2026 Truth in Taxation Calculations | Data Input Summary
Eanes Independent School District | July 21, 2026

A. 2026 PROPERTY VALUES: CERTIFIED VALUE	$	23,038,099,630		
PROTESTED VALUE	$	1,146,612,422		
UNLISTED VALUE	$	0		
2026 TOTAL TAXABLE VALUE	$	24,184,712,052		
B. 2025 TOTAL TAXABLE VALUE	$	21,787,510,465		
C. 2025 TAXABLE VALUE OVER-65 & DISABLED CEILINGS	$	4,843,198,707		
D. 2025 TAXABLE VALUE LOST ON COURT APPEALS	$	106,846,881		
D1. ORIGINAL 2025 ARB VALUES	$	1,310,807,361		
D2. 2025 VALUES RESULTING FROM FINAL COURT DECISIONS	$	1,203,960,480		
E. 2025 UNDISPUTED TAXABLE VALUE SUBJECT TO CH 42 APPEAL AS OF JULY	$	1,586,471,269		
E1. 2025 ARB CERTIFIED VALUES	$	1,762,745,854		
E2. 2025 DISPUTED VALUE	$	176,274,585		
F. 2025 DEANNEXED TAX VALUE	$	0		
G. 2025 TAXABLE VALUE BECOMING EXEMPT IN 2026	$	153,280,602		
G1. ABSOLUTE EXEMPTIONS	$	1,564,713		
G2. PARTIAL EXEMPTIONS AND AMOUNT EXEMPT DUE TO AN INCREASED EXEMPT	$	151,715,889		
H. 2025 TAXABLE VALUE LOST ON SPECIAL APPRAISAL	$	2,104,497		
H1. 2025 MARKET VALUE	$	2,137,098		
H2. 2026 PRODUCTIVITY VALUE	$	32,601		
I. 2026 TAXABLE VALUE POLLUTION CONTROL EXEMPTION	$	17,603,094		
J. 2026 TAXABLE VALUE OVER-65 & DISABLED CEILINGS	$	5,237,516,558		
K. 2026 TAX. VALUE OF PROP. ANNEXED > JAN. 1, 2025	$	0		
L. 2026 TAX. VALUE OF NEW IMP. ADDED > JAN. 1, 2025	$	329,750,604		
M. 2025 TAX RATES M & O	$	0.7122	/$100	
I & S	$	0.1200	/$100	
TOTAL TAX RATE	$	0.8322	/$100	
N. M&O YEAR END FUND BALANCE	$	0		
O. I&S YEAR END FUND BALANCE	$	0		
P. 2026 TOTAL DEBT SERVICE NEEDED	$	23,026,147.00		
AMOUNT PAID FROM FUNDS IN SCHEDULE A	$	0.00		
AMOUNT PAID FROM OTHER SOURCES	$	0.00		
ADJUSTED 2026 DEBT SERVICE	$	23,026,147.00		
Q. 2025 EXCESS DEBT TAX COLLECTIONS	$	0.00		
R. CERTIFIED 2026 ANTICIPATED COLLECTION RATE	%	100.00%		
R1. 2025 ACTUAL COLLECTION RATE 100.00%				
R2. 2024 ACTUAL COLLECTION RATE 99.00%				
R3. 2023 ACTUAL COLLECTION RATE 99.00%				
S. REFUNDS FOR TAX YEARS PRIOR TO 2025	$	878,175.31		
M&O PORTION	$	751,545.85		
T. TCEQ CERTIFIED POLLUTION CONTROL EXPENSES	$	0		
U. 2026 Maximum Compressed Tax Rate (MCR)	$	0.6254	/$100	
2026 Golden Pennies	$	0.0800	/$100	
2026 Copper Pennies	$	0.0000	/$100	

No New Revenue Tax Rate		**0.8316**
Voter Approval Tax M & O Tax Rate		0.7054
Calculated Debt Rate		**0.1216**
Target Debt Rate	0.1200	
Schedule A Funds Needed for Above Debt Rate		310,636.12
Debt Rate Reduction Using Above Schedule A Funds		0.0016

Voter Approval Tax Rate: **0.8270**
Voter Approval Tax Rate adjusted for Target Debt Rate: **0.8254**

2026 Tax Rate Calculation Worksheet
School Districts without Chapter 313 Agreements — Form 50-859

Eanes Independent School District
School District's Name

512-732-9000
Phone (area code and number)

401 Camp Craft Rd, West Lake Hills TX 78746
School District's Address, City, State, Zip Code

eanesisd.net
School District's Website Address

GENERAL INFORMATION: Tax Code Section 26.04(C) requires an officer or employee designated by the governing body to calculate the no-new-revenue (NNR) tax rate and voter-approval tax rate for the taxing unit. These tax rates are expressed in dollars per $100 of taxable value calculated. The calculation process starts after the chief appraiser delivers to the taxing unit the certified appraisal roll and the estimated values of properties under protest. The designated officer or employee shall submit the rates to the governing body by August 7 or as soon as thereafter as practicable. Tax Code Section 26.04(e-1) does not require school districts to certify tax rate calculations or comply with certain Tax Code notice requirements School districts are required to provide notice regarding tax rate calculations pursuant to Education Code Chapter 44.

This worksheet is for **school districts without Chapter 313 agreements or Government Code Chapter 403, Supchapter T, Texas Jobs, Energy, Technology, and Innovation Act (JETI) agreements only.** School districts that have a Chapter 313 or JETI agreement should use Comptroller Form 50-884 Tax Rate *(Calculation Worksheet, School Districts with Chapter 313 and JETI Agreements.*

The Comptroller's office provies this worksheet to assist taxing units in determining tax rates. The Texas Education Agency (TEA) provides detailed information on and guidance to school districts in calculating their tax rates. Please review and rely on information provided by TEA when completing this worksheet. Additionally, the information provided in this worksheet is offered as technical assistance and not legal advice. Taxing units should consult legal counsel for interpretations of law regarding tax rate preparation and adoption.

Taxing units must include a hyperlink to a document that evidences the accuracy of each entry in the worksheet other than an entry making a mathematical calculation. Source materials must contain data for all worksheets used.

Hyperlink: www.eanesisd.net/dept/bs/financial-reports

Section 1: No-New-Revenue Tax Rate

The NNR tax rate enables the public to evaluate the relationship between taxes for the prior year and for the current year based on a tax rate that would produce the same amount of revenue if applied to the same properties that are taxed in both years (no new taxes). When appraisal values increase, the NNR tax rate should decrease.

Line.	NO-NEW-REVENUE TAX RATE WORKSHEET			Amount/Rate
1.	**2025 total taxable value.** Enter the amount of 2025 taxable value on the 2025 tax roll today. Include any adjustments since last year's certification; exclude the Section 25.25 (d) one-fourth and one-third over-appraisal corrections from these adjustments. Exclude any property value subject to an appeal under Chapter 42 as of July 25 (will add undisputed value in Line 6). This total includes the taxable value of homesteads with tax ceilings (will deduct in Line 2).			$ 21,787,510,465
2.	**2025 tax ceilings.** Enter the 2025 total taxable value of homesteads with tax ceilings.			$ 4,843,198,707
3.	**Preliminary 2025 adjusted taxable value.** Subtract Line 2 from Line 1.			$ 16,944,311,758
4.	**2025 total tax rate.**			$ 0.8322 /$100
5.	**2025 taxable value lost because court appeals of ARB decisions reduced the 2025 appraised value.**			
	A. Original 2025 ARB values:…	$	1,310,807,361	
	B. 2025 values resulting from final court decisions:…	-$	1,203,960,480	
	C. 2025 value loss. Subtract B from A.			$ 106,846,881
6.	**2025 taxable value subject to an appeal under Chapter 42, as of July 25**			
	A. 2025 ARB certified value:	$	1,762,745,854	
	B. 2025 disputed value:	-$	176,274,585	
	C. 2025 undisputed value. Subtract B from A.			$ 1,586,471,269
7.	**2025 Chapter 42-related adjusted values.** Add Line 5C and 6C.			$ 1,693,318,150
8.	**2025 taxable value, adjusted for actual and potential court-ordered adjustments.** Add Line 3 and Line 7.			$ 18,637,629,908
9.	**2025 taxable value of property in territory the school deannexed after January 1, 2025.** Enter the 2025 value of property in deannexed territory.			$ 0
10.	**2025 taxable value lost because property first qualified for an exemption in 2026.** If the school district 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, temporary disaster exemptions. Note that lowering the amount or percentage of an existing exemption in the current year does not create a new exemption or reduce taxable value.			
	A. Absolute exemptions. Use the 2025 market value:…	$	1,564,713	
	B. Partial exemptions. 2026 exemption amount or 2026 percentage exemption times 2025 value:…..	+$	151,715,889	
	C. Value loss. Add A and B:			$ 153,280,602

11.	**2025 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 2026.** Use only those properties that qualified for the first time in 2026; do not use properties that qualified in 2025. **A. 2025 market value:**…… $ 2,137,098 **B. 2026 productivity or special appraised value:**…… -$ 32,601 **C. Value loss.** Subtract B from A.	$ 2,104,497
12.	**Total adjustments for lost value.** Add Lines 9, 10C, and 11C.	$ 155,385,099
13.	**Adjusted 2025 taxable value.** Subtract Line 12 from Line 8.	$ 18,482,244,809
14.	**Adjusted 2025 total levy.** Multiply Line 4 by Line 13 and divide by $100.	$ 153,809,241
15.	**Taxes refunded for years preceding tax year 2025.** Enter the amount of taxes refunded by the school district for the tax years preceding tax year 2025. Types of refunds include court decisions, Tax Code Sections 25.25 (b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for tax year 2025. This line applies only to tax years preceding tax year 2025.	$ 878,175.31
16.	**Adjusted 2025 levy with refunds.** Add Lines 14 and 15.	$ 154,687,417
17.	**Total 2026 taxable value on the 2026 certified appraisal roll today.** This value includes only certified values or certified estimates of values and includes the total taxable value of homesteads with tax ceilings (will deduct in Line 19). These homesteads include homeowners age 65 or older or disabled. **A. Certified values:**…… $ 23,038,099,630 **B. Pollution Control and energy storage system exemption:** Deduct the value of property exempted for the current year for the first time as pollution control or enery storage system property. -$ 17,603,094 **C. Total 2026 value.** Subtract B from A.	$ 23,020,496,536
18.	**Total value of properties under protest or not included on certified appraisal roll.** **A. 2026 taxable value of properties under protest**. The chief appraiser certifies a list of properties still under ARB protest. The list shows the 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 under protest…… $ 1,146,612,422 **B. 2026 value of properties not under protest or included on certified appraisal roll. The** chief appraiser gives school districts a list of those taxable properties that the chief appraiser knows about but are not included at appraisal roll certification. These properties are also 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 not on the roll…… +$ 0 **C. Total value under protest or not certified.** Add A and B.	$ 1,146,612,422
19.	**2026 tax ceilings.** Enter 2026 total taxable value of homesteads with tax ceilings.	$ 5,237,516,558
20.	**Anticipated contested value.** Affected taxing units enter the contested value for all property that is subject to anticipated substantial litigation. An affected taxing unit is wholly or partly located in a county that has a population of less than 500,000 and is located on the Gulf of Mexico. If completing this line, the taxing unit must include supporting documentation in Section 9. Taxing units that are not affected, enter 0.	$ 0
21.	**2026 total taxable value.** Add lines 17C and 18C. Subtract Lines 19 and 20.	$ 18,929,592,400
22.	**Total 2026 taxable value of properties in territory annexed after Jan. 1, 2025.** Include both real and personal property. Enter the 2026 value of property in territory annexed by the school district.	$ 0
23.	**Total 2026 taxable value of new improvements and new personal property located in new improvements.** New means the item was not on the appraisal roll in 2025. An improvement is a building, structure, fixture, or fence erected on 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 school district after Jan. 1, 2025 and be located in a new improvement.	$ 329,750,604
24.	**Total adjustments to the 2026 taxable value.** Add Lines 22 and 23.	$ 329,750,604
25.	**Adjusted 2026 taxable value.** Subtract Line 24 from Line 21.	$ 18,599,841,796
26.	**2026 NNR tax rate.** Divide Line 16 by Line 25 and multiply by $100.	$ 0.8316 /$100

Section 2: Voter-Approval Tax Rate: Maximum Compressed, Enrichment, and Debt Tax Rate Worksheet

The voter-approval tax rate is the highest tax rate that a taxing unit may adopt without holding an election to seek voter approval of the rate. Most school districts calculate a voter-approval tax rate that is split into three separate rates:

1. **Maximum Compressed Tax Rate (MCR):** A district's maximum compressed tax rate is defined as the tax rate for the current tax year per $100 of valuation of taxable property at which the district must levy a maintenance and operations tax rate to receive the full amount of the tier one allotment.

2. **Enrichment Tax Rate:** A district's enrichment tax rate is defined as any tax effort in excess of the district's MCR and less than $0.17. The enrichment tax rate is divided into golden pennies and copper pennies. School districts can claim up to 8 golden pennies, not subject to compression, and 9 copper pennies which are subject to compression.

3. **Debt Rate:** The debt rate includes the minimum dollar amount required to be paid toward the school district's debt service for the current year. This rate accounts for principal and interest on bonds and other debt secured by property tax revenue.

The MCR and Enrichment Tax Rate added together make up the school district's maintenance and operations (M&O) tax rate. Districts cannot increase the district's M&O tax rate to a create surplus in M&O tax revenue for the purpose of paying the district's debt service.

If a school district adopted a tax rate that exceeded its voter-approval tax rate without holding an election to respond to a disaster in the prior year, as allowed by Tax Code Section 26.04 (e), the school district may not consider the amount by which it exceeded its voter-approval tax rate (disaster pennies) in the calculation this year. This adjustment will be made in Section 4 of this worksheet.

A district must complete an efficiency audit before seeking voter approval to adopt a M&O tax rate higher than the calculated M&O tax rate, hold an open meeting to discuss the results of the audit, and post the results of the audit on the district's website 30 days prior to the election. Additionally, a school district located in an area declared a disaster by the governor may adopt a M&O tax rate higher than the calculated M&O tax rate during the two-year period following the date of the *declaration without conducting an efficiency audit.*

Districts should review information from TEA when calculating their voter-approval tax rate.

Line.	VOTER-APPROVAL TAX RATE WORKSHEET			Amount/Rate
27.	**2026 maximum compressed tax rate (MCR).** TEA will publish compression rates based on district and statewide property value growth. Enter the school district's maximum compressed rate based on guidance from TEA.			$ 0.6254 /$100
28.	**2026 enrichment tax rate.**			
	A. Enter the district's 2025 enrichment tax rate, minus any required reduction under Education Code Section 48.202(f)……	$	0.0800	
	B. $0.05 per $100 of taxable value……	$	0.0500	
	Enter the greater of A and B.			$ 0.0800 /$100
29.	**2026 maintenance and operations (M&O) tax rate.** Add Lines 27 and 28.			$ 0.7054 /$100
30.	**Total 2026 debt to be paid with property tax revenue.** 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 school district's budget as M&O expenses.			
	A. Debt also includes contractual payments to other school districts that have incurred debts on behalf of this school district, 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. Enter debt amount……	$	23,026,147.00	
	B. Subtract **unencumbered fund amount** used to reduce total debt.	-$	0.00	
	C. Subtract **state aid** received for paying principal and interest on debt for facilities through the existing debt allotment program and/or instructional facilities allotment program……	-$	0.00	
	D. Adjusted debt. Subtract B and C from A.			$ 23,026,147.00
31.	**Certified 2025 excess debt collections.** Enter the amount certified by the collector.			$ 0.00
32.	**Adjusted 2026 debt.** Subtract Line 31 from Line 30D.			$ 23,026,147.00
33.	**2026 anticipated collection rate.**			
	A. Enter the 2026 anticipated collection rate certified by the collector……		100%	
	B. Enter the 2025 actual collection rate……		100%	
	C. Enter the 2024 actual collection rate……		99%	
	D. Enter the 2023 actual collection rate……		99%	
	E. If the anticipated collection rate in A is lower than the actual collection rates from B, C, and D, enter the lowest rate from B, C, and D. If the anticipated rate in A is higher than at least one of the rates in the the prior three years, enter the rate from A. Note that the rate can be greater than 100%.			100%
34.	**2026 debt adjusted for collections.** Divide Line 32 by Line 33E.			$ 23,026,147.00
35.	**2026 total taxable value.** Enter the amount on Line 21 of the NNR Worksheet.			$ 18,929,592,400
36.	**2026 debt tax rate.** Divide Line 34 by Line 35 and multiply by $100.			$ 0.1216 /$100
37.	**2026 voter-approval tax rate.** Add Lines 29 and 36.			$ 0.8270 /$100

Section 3: Voter-Approval Tax Rate Adjustments for Pollution Control

A school district may raise its rate for M&O funds used to pay for a facility, device or method for the control of air, water or land pollution. This includes any land, structure, building, installation, excavation, machinery, equipment or device that is used, constructed, acquired or installed wholly or partly to meet or exceed pollution control requirements. The school district's expenses are those necessary to meet the requirements of a permit issued by the Texas Commission on Environmental Quality (TCEQ). The school district must provide the tax assessor with a copy of the TCEQ letter of determination that states the portion of the cost of the installation for pollution control.

This section should only be completed by a school district that uses M&O funds to pay for a facility, device or method for the control of air, water or land pollution.

Line.	VOTER-APPROVAL RATE ADJUSTMENT FOR POLLUTION CONTROL REQUIREMENTS WORKSHEET	Amount/Rate
38.	**Certified expenses from TCEQ.** Enter the amount certified in the determination letter from TCEQ. The school district shall provide its tax assessor-collector with a copy of the letter.	$ 0.00
39.	**2026 total taxable value.** Enter the amount from Line 21 of the NNR Worksheet.	$ 18,929,592,400
40.	**Additional rate for pollution control.** Divide Line 38 by Line 39 and multiply by $100.	$ N/A /$100
41.	**2026 voter-approval tax rate, adjusted for pollution control.** Add Line 37 to Line 40.	$ N/A /$100

Section 4: Voter-Approval Tax Rate Adjustment in Year Following Disaster

If a school district adopted a tax rate that exceeded its voter-approval tax rate without holding an election to respond to a disaster in the prior year, as allowed by Tax Code Section 26.042(e), the school district may not consider the amount by which it exceeded its voter-approval tax rate in the calculation this year. As such, it must reduce its voter-approval tax rate for the current tax year.

This section applies to a school district in a disaster area that adopts a tax rate greater than its voter-approval tax rate without holding an election in the prior year, as provided for by Tax Code Section 26.042(e).

Line.	PRIOR YEAR DISASTER ADJUSTMENT WORKSHEET	Amount/Rate
42.	**2025 adopted tax rate.** Enter the rate in Line 4 of the No-New-Revenue Worksheet.	$ 0.8322 /$100
43.	**2025 voter-approval tax rate.** If the school district adopted a tax rate above the 2025 voter-approval tax rate without holding an election due to a disaster, enter the voter-approval tax rate from the 2025 worksheet.	$ 0.0000 /$100
44.	**Increase in 2025 tax rate due to disaster (disaster pennies).** Subtract Line 43 from Line 42.	$ N/A /$100
45.	**2026 voter-approval tax rate, adjusted for prior year disaster.** Subtract Line 44 from one of the following lines (as applicable): Line 37 or Line 41 (school districts with pollution control).	$ N/A /$100

Section 5: Total Tax Rate

Indicate the applicable total tax rates as calculated above.

No-new-revenue tax rate.. $ 0.8316 /$100
Enter the 2026 NNR rate from Line 25.

Voter-approval tax rate.. $ 0.8270 /$100
As applicable, enter the 2026 voter-approval tax rate from: Line 37, Line 41, or Line 45.

Section 6: Addendum

An affected taxing unit that enters an amount described by Tax Code Section 26.01(6)(C) in Line 20 must include the following as an addendum:

1. Documentation that supports the exclusion of value under Tax Code Section 26.012(6)(C); and
2. Each statement submitted to the designated officer or employee by the property owner or entity as required by Tax Code Section 41.48(c)(2) for that tax year.

Hyperlink to supporting documentation:

Section 7: School District Representative Name and Signature

Enter the name of the person preparing the tax rate as authorized by the governing body of the school district. By signing below, you certify that you are the designated officer or employee of the school district and have calculated the tax ratesin accordance with requirements in the Tax Code and Education Code.

Pete D. Pape

Printed Name of School District Representative

8/7/2026

School District Representative

Date

TRAVIS CENTRAL APPRAISAL DISTRICT

July 20, 2026

EANES ISD
KIM MCMATH, PRESIDENT
601 CAMP CRAFT RD
AUSTIN, TX 78746

In accordance with Section 5.07(g)(4) and 26.04 (d-1) of the Texas Property Tax Code, the information below has been certified by the Chief Appraiser to be used in the tax rate calculations for the upcoming tax year and included as evidence in the source materials required to be included on the Tax Rate Calculation Worksheets provided by the Texas State Comptroller's office.

Line	Tax Rate Calculation Worksheet		Amount/Rate
1	Prior year total taxable value.	$23,543,970,480	
	Plus: Prior year 25.25(d) correction adjustments	$6,285,839	
	Less: Property value subject to a Chapter 42 appeal	$1,762,745,854	
			$21,787,510,465
2	Prior year tax ceilings.		$4,843,198,707
5	Prior year taxable value lost because court appeals of ARB decisions reduced the prior year's appraised value.		
	A. Original prior year ARB values:	$1,310,807,361	
	B. Prior year values resulting from final court decisions:	$1,203,960,480	
	C. Prior year value loss. Subtract B from A		$106,846,881
6	Prior year taxable value subject to an appeal under Chapter 42, as of July 25.		
	A. Prior year ARB certified value:	$1,762,745,854	
	B. Prior year disputed value:	$176,274,585	
	C. Prior year undisputed value.		$1,586,471,269
9	Prior year taxable value of property in territory the taxing unit deannexed after Jan. 1, of the prior year.		$ 0
10	Prior year taxable value lost because property first qualified for an exemption in the current year.		
	A. Absolute exemptions.	$1,564,713	
	B. Partial exemptions.	$151,715,889	
	C. Value loss.		$153,280,602

Line	Tax Rate Calculation Worksheet		Amount/Rate
11	Prior year 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 the current year.		
	A. Prior year market value:	$2,137,098	
	B. Current year productivity or special appraised value:	$32,601	
	C. Value loss.		$2,104,497
17	**Total current year taxable value on the current year certified appraisal roll today.**		
	A. Certified values:		$23,038,099,630
	B. Pollution control and energy storage system exemption:		$17,603,094
18	**Total value of properties under protest or not included on certified appraisal roll.**		
	A. Current year taxable value of properties under protest. 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 under protest:		$1,146,612,422
19	Current year tax ceilings.		$5,237,516,558
22	Total current year taxable value of properties in territory annexed after Jan. 1, of the prior year.		$ 0
23	Total current year taxable value of new improvements and new personal property located in new improvements.		$329,750,604

If you have any questions or need additional information, please do not hesitate to contact me at any time.

Sincerely,

Leana H. Mann

Leana Mann, RPA, CCA, CGFO
Chief Appraiser

TAX ASSESSOR AND COLLECTOR OF TRAVIS COUNTY
CELIA ISRAEL
2433 Ridgepoint Drive • Austin, TX 78754 • 512 854 9473

July 15, 2026

CATHERINE WALKER, PRESIDENT BOARD OF TRUSTEES
ATTENTION: PETE PATE
EANES ISD
401 CAMP CRAFT RD
WEST LAKE HILLS, TX 78746

Dear CATHERINE WALKER, PRESIDENT BOARD OF TRUSTEES:

In accordance with Sections 5.07(g)(4) and 26.04 (d-1) of the Property Tax Code, the information below has been certified by the Tax Assessor-Collector to be used in the tax rate calculations for the upcoming tax year and included as evidence in the source materials required to be included on the Tax Rate Calculation Worksheet provided by the Texas State Comptroller's office. The corresponding worksheet line items are included.

Prior Year Refunds Total (Line 15 *without 313):	$ 878,175.31
Prior Year M&O Refunds (Line 20 *with 313):	$ 751,545.85
2025 Excess Debt Collection (Line 31 or Line 42):	$0.00
2026 Anticipated Collection Rate (Line 33A or Line 44A):	100%
2025 Actual Collection Rate (Line 33B or Line 44B):	100 %
2024 Actual Collection Rate (Line 33C or Line 44C):	99 %
2023 Actual Collection Rate (Line 33D or Line 44D:	99 %

If you have any questions, please do not hesitate to contact us at any time. Our primary email for Truth-in-Taxation matters is tnt@traviscountytx.gov or you may call Christina Cerda at 512-854-3858 or Veronica Ruiz 512-854-7969.

Sincerely yours,

Celia Israel
Tax Assessor-Collector

CI/cc/vr

Eanes ISD - 2026 Debt Services

(Line 30-A)

Description of Debt	Minimum Dollar Amount of Principal or Contract Payment to be Paid From Property Taxes	Minimum Dollar Amount of Interest to be Paid From Property Taxes	Other Amounts to be Paid	Total Payment
Principal and Interest Bond	$ 15,725,000.00	$ 7,271,147.00	$ 30,000.00	$ 23,026,147.00
TOTALS	**$ 15,725,000.00**	**$ 7,271,147.00**	**$ 30,000.00**	**$ 23,026,147.00**

Target Debt Rate **0.1200**

TRAVIS CENTRAL APPRAISAL DISTRICT

EANES ISD
KIM MCMATH, PRESIDENT
601 CAMP CRAFT RD
AUSTIN, TX 78746

July 20, 2025

In accordance with Tax Code Section 26.01(a-1), enclosed is the **2026 Certified Net Taxable Value** for your taxing unit. The values in the Certified Estimate shall be used to calculate the no-new-revenue tax rate and the voter-approval tax rate, per Tax Code Section 26.04(c-2). The value remaining under protest is reported as the owner's opinion of value or the preceding year's value, whichever is lower, pursuant to Tax Code Section 26.01(c).

Approved Net Taxable	$23,038,099,630
Certification Percentage	94.42%
Section 26.01(c) Net Taxable Value Under Protest	$1,146,612,422
Net Taxable Value	$24,184,712,052
Freeze Adjusted Taxable Value	$18,947,195,494

The following pages included with your Certified Value provide information to assist you in completing the Truth in Taxation calculations and postings. Data on taxes refunded for years preceding the prior tax year has been provided for entities with a collection agreement with the Travis County Tax Office.

The calculated tax rates and hearing date information should be posted to the taxing unit portal maintained by the appraisal district, as required 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, 2026.

Sincerely,

Leana H. Mann

Leana Mann, RPA, CCA, CGFO
Chief Appraiser
Lmann@tcadcentral.org
(512) 834-9317 Ext. 405

Form 50-859
Tax Rate Calculation Worksheet- School Districts without Chapter 313 and JETI Agreements

Line	Tax Rate Calculation Worksheet		Amount/Rate
1	**Prior year total taxable value.** Enter the amount of the prior year taxable value on the prior year tax roll today. Include any adjustments since last year's certification; exclude Tax Code Section 25.25(d) one-fourth and one-third over-appraisal corrections from these adjustments. Exclude any property value subject to an appeal under Chapter 42 as of July 25 (will add undisputed value in Line 6). This total includes the taxable value of homesteads with tax ceilings (will deduct in Line 2) and the captured value for tax increment financing (adjustment is made by deducting TIF taxes, as reflected in Line 17). **Exhibit B**		$21,787,510,465
2	**Prior year tax ceilings.** Counties, cities, and junior college districts. Enter the prior year 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 last year or a prior year for homeowners age 65 or older or disabled, use this step. **Exhibit B**		$4,843,198,707
3	**Preliminary prior year adjusted taxable value.** Subtract Line 2 from Line 1.		$16,944,311,758
4	**Prior year total adopted tax rate.**		0.832200 /$100
5	**Prior year taxable value lost because court appeals of ARB decisions reduced the prior year's appraised value.**		
	Original prior year ARB values:	$1,310,807,361	
	Prior year values resulting from final court decisions:	$1,203,960,480	
	Prior year value loss. Subtract B from A		$106,846,881
6	**Prior year taxable value subject to an appeal under Chapter 42, as of July 25.**		
	Prior year ARB certified value:	$1,762,745,854	
	Prior year disputed value:	$176,274,585	
	Prior year undisputed value. Subtract B from A.		$1,586,471,269
7	**Prior year Chapter 42 related adjusted values.** Add Line 5C and Line 6C.		$1,693,318,150
8	**Prior year taxable value, adjusted for actual and potential court-ordered adjustments.** Add Line 3 and Line 7.		$18,637,629,908
9	**Prior year taxable value of property in territory the taxing unit deannexed after Jan. 1, of the prior year.** Enter the prior year value of property in deannexed territory. **Exhibit A**		$ 0
10	**Prior year taxable value lost because property first qualified for an exemption in the current year.** 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, temporary disaster exemptions. Note that lowering the amount or percentage of an existing exemption in the current year does not create a new exemption or reduce taxable value. **Exhibit A**		
	A. **Absolute exemptions.** Use prior year market value:	$1,564,713	
	B. **Partial exemptions.** Current year exemption amount or current year percentage exemption times prior year value:	$151,715,889	
	C. **Value loss.** Add A and B		$153,280,602
11	**Prior year 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 the current year.** Use only properties that qualified for the first time in the current year; do not use properties that qualified in the prior year. **Exhibit A**		
	A. **Prior year market value:**	$2,137,098	
	B. **Current year productivity or special appraised value:**	$32,601	
	C. **Value loss.** Subtract B from A.		$2,104,497
12	**Total adjustments for lost value.** Add Lines 9, 10C and 11C.		$155,385,099
13	**Adjusted prior year taxable value.** Subtract Line 12 from Line 8.		$18,482,244,809
14	**Adjusted prior year total levy.** Multiply Line 4 by Line 13 and divide by $100.		$153,809,241
15	**Taxes refunded for years preceding the prior tax year.** Enter the amount of taxes refunded by the district for tax years preceding the prior tax year. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for the prior tax year. This line applies only to tax years preceding the prior tax year.		$878,175
16	**Adjusted prior year levy with refunds.** Add Lines 14 and 15.		$154,687,416

Form 50-859

Tax Rate Calculation Worksheet- School Districts without Chapter 313 and JETI Agreements

Line	Tax Rate Calculation Worksheet		Amount/Rate
17	**Total current year taxable value on the current year certified appraisal roll today.** This value includes only certified values and includes the total taxable value of homesteads with tax ceilings (will deduct in line 19). These homesteads include homeowners age 65 or older or disabled. Exhibit A		
	A. **Certified values:**	$23,038,099,630	
	B. **Pollution control and energy storage system exemption:** Deduct the value of property exempted for the current tax year for the first time as pollution control or energy storage system property:	$17,603,094	
	C. **Total current year value.** Subtract B from A.		$23,020,496,536
18	**Total value of properties under protest or not included on certified appraisal roll.** Exhibit A		
	A. **Current year taxable value of properties under protest.** 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 under protest:	$1,146,612,422	
	B. **Current year value of properties not under protest or included on certified appraisal roll.** The chief appraiser gives school districts a list of those taxable properties that the chief appraiser knows about but are not included in the appraisal roll certification. These properties are also not on the list of properties 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 of property not on the certified roll:	$ 0	
	C. **Total value under protest or not certified.** Add A and B.		$1,146,612,422
19	**Current year tax ceilings.** Enter current year total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Exhibit A		$5,237,516,558
20	**Anticipated contested value.** Affected taxing units enter the contested taxable value for all property that is subject to anticipated substantial litigation. An affected taxing unit is wholly or partly located in a county that has a population of less than 500,000 and is located on the Gulf of Mexico. If completing this line, the taxing unit must include supporting documentation in Section 6. Taxing units that are not affected, enter 0.		$ 0
21	**Current year total taxable value.** Add Lines 17C and 18C. Subtract Line 19 and 20.		$18,929,592,400
22	**Total current year taxable value of properties in territory annexed after Jan. 1, of the prior year.** Include both real and personal property. Enter the current year value of property in territory annexed by the school district. Exhibit A		$ 0
23	**Total current year taxable value of new improvements and new personal property located in new improvements.** New means the item was not on the appraisal roll in the prior year. An improvement is a building, structure, fixture or fence erected on 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 Jan. 1, of the prior year and be located in a new improvement. Exhibit A		$329,750,604
24	**Total adjustments to the current year taxable value.** Add Lines 22 and 23.		$329,750,604
25	**Adjusted current year taxable value.** Subtract Line 24 from Line 21.		$18,599,841,796
26	**Current year NNR tax rate.** Divide Line 16 by Line 25 and multiply by $100.		0.831660 /$100

Notice of Public Hearing – Budget/Tax Rate Information:

2025 Average appraised value of properties with a homestead exemption	$1,923,421
2025 Total appraised value of all property	$29,162,305,417
2025 Total appraised value of all new property	$189,430,904
2025 Average taxable value of properties with a homestead exemption	$1,559,051
2025 Total taxable value of all property	$23,543,970,480
2025 Total taxable value of all new property	$183,862,836
2025 Median market value of properties with a homestead exemption	$1,482,062
2025 Median taxable value of properties with a homestead exemption	$1,235,000
2026 Average appraised value of properties with a homestead exemption	$1,916,612
2026 Total appraised value of all property	$29,325,574,655
2026 Total appraised value of all new property	$336,780,548
2026 Average taxable value of properties with a homestead exemption	$1,605,885
2026 Total taxable value of all property	$24,184,712,052
2026 Total taxable of all new property	$329,750,604
2026 Median market value of properties with a homestead exemption	$1,445,338
2026 Median taxable value of properties with a homestead exemption	$1,235,221

TEA Local Property Value Survey Information	
TEA LPVS 2026 Taxable Value	$24,184,712,052
TEA LPVS 2026 Freeze Adjusted Taxable Value	$18,947,195,494
TEA LPVS 2026 Local Option Value Loss	$ 0

Please join us for our annual Truth in Taxation Webinar on Tuesday, July 28, 2026, at 10:30 a.m. Register for the webinar at Traviscad.org/TNT.

TRAVIS CENTRAL APPRAISAL DISTRICT

July 20, 2026

EANES ISD
KIM MCMATH, PRESIDENT
601 CAMP CRAFT RD
AUSTIN, TX 78746

In accordance with Section 5.07(g)(4) and 26.04 (d-1) of the Texas Property Tax Code, the information below has been certified by the Chief Appraiser to be used in the tax rate calculations for the upcoming tax year and included as evidence in the source materials required to be included on the Tax Rate Calculation Worksheets provided by the Texas State Comptroller's office.

Line	Tax Rate Calculation Worksheet		Amount/Rate
1	Prior year total taxable value.	$23,543,970,480	
	Plus: Prior year 25.25(d) correction adjustments	$6,285,839	
	Less: Property value subject to a Chapter 42 appeal	$1,762,745,854	
			$21,787,510,465
2	Prior year tax ceilings.		$4,843,198,707
5	Prior year taxable value lost because court appeals of ARB decisions reduced the prior year's appraised value.		
	A. Original prior year ARB values:	$1,310,807,361	
	B. Prior year values resulting from final court decisions:	$1,203,960,480	
	C. Prior year value loss. Subtract B from A		$106,846,881
6	Prior year taxable value subject to an appeal under Chapter 42, as of July 25.		
	A. Prior year ARB certified value:	$1,762,745,854	
	B. Prior year disputed value:	$176,274,585	
	C. Prior year undisputed value.		$1,586,471,269
9	Prior year taxable value of property in territory the taxing unit deannexed after Jan. 1, of the prior year.		$ 0
10	Prior year taxable value lost because property first qualified for an exemption in the current year.		
	A. Absolute exemptions.	$1,564,713	
	B. Partial exemptions.	$151,715,889	
	C. Value loss.		$153,280,602

Line	Tax Rate Calculation Worksheet		Amount/Rate
11	Prior year 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 the current year.		
	A. Prior year market value:	$2,137,098	
	B. Current year productivity or special appraised value:	$32,601	
	C. Value loss.		$2,104,497
17	**Total current year taxable value on the current year certified appraisal roll today.**		
	A. Certified values:		$23,038,099,630
	B. Pollution control and energy storage system exemption:		$17,603,094
18	**Total value of properties under protest or not included on certified appraisal roll.**		
	A. Current year taxable value of properties under protest. 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 under protest:		$1,146,612,422
19	Current year tax ceilings.		$5,237,516,558
22	Total current year taxable value of properties in territory annexed after Jan. 1, of the prior year.		$ 0
23	Total current year taxable value of new improvements and new personal property located in new improvements.		$329,750,604

If you have any questions or need additional information, please do not hesitate to contact me at any time.

Sincerely,

Leana H. Mann

Leana Mann, RPA, CCA, CGFO
Chief Appraiser

Exhibit A

APPRAISAL TOTALS

7-18-2026

Run ID: 6885

Type: Certification Totals
Year: 2026
As of Roll Correction: 0
Property Type List: All
Taxing Unit List: All
Taxing Unit Selection Type: All

Mineral Company:
Tag List:
Property List:

Custom Query:

	NOT UNDER REVIEW	UNDER REVIEW	TOTAL
REAL PROPERTY & MFT HOMES	(Count) (13,340)	(Count) (746)	(Count) (14,086)
Land HS Value	10,745,581,387	649,338,480	11,394,919,867
Land NHS Value	2,418,662,345	207,188,963	2,625,851,308
Land Ag Market Value	231,764,334	18,985,092	250,749,426
Land Timber Market Value	0	0	0
Total Land Value	**13,396,008,066**	**875,512,535**	**14,271,520,601**
Improvement HS Value	10,813,011,582	694,969,481	11,507,981,063
Improvement NHS Value	3,347,442,891	23,954,023	3,371,396,914
Total Improvement	**14,160,454,473**	**718,923,504**	**14,879,377,977**
Market Value	**27,556,462,539**	**1,594,436,039**	**29,150,898,578**
BUSINESS PERSONAL PROPERTY	(2,750)	(94)	(2,844)
Market Value	**440,092,140**	**61,022,761**	**501,114,901**
OIL & GAS / MINERALS	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
OTHER (Intangibles)	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
	(Total Count) (16,090)	(Total Count) (840)	(Total Count) (16,930)
TOTAL MARKET	**27,996,554,679**	**1,655,458,800**	**29,652,013,479**
Ag Productivity	471,389	2,200	473,589
Ag Loss (-)	231,292,945	18,982,892	250,275,837
Timber Productivity	0	0	0
Timber Loss (-)	0	0	0
APPRAISED VALUE	**27,765,261,734**	**1,636,475,908**	**29,401,737,642**
	94.1%	5.9%	100.0%
HS CAP Limitation Value (-)	1,489,070,649	151,353,562	1,640,424,211
CB CAP Limitation Value (-)	122,133,756	49,824,754	171,958,510
NET APPRAISED VALUE	**26,154,057,329**	**1,435,297,592**	**27,589,354,921**
Total Exemption Amount	3,115,957,699	49,928,642	3,165,886,341
NET TAXABLE	**23,038,099,630**	**1,385,368,950**	**24,423,468,580**
TAX LIMIT/FREEZE ADJUSTMENT	**5,023,361,090**	**214,155,468**	**5,237,516,558**
LIMIT ADJ TAXABLE (I&S)	**18,014,738,540**	**1,171,213,482**	**19,185,952,022**
CHAPTER 312 ADJUSTMENT	**0**	**0**	**0**
CHAPTER 313 ADJUSTMENT	**0**	**0**	**0**
LIMIT ADJ TAXABLE (M&O)	**18,014,738,540**	**1,171,213,482**	**19,185,952,022**

APPROX TOTAL LEVY = LIMIT ADJ TAXABLE * (TAX RATE / 100) + ACTUAL TAX

$180,241,064.67 = 19,185,952,022 * (0.832200 / 100) + $20,575,571.94

NOT UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	51,120,049	41,313,640	263,291.26	160,014.36	317,769.39	186,373.26	46
DPS	2,950,189	2,530,189	14,776.79	11,092.31	16,290.82	11,092.31	3
OV65	5,545,451,402	4,774,320,443	29,764,508.13	19,179,347.34	31,278,422.5	19,555,143.43	3,421
OV65S	244,748,650	205,196,818	644,702.32	283,838.32	651,379.76	290,153.37	160
Total	5,844,270,290	5,023,361,090	30,687,278.5	19,634,292.33	32,263,862.47	20,042,762.37	3,630

Tax Rate: 0.832200

UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
OV65	228,883,461	210,889,445	1,361,817.95	934,493.15	1,454,663.14	950,912.57	88
OV65S	3,706,023	3,266,023	15,056.84	6,786.46	15,056.84	6,786.46	2
Total	232,589,484	214,155,468	1,376,874.79	941,279.61	1,469,719.98	957,699.03	90

Tax Rate: 0.832200

TOTAL

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	51,120,049	41,313,640	263,291.26	160,014.36	317,769.39	186,373.26	46
DPS	2,950,189	2,530,189	14,776.79	11,092.31	16,290.82	11,092.31	3
OV65	5,774,334,863	4,985,209,888	31,126,326.08	20,113,840.49	32,733,085.64	20,506,056	3,509
OV65S	248,454,673	208,462,841	659,759.16	290,624.78	666,436.6	296,939.83	162
Total	6,076,859,774	5,237,516,558	32,064,153.29	20,575,571.94	33,733,582.45	21,000,461.4	3,720

Tax Rate: 0.832200

Exhibit A

EANES ISD

Exemptions

EXEMPTIONS	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Homestead Exemptions						
HS-Local	0	0	0	0	0	0
HS-State	1,334,331,139	9,633	36,273,499	273	1,370,604,638	9,906
HS-Prorated	1,352,054	11	134,630	1	1,486,684	12
OV65-Local	70,920,348	3,630	1,785,610	96	72,705,958	3,726
OV65-State	214,470,378	3,630	5,359,311	96	219,829,689	3,726
OV65-Prorated	0	0	0	0	0	0
OV65S-Local	3,052,882	161	40,000	2	3,092,882	163
OV65S-State	9,398,647	161	120,000	2	9,518,647	163
OV65S-Prorated	0	0	0	0	0	0
DP-Local	897,643	48	0	0	897,643	48
DP-State	2,751,131	48	0	0	2,751,131	48
DP-Prorated	0	0	0	0	0	0
DVHS	76,388,743	54	0	0	76,388,743	54
DVHS-Prorated	557,484	1	0	0	557,484	1
DVHSS	9,233,249	8	0	0	9,233,249	8
DVHSS-Prorated	0	0	0	0	0	0
Subtotal for Homestead Exemptions	**1,723,353,698**	**17,385**	**43,713,050**	**470**	**1,767,066,748**	**17,855**
Disabled Veterans Exemptions						
DV1	291,000	33	0	0	291,000	33
DV1S	5,000	1	0	0	5,000	1
DV2	88,500	10	7,500	1	96,000	11
DV2S	7,500	1	0	0	7,500	1
DV3	108,000	14	0	0	108,000	14
DV4	240,000	35	0	0	240,000	35
DV4S	36,000	6	0	0	36,000	6
Subtotal for Disabled Veterans Exemptions	**776,000**	**100**	**7,500**	**1**	**783,500**	**101**
Special Exemptions						
FR	0	1	0	0	0	1
PC	545,215	4	0	0	545,215	4
SO	16,462,825	759	595,054	20	17,057,879	779
Subtotal for Special Exemptions	**17,008,040**	**764**	**595,054**	**20**	**17,603,094**	**784**

EXEMPTIONS	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Absolute Exemptions						
EX-XJ	112,159,102	5	0	0	112,159,102	5
EX-XJ-PRORATED	0	0	0	0	0	0
EX-XO	9,155	3	0	0	9,155	3
EX-XO-PRORATED	0	0	0	0	0	0
EX-XR	1,001,364	3	0	0	1,001,364	3
EX-XR-PRORATED	0	0	0	0	0	0
EX-XV	1,153,738,625	227	88,065	2	1,153,826,690	229
EX-XV-PRORATED	818,722	1	0	0	818,722	1
EX-XV-PRORATED-	469,289	1	0	0	469,289	1
Subtotal for Absolute Exemptions	**1,268,196,257**	**240**	**88,065**	**2**	**1,268,284,322**	**242**
Other Exemptions						
BPPEX	94,514,364	2,350	3,425,316	51	97,939,680	2,401
BPPEX-AL	355,830	5	14,100	1	369,930	6
BPPEX-TU	7,679,710	329	1,201,847	30	8,881,557	359
BPPEX-UD	4,073,800	59	883,710	12	4,957,510	71
Subtotal for Other Exemptions	**106,623,704**	**2,743**	**5,524,973**	**94**	**112,148,677**	**2,837**
Total:	**3,115,957,699**	**21,232**	**49,928,642**	**587**	**3,165,886,341**	**21,819**

New Value

Total New Market Value: $336,780,548

Total New Taxable Value: $329,750,604

JETI		Chapter 313		TIF/TIRZ	
New Market Value:	$0	New Market Value:	$0	New Market Value:	$0
New Taxable Value:	$0	New Taxable Value:	$0	New Taxable Value:	$0

Exemption Loss

New Absolute Exemptions

Exemption	Description	Count	Last Year Market Value
EX-XV	Other Exemptions (including public property, reli...	5	1,564,713
Absolute Exemption Value Loss:		**5**	**1,564,713**

New Partial Exemptions

Exemption	Description	Count	Partial Exemption Amt
BPPEX	BPPEX	1810	96,859,635
BPPEX-AL	BPPEX-AL	5	369,930
BPPEX-TU	BPPEX-TU	211	6,740,193
DP	Disability	1	80,000
DV4	Disabled Veterans 70% - 100%	1	12,000
DVHS	Disabled Veteran Homestead	2	1,842,025
HS	Homestead	263	36,276,684
OV65	Over 65	62	4,892,995
OV65S	OV65 Surviving Spouse	1	80,000
SO	Solar (Special Exemption)	150	4,562,427
Partial Exemption Value Loss:		**2,506**	**151,715,889**
Total NEW Exemption Value			**153,280,602**

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amt
Increased Exemption Value Loss:		**0**	**0**
Total Exemption Value Loss:			**153,280,602**

New Special Use (Ag/Timber)

Count	2025 Market Value	2026 Special Use	Loss
2	2,137,098	32,601	-2,104,497

New Annexations/Deannexations

Count	Market Value	Taxable Value

Average Homestead Value

Categor	Count of HS Res	Avg Market	Avg Exempt	Med Market	Med Exempt	Avg Taxable	Med Taxable
A Only	9,786	1,916,612	146,925	1,445,338	140,000	1,605,885	1,235,221
A & E	9,810	1,918,088	146,902	1,445,229	140,000	1,605,864	1,235,144

Property Under Review - Lower Value Used

Count	Market Value	Lower Market Value	Estimated Lower Taxable Value
840	1,655,458,800	1,329,019,976	1,146,612,422

Not Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	12,739		263,124,922	21,698,703,851	18,453,753,083
B	Multifamily Residential	156		0	732,837,339	723,385,381
C1	Vacant Lots and Tracts	533		0	378,288,847	338,121,461
D1	Qualified Open-Space Land	67	2,507.01	0	231,764,334	437,121
D2	Farm or Ranch Improvements on Qualified	6		0	567,589	566,503
E	Rural Land,Not Qualified for Open-Space Land	110		2,087,733	135,213,827	101,439,262
F1	Commercial Real Property	246		39,536	2,632,270,243	2,612,796,735
F2	Industrial Real Property	381		626,075	461,823,296	456,223,463
J1	Water Systems	1		0	14,421	0
J2	Gas Distribution Systems	7		0	16,860,450	16,735,450
J4	Telephone Companies (including Co-ops)	12		0	4,989,530	4,502,740
J7	Cable Companies	2		0	53,170	0
L1	Commercial Personal Property	2,620		0	402,622,258	300,744,485
L2	Industrial and Manufacturing Personal Property	64		0	10,640,150	6,545,190
M1	Mobile Homes	8		0	419,041	270,060
O	Residential Inventory	21		2,859,125	22,578,696	22,578,696
S	Special Inventory	4		0	277	0
XJ	Private Schools (§11.21)	8		0	112,159,102	0
XO	Motor Vehicles for Income Production and	2		0	8,269	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,001,364	0
XV	Other Totally Exempt Properties (including	243		1,397,738	1,153,738,625	0
		Totals:	2,507.01	270,135,129	27,996,554,679	23,038,099,630

Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	478		46,510,596	1,322,181,842	1,097,591,287
B	Multifamily Residential	9		0	9,397,361	9,397,361
C1	Vacant Lots and Tracts	171		0	144,741,443	126,337,943
D1	Qualified Open-Space Land	4	20.52	0	18,985,092	2,200
E	Rural Land,Not Qualified for Open-Space Land	7		0	1,064,673	922,025
F1	Commercial Real Property	12		0	19,495,599	19,223,255
F2	Industrial Real Property	18		0	5,878,939	5,878,939
J3	Electric Companies (including Co-ops)	1		0	1,314,720	1,189,720
J7	Cable Companies	6		0	39,519,000	39,001,180
L1	Commercial Personal Property	74		0	19,213,806	15,215,363
L2	Industrial and Manufacturing Personal Property	12		0	890,670	6,960
M1	Mobile Homes	1		0	14,811	14,811
O	Residential Inventory	82		20,134,823	72,672,779	70,587,906
XV	Other Totally Exempt Properties (including	2		0	88,065	0
		Totals:	20.52	66,645,419	1,655,458,800	1,385,368,950

Grand Totals

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	13,217		309,635,518	23,020,885,693	19,551,344,370
B	Multifamily Residential	165		0	742,234,700	732,782,742
C1	Vacant Lots and Tracts	704		0	523,030,290	464,459,404
D1	Qualified Open-Space Land	71	2,527.53	0	250,749,426	439,321
D2	Farm or Ranch Improvements on Qualified	6		0	567,589	566,503
E	Rural Land,Not Qualified for Open-Space Land	117		2,087,733	136,278,500	102,361,287
F1	Commercial Real Property	258		39,536	2,651,765,842	2,632,019,990
F2	Industrial Real Property	399		626,075	467,702,235	462,102,402
J1	Water Systems	1		0	14,421	0
J2	Gas Distribution Systems	7		0	16,860,450	16,735,450
J3	Electric Companies (including Co-ops)	1		0	1,314,720	1,189,720
J4	Telephone Companies (including Co-ops)	12		0	4,989,530	4,502,740
J7	Cable Companies	8		0	39,572,170	39,001,180
L1	Commercial Personal Property	2,694		0	421,836,064	315,959,848
L2	Industrial and Manufacturing Personal Property	76		0	11,530,820	6,552,150
M1	Mobile Homes	9		0	433,852	284,871
O	Residential Inventory	103		22,993,948	95,251,475	93,166,602
S	Special Inventory	4		0	277	0
XJ	Private Schools (§11.21)	8		0	112,159,102	0
XO	Motor Vehicles for Income Production and	2		0	8,269	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,001,364	0
XV	Other Totally Exempt Properties (including	245		1,397,738	1,153,826,690	0
		Totals:	2,527.53	336,780,548	29,652,013,479	24,423,468,580

Rank	Owner ID	Taxpayer Name	Market Value	Taxable Value
1	1344366	SHOPPING CENTER AT GATEWAY LP	$153,078,864	$153,078,864
2	2058491	TR TERRACE LP	$108,573,616	$108,573,616
3	1365477	PALISADES WEST LLC	$99,802,134	$99,802,134
4	1672475	GRI WEST WOODS LLC	$82,563,252	$82,563,252
5	113237	WESTLAKE RETAIL LP	$80,934,736	$80,774,289
6	1921467	APPLE INC	$74,574,290	$74,574,290
7	1893174	MORNINGSIDE NALLE 770 LLC &	$72,410,000	$72,410,000
8	1454129	LG TERRACES LP	$71,850,000	$71,850,000
9	2010255	REDUS PROPERTIES INC	$70,807,062	$70,807,062
10	1982588	INAUTX LLC	$70,662,590	$70,662,590
11	1750306	ATX ROLLINGWOOD LLC	$65,031,888	$65,031,888
12	1709363	BARTONAREL LLC	$64,900,000	$64,900,000
13	1770898	AG SAN CLEMENTE 3700 LLC	$60,299,193	$60,299,193
14	1921658	SPYGLASS FEE OWNER LLC	$60,070,000	$60,070,000
15	1514423	MID-AMERICA APARTMENTS LP	$58,720,000	$58,720,000
16	1661663	UDR BARTON CREEK LLC	$57,078,234	$57,000,000
17	1643832	AREIT CITY VIEW LLC	$55,961,184	$55,961,184
18	1858288	CWS BRIARCLIFF VOT SHOAL LP ETAL	$55,620,000	$55,620,000
19	2053466	4 BARTON SKYWAY LLC	$54,330,488	$54,330,488
20	1484007	WESTBANK MARKET LP	$53,828,956	$53,828,956
		Total	$1,471,096,487	$1,470,857,806

Exhibit B

TRAVIS CENTRAL APPRAISAL DISTRICT

APPRAISAL TOTALS

7-17-2026

Run ID: 6881

Type: Adjusted Certified Totals
Year: 2025
As of Roll Correction: 15
Property Type List: All
Taxing Unit List: All
Taxing Unit Selection Type: All

Mineral Company:
Tag List:
Property List:

Custom Query:

POWERED BY: TRUE PRODIGY

Exhibit B

	CERTIFIED	UNDER REVIEW	TOTAL
REAL PROPERTY & MFT HOMES	(Count) (14,088)	(Count) (0)	(Count) (14,088)
Land HS Value	10,697,427,249	0	10,697,427,249
Land NHS Value	2,556,751,413	0	2,556,751,413
Land Ag Market Value	243,654,307	0	243,654,307
Land Timber Market Value	0	0	0
Total Land Value	**13,497,832,969**	**0**	**13,497,832,969**
Improvement HS Value	12,011,478,306	0	12,011,478,306
Improvement NHS Value	3,217,192,812	0	3,217,192,812
Total Improvement	**15,228,671,118**	**0**	**15,228,671,118**
Market Value	**28,726,504,087**	**0**	**28,726,504,087**
BUSINESS PERSONAL PROPERTY	(2,902)	(0)	(2,902)
Market Value	**435,801,330**	**0**	**435,801,330**
OIL & GAS / MINERALS	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
OTHER (Intangibles)	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
	(Total Count) (16,990)	(Total Count) (0)	(Total Count) (16,990)
TOTAL MARKET	**29,162,305,417**	**0**	**29,162,305,417**
Ag Productivity	403,421	0	403,421
Ag Loss (-)	243,250,886	0	243,250,886
Timber Productivity	0	0	0
Timber Loss (-)	0	0	0
APPRAISED VALUE	**28,919,054,531**	**0**	**28,919,054,531**
	100.0%	0.0%	100.0%
HS CAP Limitation Value (-)	2,215,392,910	0	2,215,392,910
CB CAP Limitation Value (-)	101,323,261	0	101,323,261
NET APPRAISED VALUE	**26,602,338,360**	**0**	**26,602,338,360**
Total Exemption Amount	3,058,367,880	0	3,058,367,880
NET TAXABLE	**23,543,970,480**	**0**	**23,543,970,480**
TAX LIMIT/FREEZE ADJUSTMENT	**4,843,198,707**	**0**	**4,843,198,707**
LIMIT ADJ TAXABLE (I&S)	**18,700,771,773**	**0**	**18,700,771,773**
CHAPTER 312 ADJUSTMENT	**0**	**0**	**0**
CHAPTER 313 ADJUSTMENT	**0**	**0**	**0**
LIMIT ADJ TAXABLE (M&O)	**18,700,771,773**	**0**	**18,700,771,773**

APPROX TOTAL LEVY = LIMIT ADJ TAXABLE * (TAX RATE / 100) + ACTUAL TAX

$173,973,541.62 = 18,700,771,773 * (0.832200 / 100) + $18,345,718.93

EANES ISD

Tax Limit Adjustment Breakdown

(Freeze)

CERTIFIED

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	54,644,739	44,100,362	304,209.42	169,333.39	354,961.5	194,882.18	49
DPS	2,947,237	2,527,237	15,525.32	11,092.31	16,290.82	11,092.31	3
OV65	5,385,782,886	4,607,734,088	30,004,410.1	17,911,420.29	31,530,553.92	18,262,581.32	3,438
OV65S	227,525,046	188,837,020	674,277.29	253,872.94	682,678.41	260,381.26	157
Total	5,670,899,908	4,843,198,707	30,998,422.13	18,345,718.93	32,584,484.65	18,728,937.07	3,647

Tax Rate: 0.832200

UNDER REVIEW

TOTAL

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	54,644,739	44,100,362	304,209.42	169,333.39	354,961.5	194,882.18	49
DPS	2,947,237	2,527,237	15,525.32	11,092.31	16,290.82	11,092.31	3
OV65	5,385,782,886	4,607,734,088	30,004,410.1	17,911,420.29	31,530,553.92	18,262,581.32	3,438
OV65S	227,525,046	188,837,020	674,277.29	253,872.94	682,678.41	260,381.26	157
Total	5,670,899,908	4,843,198,707	30,998,422.13	18,345,718.93	32,584,484.65	18,728,937.07	3,647

Tax Rate: 0.832200

Exhibit B

EXEMPTIONS	CERTIFIED		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Homestead Exemptions						
HS-Local	0	0	0	0	0	0
HS-State	1,403,182,826	10,135	0	0	1,403,182,826	10,135
HS-Prorated	5,600,817	64	0	0	5,600,817	64
OV65-Local	71,834,723	3,686	0	0	71,834,723	3,686
OV65-State	217,503,595	3,686	0	0	217,503,595	3,686
OV65-Prorated	63,123	1	0	0	63,123	1
OV65S-Local	3,009,723	158	0	0	3,009,723	158
OV65S-State	9,269,169	158	0	0	9,269,169	158
OV65S-Prorated	0	0	0	0	0	0
DP-Local	950,000	51	0	0	950,000	51
DP-State	2,941,612	51	0	0	2,941,612	51
DP-Prorated	0	0	0	0	0	0
DVHS	69,524,208	48	0	0	69,524,208	48
DVHS-Prorated	3,373,528	7	0	0	3,373,528	7
DVHSS	8,519,231	8	0	0	8,519,231	8
DVHSS-Prorated	0	0	0	0	0	0
Subtotal for Homestead Exemptions	**1,795,772,555**	**18,053**	**0**	**0**	**1,795,772,555**	**18,053**
Disabled Veterans Exemptions						
DV1	313,000	36	0	0	313,000	36
DV2	96,000	12	0	0	96,000	12
DV2S	7,500	1	0	0	7,500	1
DV3	118,000	15	0	0	118,000	15
DV4	264,000	36	0	0	264,000	36
DV4S	36,000	6	0	0	36,000	6
Subtotal for Disabled Veterans Exemptions	**834,500**	**106**	**0**	**0**	**834,500**	**106**
Special Exemptions						
EX366	709,726	628	0	0	709,726	628
FR	0	1	0	0	0	1
PC	548,566	4	0	0	548,566	4
SO	14,710,908	657	0	0	14,710,908	657
Subtotal for Special Exemptions	**15,969,200**	**1,290**	**0**	**0**	**15,969,200**	**1,290**

Exemptions

EXEMPTIONS	CERTIFIED		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Absolute Exemptions						
EX-XJ	106,194,003	5	0	0	106,194,003	5
EX-XJ-PRORATED	0	0	0	0	0	0
EX-XO	10,405	3	0	0	10,405	3
EX-XO-PRORATED	0	0	0	0	0	0
EX-XR	1,861,974	3	0	0	1,861,974	3
EX-XR-PRORATED	0	0	0	0	0	0
EX-XV	1,136,947,097	231	0	0	1,136,947,097	231
EX-XV-PRORATED	778,145	1	0	0	778,145	1
Subtotal for Absolute Exemptions	**1,245,791,624**	**243**	**0**	**0**	**1,245,791,624**	**243**
Other Exemptions						
BM	1	1	0	0	1	1
Subtotal for Other Exemptions	**1**	**1**	**0**	**0**	**1**	**1**
Total:	**3,058,367,880**	**19,693**	**0**	**0**	**3,058,367,880**	**19,693**

New Value

Total New Market Value:	$189,430,904
Total New Taxable Value:	$183,862,836

JETI		Chapter 313		TIF/TIRZ	
New Market Value:	$0	New Market Value:	$0	New Market Value:	$0
New Taxable Value:	$0	New Taxable Value:	$0	New Taxable Value:	$0

Exemption Loss

New Absolute Exemptions

Exemption	Description	Count	Last Year Market Value
EX-XV	Other Exemptions (including public property, reli...	15	113,433,409
Absolute Exemption Value Loss:		**15**	**113,433,409**

New Partial Exemptions

Exemption	Description	Count	Partial Exemption Amt
DP	Disability	1	80,000
DV1	Disabled Veterans 10% - 29%	1	5,000
DV3	Disabled Veterans 50% - 69%	1	12,000
DV4	Disabled Veterans 70% - 100%	3	36,000
DVHS	Disabled Veteran Homestead	6	2,585,332
HS	Homestead	345	45,396,318
OV65	Over 65	66	5,039,034
SO	Solar (Special Exemption)	88	2,534,741
Partial Exemption Value Loss:		**511**	**55,688,425**
Total NEW Exemption Value			**169,121,834**

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amt
DP	Disability	50	2,356,612
HS	Homestead	10001	399,106,467
OV65	Over 65	3424	168,681,726
OV65S	OV65 Surviving Spouse	133	6,571,643
Increased Exemption Value Loss:		**13,608**	**576,716,448**
Total Exemption Value Loss:			**745,838,282**

New Special Use (Ag/Timber)

Count	2024 Market Value	2025 Special Use	Loss
1	1,798,246	23,492	-1,774,754

New Annexations/Deannexations

Count	Market Value	Taxable Value

Average Homestead Value

Categor	Count of HS Res	Avg Market	Avg Exempt	Med Market	Med Exempt	Avg Taxable	Med Taxable
A Only	10,057	1,923,421	146,168	1,482,062	140,000	1,559,051	1,235,000
A & E	10,080	1,922,831	146,149	1,481,706	140,000	1,558,515	1,234,560

Property Under Review - Lower Value Used

Count	Market Value	Lower Market Value	Estimated Lower Taxable Value

Exhibit B

EANES ISD

State Category Breakdown

TRAVIS CAD

As of Roll # 15

Certified

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	13,012		177,645,680	22,872,830,645	18,814,070,735
B	Multifamily Residential	166		0	783,791,591	773,460,633
C1	Vacant Lots and Tracts	755		0	483,433,227	448,974,406
D1	Qualified Open-Space Land	69	2,514.71	0	243,654,307	379,778
D2	Farm or Ranch Improvements on Qualified	5		0	537,849	536,981
E	Rural Land,Not Qualified for Open-Space Land	112		374,012	106,715,763	89,679,644
F1	Commercial Real Property	260		3,221,986	2,520,582,535	2,512,763,735
F2	Industrial Real Property	384		0	441,623,829	441,146,402
J1	Water Systems	1		0	14,421	14,421
J2	Gas Distribution Systems	7		0	14,135,908	14,135,908
J3	Electric Companies (including Co-ops)	1		0	1,135,600	1,135,600
J4	Telephone Companies (including Co-ops)	5		0	4,575,566	4,575,566
J7	Cable Companies	3		0	18,104,469	18,104,469
L1	Commercial Personal Property	2,161		0	368,438,457	368,407,304
L2	Industrial and Manufacturing Personal Property	50		0	23,236,704	23,236,704
M1	Mobile Homes	10		0	462,205	273,341
O	Residential Inventory	56		8,189,226	33,309,136	33,074,853
S	Special Inventory	1		0	0	0
XB	Income Producing Tangible Personal	631		0	719,243	0
XJ	Private Schools (§11.21)	7		0	106,194,003	0
XO	Motor Vehicles for Income Production and	1		0	888	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,861,974	0
XV	Other Totally Exempt Properties (including	236		0	1,136,947,097	0
	Totals:		2,514.71	189,430,904	29,162,305,417	23,543,970,480

Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
		Totals:				

Grand Totals

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	13,012		177,645,680	22,872,830,645	18,814,070,735
B	Multifamily Residential	166		0	783,791,591	773,460,633
C1	Vacant Lots and Tracts	755		0	483,433,227	448,974,406
D1	Qualified Open-Space Land	69	2,514.71	0	243,654,307	379,778
D2	Farm or Ranch Improvements on Qualified	5		0	537,849	536,981
E	Rural Land,Not Qualified for Open-Space Land	112		374,012	106,715,763	89,679,644
F1	Commercial Real Property	260		3,221,986	2,520,582,535	2,512,763,735
F2	Industrial Real Property	384		0	441,623,829	441,146,402
J1	Water Systems	1		0	14,421	14,421
J2	Gas Distribution Systems	7		0	14,135,908	14,135,908
J3	Electric Companies (including Co-ops)	1		0	1,135,600	1,135,600
J4	Telephone Companies (including Co-ops)	5		0	4,575,566	4,575,566
J7	Cable Companies	3		0	18,104,469	18,104,469
L1	Commercial Personal Property	2,161		0	368,438,457	368,407,304
L2	Industrial and Manufacturing Personal Property	50		0	23,236,704	23,236,704
M1	Mobile Homes	10		0	462,205	273,341
O	Residential Inventory	56		8,189,226	33,309,136	33,074,853
S	Special Inventory	1		0	0	0
XB	Income Producing Tangible Personal	631		0	719,243	0
XJ	Private Schools (§11.21)	7		0	106,194,003	0
XO	Motor Vehicles for Income Production and	1		0	888	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,861,974	0
XV	Other Totally Exempt Properties (including	236		0	1,136,947,097	0
		Totals:	2,514.71	189,430,904	29,162,305,417	23,543,970,480

2025 08	Adjusted Certified Totals	EANES ISD	TRAVIS CAD
		Top Taxpayers	As of Roll # 15

Rank	Owner ID	Taxpayer Name	Market Value	Taxable Value
1	1654629	TR TERRACE LP	$146,500,000	$146,500,000
2	1344366	SHOPPING CENTER AT GATEWAY LP	$141,972,054	$141,972,054
3	1365477	PALISADES WEST LLC	$95,791,863	$95,791,863
4	1672475	GRI WEST WOODS LLC	$80,650,440	$80,650,440
5	113237	WESTLAKE RETAIL LP	$78,590,000	$78,387,956
6	1454129	LG TERRACES LP	$75,660,000	$75,660,000
7	1709363	BARTONAREL LLC	$74,050,000	$74,050,000
8	1893174	MORNINGSIDE NALLE 770 LLC &	$73,000,000	$73,000,000
9	1982588	INAUTX LLC	$70,662,590	$70,662,590
10	1921467	APPLE INC	$70,489,224	$70,489,224
11	2010255	REDUS PROPERTIES INC	$68,400,000	$68,400,000
12	1921658	SPYGLASS FEE OWNER LLC	$64,100,000	$64,100,000
13	1770898	AG SAN CLEMENTE 3700 LLC	$62,890,787	$62,890,787
14	1750306	ATX ROLLINGWOOD LLC	$62,160,000	$62,160,000
15	1514423	MID-AMERICA APARTMENTS LP	$62,000,000	$62,000,000
16	1661663	UDR BARTON CREEK LLC	$61,608,234	$61,530,000
17	1643832	AREIT CITY VIEW LLC	$57,045,811	$57,045,811
18	1858288	CWS BRIARCLIFF VOT SHOAL LP ETAL	$54,600,000	$54,600,000
19	1923940	SAN CLEMENTE OFFICE PARTNERS	$54,000,000	$54,000,000
20	1999001	HPIBOP 2&3 JV LP	$53,994,999	$53,994,999
		Total	$1,508,166,002	$1,507,885,724