.9847	\$0	\$36,132,050	\$36,132,050
F1	COMMERCIAL REAL PROPERTY	263	128.5928	\$5,908,260	\$300,247,797	\$300,247,797
F2	INDUSTRIAL AND MANUFACTURIN	5	1.5141	\$0	\$6,355,670	\$6,355,670
J4	TELEPHONE COMPANY (INCLUDI	2	1.1042	\$0	\$1,866,390	\$1,866,390
J7	CABLE TELEVISION COMPANY	1	0.1640	\$0	\$60,330	\$60,330
X	TOTALLY EXEMPT PROPERTY	136	153.3383	\$6,260	\$340,069,390	\$0
Totals			345.9174	\$6,410,950	\$755,567,046	\$415,405,196

2020 CERTIFIED TOTALS

Property Count: 627

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ARB Approved Totals

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	6	1.0332	\$0	\$510,680	\$466,098
A3	Real, Residential, Aux Improvement	1		\$0	\$400	\$400
A6	Real, Residential, Condominium	155	2.9859	\$0	\$32,801,269	\$32,753,391
B1	Apartments Residential Multi Family	14	16.7391	\$496,430	\$36,609,290	\$36,609,290
B2	Residential Duplex Real Multi Family	2	0.6622	\$0	\$80,370	\$80,370
B3	Residential Triplex Real Multi Family	1	0.2273	\$0	\$333,410	\$333,410
B4	Residential Fourplex Real Multi Family	1	0.5716	\$0	\$500,000	\$500,000
C2	Real, Vacant Platted Commerical Lot	51	34.4797	\$0	\$35,372,610	\$35,372,610
F1	REAL, Commercial	259	126.9878	\$5,908,260	\$270,380,207	\$270,380,207
F2	REAL, Industrial	5	1.5141	\$0	\$6,355,670	\$6,355,670
F3	REAL, Imp Only Commercial	2		\$0	\$24,731,510	\$24,731,510
J4	REAL & TANGIBLE PERSONAL, UTIL	2	1.1042	\$0	\$1,866,390	\$1,866,390
J7	REAL & TANGIBLE PERSONAL, UTIL	1	0.1640	\$0	\$60,330	\$60,330
X	Totally Exempt Property	135	149.2420	\$6,260	\$308,799,600	\$0
	Totals		335.7111	\$6,410,950	\$718,401,736	\$409,509,676

2020 CERTIFIED TOTALS

Property Count: 5

WPID1 - WACO PUBLIC IMPRV DIST#1 1988
Under ARB Review Totals

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CAD State Category Breakdown

State Code Description	Count	Acres	New Value	Market Value	Taxable Value
C2 Real, Vacant Platted Commerical Lot	1	4.5050	\$0	\$759,440	\$759,440
F1 REAL, Commercial	3	1.6050	\$0	\$5,136,080	\$5,136,080
X Totally Exempt Property	1	4.0963	\$0	\$31,269,790	\$0
Totals		10.2063	\$0	\$37,165,310	\$5,895,520

2020 CERTIFIED TOTALS

Property Count: 632

WPID1 - WACO PUBLIC IMPRV DIST#1 1988
Grand Totals

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A1	Real, Residential Single--Family	6	1.0332	\$0	\$510,680	\$466,098
A3	Real, Residential, Aux Improvement	1		\$0	\$400	\$400
A6	Real, Residential, Condominium	155	2.9859	\$0	\$32,801,269	\$32,753,391
B1	Apartments Residential Multi Family	14	16.7391	\$496,430	\$36,609,290	\$36,609,290
B2	Residential Duplex Real Multi Family	2	0.6622	\$0	\$80,370	\$80,370
B3	Residential Triplex Real Multi Family	1	0.2273	\$0	\$333,410	\$333,410
B4	Residential Fourplex Real Multi Family	1	0.5716	\$0	\$500,000	\$500,000
C2	Real, Vacant Platted Commerical Lot	52	38.9847	\$0	\$36,132,050	\$36,132,050
F1	REAL, Commercial	262	128.5928	\$5,908,260	\$275,516,287	\$275,516,287
F2	REAL, Industrial	5	1.5141	\$0	\$6,355,670	\$6,355,670
F3	REAL, Imp Only Commercial	2		\$0	\$24,731,510	\$24,731,510
J4	REAL & TANGIBLE PERSONAL, UTIL	2	1.1042	\$0	\$1,866,390	\$1,866,390
J7	REAL & TANGIBLE PERSONAL, UTIL	1	0.1640	\$0	\$60,330	\$60,330
X	Totally Exempt Property	136	153.3383	\$6,260	\$340,069,390	\$0
	Totals		345.9174	\$6,410,950	\$755,567,046	\$415,405,196

2020 CERTIFIED TOTALS

Property Count: 632

WPID1 - WACO PUBLIC IMPRV DIST#1 1988
Effective Rate Assumption

9/10/2020

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New Value

TOTAL NEW VALUE MARKET:	\$6,410,950
TOTAL NEW VALUE TAXABLE:	\$6,404,690

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

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
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12	\$365,837	\$7,705	\$358,132
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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12	\$365,837	\$7,705	\$358,132
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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5	\$37,165,310.00	\$5,266,745
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2020 CERTIFIED TOTALS

Property Count: 6

WPID2 - Waco Public Imp Dist# 2 - 2003
ARB Approved Totals

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Land		Value		
Homesite:		0		
Non Homesite:		11,572,730		
Ag Market:		0		
Timber Market:		0	Total Land	(+) 11,572,730
Improvement		Value		
Homesite:		0		
Non Homesite:		8,542,600	Total Improvements	(+) 8,542,600
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	Total Non Real	(+) 0
			Market Value	= 20,115,330
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	Productivity Loss	(-) 0
Timber Use:	0	0	Appraised Value	= 20,115,330
Productivity Loss:	0	0	Homestead Cap	(-) 0
			Assessed Value	= 20,115,330
			Total Exemptions Amount (Breakdown on Next Page)	(-) 2,855,460
			Net Taxable	= 17,259,870

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
0.00 = 17,259,870 * (0.000000 / 100)

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

2020 CERTIFIED TOTALS

Property Count: 6

WPID2 - Waco Public Imp Dist# 2 - 2003
ARB Approved Totals

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Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	2,855,460	2,855,460
Totals		0	2,855,460	2,855,460

2020 CERTIFIED TOTALS

Property Count: 3

WPID2 - Waco Public Imp Dist# 2 - 2003
Under ARB Review Totals

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Land		Value		
Homesite:		0		
Non Homesite:		495,529		
Ag Market:		0		
Timber Market:		0	Total Land	(+) 495,529
Improvement		Value		
Homesite:		0		
Non Homesite:		38,221	Total Improvements	(+) 38,221
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	Total Non Real	(+) 0
			Market Value	= 533,750
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	Productivity Loss	(-) 0
Timber Use:	0	0	Appraised Value	= 533,750
Productivity Loss:	0	0	Homestead Cap	(-) 0
			Assessed Value	= 533,750
			Total Exemptions Amount (Breakdown on Next Page)	(-) 0
			Net Taxable	= 533,750

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

0.00 = 533,750 * (0.000000 / 100)

Tax Increment Finance Value: 0

Tax Increment Finance Levy: 0.00

2020 CERTIFIED TOTALS

WPID2 - Waco Public Imp Dist# 2 - 2003

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Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

2020 CERTIFIED TOTALS

Property Count: 9

WPID2 - Waco Public Imp Dist# 2 - 2003
Grand Totals

9/10/2020

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Land		Value		
Homesite:		0		
Non Homesite:		12,068,259		
Ag Market:		0		
Timber Market:		0	Total Land	(+) 12,068,259
Improvement		Value		
Homesite:		0		
Non Homesite:		8,580,821	Total Improvements	(+) 8,580,821
Non Real		Count	Value	
Personal Property:	0	0		
Mineral Property:	0	0		
Autos:	0	0	Total Non Real	(+) 0
			Market Value	= 20,649,080
Ag		Non Exempt	Exempt	
Total Productivity Market:	0	0		
Ag Use:	0	0	Productivity Loss	(-) 0
Timber Use:	0	0	Appraised Value	= 20,649,080
Productivity Loss:	0	0	Homestead Cap	(-) 0
			Assessed Value	= 20,649,080
			Total Exemptions Amount (Breakdown on Next Page)	(-) 2,855,460
			Net Taxable	= 17,793,620

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 0.00 = 17,793,620 * (0.000000 / 100)

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

2020 CERTIFIED TOTALS

Property Count: 9

WPID2 - Waco Public Imp Dist# 2 - 2003
Grand Totals

9/10/2020

1:04:24PM

Exemption Breakdown

Exemption	Count	Local	State	Total
EX-XV	1	0	2,855,460	2,855,460
	Totals	0	2,855,460	2,855,460

2020 CERTIFIED TOTALS

Property Count: 6

WPID2 - Waco Public Imp Dist# 2 - 2003
ARB Approved Totals

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
F1	COMMERCIAL REAL PROPERTY	5	19.3030	\$0	\$17,259,870	\$17,259,870
X	TOTALLY EXEMPT PROPERTY	1	3.0830	\$0	\$2,855,460	\$0
Totals			22.3860	\$0	\$20,115,330	\$17,259,870

2020 CERTIFIED TOTALS

Property Count: 3

WPID2 - Waco Public Imp Dist# 2 - 2003
Under ARB Review Totals

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State Category Breakdown

State Code Description	Count	Acres	New Value	Market Value	Taxable Value
F1 COMMERCIAL REAL PROPERTY	3	2.6550	\$0	\$533,750	\$533,750
Totals		2.6550	\$0	\$533,750	\$533,750

2020 CERTIFIED TOTALS

Property Count: 9

WPID2 - Waco Public Imp Dist# 2 - 2003
Grand Totals

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State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
F1	COMMERCIAL REAL PROPERTY	8	21.9580	\$0	\$17,793,620	\$17,793,620
X	TOTALLY EXEMPT PROPERTY	1	3.0830	\$0	\$2,855,460	\$0
Totals			25.0410	\$0	\$20,649,080	\$17,793,620

2020 CERTIFIED TOTALS

Property Count: 6

WPID2 - Waco Public Imp Dist# 2 - 2003
ARB Approved Totals

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
F1	REAL, Commercial	5	19.3030	\$0	\$17,259,870	\$17,259,870
X	Totally Exempt Property	1	3.0830	\$0	\$2,855,460	\$0
Totals			22.3860	\$0	\$20,115,330	\$17,259,870

2020 CERTIFIED TOTALS

Property Count: 3

WPID2 - Waco Public Imp Dist# 2 - 2003
Under ARB Review Totals

9/10/2020 1:04:24PM

CAD State Category Breakdown

State Code Description	Count	Acres	New Value	Market Value	Taxable Value
F1 REAL, Commercial	3	2.6550	\$0	\$533,750	\$533,750
Totals		2.6550	\$0	\$533,750	\$533,750

2020 CERTIFIED TOTALS

Property Count: 9

WPID2 - Waco Public Imp Dist# 2 - 2003
Grand Totals

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CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
F1	REAL, Commercial	8	21.9580	\$0	\$17,793,620	\$17,793,620
X	Totally Exempt Property	1	3.0830	\$0	\$2,855,460	\$0
Totals			25.0410	\$0	\$20,649,080	\$17,793,620

2020 CERTIFIED TOTALS

Property Count: 9

WPID2 - Waco Public Imp Dist# 2 - 2003
Effective Rate Assumption

9/10/2020

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New Value

TOTAL NEW VALUE MARKET: \$0
TOTAL NEW VALUE TAXABLE: \$0

New Exemptions

Exemption	Description	Count
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ABSOLUTE EXEMPTIONS VALUE LOSS

Exemption	Description	Count	Exemption Amount
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PARTIAL EXEMPTIONS VALUE LOSS

NEW EXEMPTIONS VALUE LOSS \$0

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS \$0

New Ag / Timber Exemptions

New Annexations

New Deannexations

Average Homestead Value

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
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Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
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3 \$533,750.00 \$533,750