2026 Tax Rate Calculation Worksheet

Form 50-859

School Districts without Chapter 313 and JETI Agreements

Austin Independent School District
School District's Name

(512) 414-1700
Phone *(area code and number)*

4000 South Interstate 35 Frontage Road, Austin, TX 78704
School District's Address, City, State, ZIP Code

https://www.austinisd.org/
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 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 or certified estimate of value 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 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 Tax Code Chapter 313 or Government Code Chapter 403, Subchapter 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.*

Water districts as defined under Water Code Section 49.001(1) do not use this form. Use Comptroller Form 50-858 *Water District Voter-Approval Tax Rate Worksheet for Low Tax Rate and Developing Districts* or Comptroller Form 50-860 *Developed Water District Voter-Approval Tax Rate Worksheet.*

All other taxing units should use Comptroller Form 50-856 *Tax Rate Calculation, Taxing Units Other Than School Districts or Water Districts*.

The Comptroller's office provides 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. [1] Source materials must contain data for all worksheets used.

Insert hyperlink:

https://www.austinisd.org/budget/taxes-debt

SECTION 1: No-New-Revenue Tax Rate

The no-new-revenue (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.	**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 one-fourth and one-third over-appraisal corrections made under Tax Code Section 25.25(d) 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). [2]	$ 163,065,351,575
2.	**Prior year tax ceilings.** Enter the prior year total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. [3]	$ 17,677,868,517
3.	**Preliminary prior year adjusted taxable value.** Subtract Line 2 from Line 1.	$ 145,387,483,058
4.	**Prior year total adopted tax rate**.	$ 0.9252 /$100
5.	**Prior year taxable value lost because court appeals of ARB decisions reduced prior year appraised value.** A. **Original prior year ARB values:** .... $ 31,539,094,772 B. **Prior year values resulting from final court decisions:** .... – $ 29,865,281,405 C. **Prior year value loss.** Subtract B from A. [4]	$ 1,673,813,367

[1] Tex. Tax Code §§5.07(g)(4) and 26.04(d-1)
[2] Tex. Tax Code §26.012(14)
[3] Tex. Tax Code §26.012(14)
[4] Tex. Tax Code §26.012(13)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
6.	**Prior year taxable value subject to an appeal under Chapter 42, as of July 25.** **A. Prior year ARB certified value:** .... $ 23,201,997,759 **B. Prior year disputed value:** .... – $ 2,320,199,776 **C. Prior year undisputed value.** Subtract B from A. [5]	$ 20,881,797,983
7.	**Prior year Chapter 42-related adjusted values.** Add Line 5 and 6.	$ 22,555,611,350
8.	**Prior year taxable value, adjusted for actual and potential court-ordered adjustments.** Add Line 3 and Line 7.	$ 167,943,094,408
9.	**Prior year taxable value of property in territory the school deannexed after Jan. 1, of the prior year.** Enter the prior year value of property in deannexed territory. [6]	$ 0
10.	**Prior year taxable value lost because property first qualified for an exemption in the current year.** 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, or 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 prior year market value: .... $ 960,339,681 **B. Partial exemptions.** Current year exemption amount or current year percentage exemption times prior year value:..+ $ 2,363,664,512 **C. Value loss.** Add A and B. [7]	$ 3,324,004,193
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 in the current year for the first time; do not use properties that qualified in the prior year. **A. Prior year market value.** .... $ 2,054,217 **B. Current year productivity or special appraised value:** .... - $ 36,661 **C. Value loss.** Subtract B from A. [8]	$ 2,017,556
12.	**Total adjustments for lost value.** Add Lines 9, 10C and 11C.	$ 3,326,021,749
13.	**Adjusted prior year taxable value.** Subtract Line 12 from Line 8.	$ 164,617,072,659
14.	**Adjusted prior year total levy.** Multiply Line 4 by Line 13 and divide by $100.	$ 1,523,037,156
15.	**Taxes refunded for years preceding prior year.** Enter the amount of taxes refunded by the district for tax years preceding the prior 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. [9]	$ 15,959,597
16.	**Adjusted prior year levy with refunds.** Add Line 14 and Line 15. [10] Note: If the governing body of the school district governs a junior college district in a county with a population of more than two million, subtract the amount of taxes the governing body dedicated to the junior college district in the prior year from the result.	$ 1,538,996,753

5 Tex. Tax Code §26.012(13)
6 Tex. Tax Code §26.012(15)
7 Tex. Tax Code §26.012(15)
8 Tex. Tax Code §26.012(15)
9 Tex. Tax Code §26.012(13)
10 Tex. Tax Code §26.012(13)

Line	No-New-Revenue Tax Rate 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. [11] **A. Certified values.**[12] .... $ 176,842,313,807 **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: .... - $ 113,220,765 **C. Total current year value.** Subtract B from A.	$ 176,729,093,042
18.	**Total value of properties under protest or not included on certified appraisal roll.** [13] **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. [14] .... $ 6,236,851,576 **B. Current year value of properties not under protest or included on certified appraisal roll.** The chief appraiser givesschool districts a list of those taxable properties that the chief appraiser knows about but are not included in theappraisal roll certification. These properties are also not on the list of properties that are still under protest. On thislist 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. [15] .... + $ 0 **C. Total value under protest or not certified.** Add A and B.	$ 6,236,851,576
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.[16]	$ 17,313,583,045
20.	**Anticipated contested value.** Affected taxing units enter the contested taxable value for all property that is subject to anticipated substantial litigation.[17] 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.[18] If completing this section, the taxing unit must include supporting documentation in Section 6.[19] Taxing units that are not affected, enter 0.	$ 0
21.	**Current year total taxable value.** Add Lines 17C and 18C. Subtract Lines 19 and 20.[20]	$ 165,652,361,573
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.	$ 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 school district after Jan. 1, of the prior year, and be located in a new improvement.	$ 2,835,546,675
24.	**Total adjustments to the current year taxable value.** Add lines 22 and 23.	$ 2,835,546,675
25.	**Adjusted current year taxable value.** Subtract line 24 from line 21.	$ 162,816,814,898
26.	**Current year NNR tax rate.** Divide line 16 by line 25 and multiply by $100.	$ 0.9452 /$100

[11] Tex. Tax Code §§26.012 and 26.04(c-2)
[12] Tex. Tax Code §26.012(6)
[13] Tex. Tax Code §26.01(c) and (d)
[14] Tex. Tax Code §26.01(c)
[15] Tex. Tax Code §26.01(d)
[16] Tex. Tax Code §26.012(6)(B)
[17] Tex Tax Code §§26.012(6)(C) and 26.012(1-b)
[18] Tex Tax Code §26.012(1-a)
[19] Tex Tax Code §26.04(d-3)
[20] Tex Tax Code §26.012(6)

Voter Approval Tax Rate

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.[21]

SECTION 2: Maximum Compressed, Enrichment and Debt Tax Rate Worksheet

This section calculates three components of the voter-approval tax rate:

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 to receive the full amount of the tier one allotment. [22]
2. **Enrichment Tax Rate:** [23] 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. [24]
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. [25] 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 create a surplus in M&O tax revenue for the purpose of paying the district's debt service. [26]

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 (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. [27] 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.* [28] Districts should review information from TEA when calculating their voter-approval tax rate.

Line	MCR, Enrichment and Debt Tax Rate Worksheet	Amount/Rate
27.	**Current year maximum compressed tax rate (MCR).** TEA will publish compression rates based on district and statewide property value growth. Enter the school districts' maximum compressed rate based on guidance from TEA. [29]	$ 0.6254 /$100
28.	**Current year enrichment tax rate.** Enter the greater of A and B. [30] A. Enter the district's prior year enrichment tax rate . . . . . $ 0.1700 /$100 B. $0.05 per $100 of taxable value . . . . . $ 0.0500 /$100	$ 0.1700 /$100
29.	**Current year maintenance and operations (M&O) tax rate.** Add Lines 27 and 28. Note: M&O tax rate may not exceed the sum of $0.17 and the district's maximum compressed rate.[31]	$ 0.7954 /$100
30.	**Total current year 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** includes contractual payments to other school districts that have incurred debt 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. If the governing body of a taxing unit authorized or agreed to authorize a bond, warrant, certificate of obligation, or other evidence of indebtedness on or after Sept. 1, 2021, verify if it meets the amended definition of debt before including it here. [32] Enter debt amount: . . . . . $ 222,336,741 B. Subtract **unencumbered fund amount** used to reduce total debt. . . . . – $ 3,996,718 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. . . . . – $ 9,650,102 D. **Adjust debt:** Subtract B and C from A.	$ 208,689,921

[21] Tex. Tax Code §26.08(n)
[22] Tex. Edu. Code §48.2551(a)(3)
[23] Tex. Tax Code §26.08(i) and Tex. Edu. Code §45.0032
[24] Tex. Edu. Code §§48.202(a-1)(2)
[25] Tex. Tax Code §26.012(3)
[26] Tex. Edu. Code §45.0021(a)
[27] Tex. Edu. Code §11.184(b)
[28] Tex. Edu. Code §11.184(b-1)
[29] Tex. Edu. Code §§48.255, 48.2551(b)(1) and (b)(2)
[30] Tex. Tax Code §26.08(n)(2)
[31] Tex. Edu. Code §45.003(d)
[32] Tex. Tax Code §26.012(7)

Line	MCR, Enrichment and Debt Tax Rate Worksheet	Amount/Rate
31.	**Certified prior year excess debt collections.** Enter the amount certified by the collector. [33]	$ 0
32.	**Adjusted current year debt.** Subtract line 31 from line 30D.	$ 208,689,921
33.	**Current year anticipated collection rate.** If the anticipated rate in A is lower than actual rates in 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 prior three years, enter the rate from A. Note that the rate can be greater than 100%. [34] A. Enter the current year anticipated collection rate certified by the collector. [35] 100 % B. Enter the prior year actual collection rate 99 % C. Enter the 2024 actual collection rate 99 % D. Enter the 2023 actual collection rate 99 %	100 %
34.	**Current year debt adjusted for collections.** Divide Line 32 by Line 33. Note: If the governing body of the school district governs a junior college district in a county with a population of more than two million, add the amount of taxes the governing body proposes to dedicate to the junior college district in the current year to the result.	$ 208,689,921
35.	**Current year total taxable value.** Enter the amount on Line 21 of the *No-New-Revenue Tax Rate Worksheet.*	$ 165,652,361,573
36.	**Current year debt rate.** Divide Line 34 by Line 35 and multiply by $100.	$ 0.1259 /$100
37.	**Current year voter-approval tax rate.** Add Lines 29 and 36. If the school district received distributions from an equalization tax imposed under former Chapter 18, Education Code, add the NNR tax rate as of the date of the county unit system's abolition to the sum of Lines 29 and 36. [36]	$ 0.9213 /$100

SECTION 3: Adjustment 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	Adjustment for Pollution Control Requirements Worksheet	Amount/Rate
38.	**Certified expenses from the Texas Commission on Environmental Quality (TCEQ).** Enter the amount certified in the determination letter from TCEQ. [37] The school district shall provide its tax assessor with a copy of the letter. [38]	$ 0
39.	**Current year total taxable value.** Enter the amount on Line 21 of the *No-New-Revenue Tax Rate Worksheet.*	$ 165,652,361,573
40.	**Additional rate for pollution control.** Divide line 38 by line 39 and multiply by $100.	$ N/A /$100
41.	**Current year voter-approval tax rate, adjusted for pollution control.** Add line 37 and line 40.	$ N/A /$100

SECTION 4: Prior Year Disaster Tax Rate Adjustment

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. [39] 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.	**Prior year adopted tax rate.** Enter the rate in Line 4 of the *No-New-Revenue Tax Rate Worksheet.*	$ 0.9252 /$100
43.	**Prior voter-approval tax rate.** If the school district adopted a tax rate above the prior year voter-approval tax rate without holding an election due to a disaster, enter the voter-approval tax rate from the prior year's worksheet.	$ N/A /$100

[33] Tex. Tax Code §§26.012(10) and 26.04(b)
[34] Tex. Tax Code §§26.04(h), (h-1) and (h-2)
[35] Tex. Tax Code §26.04(b)
[36] Tex. Tax Code §26.08(g)
[37] Tex. Tax Code §26.045(d)
[38] Tex. Tax Code §26.045(i)
[39] Tex. Tax Code §26.042(f) and Tex. Edu. Code §45.0032(d)

Line	Prior Year Disaster Adjustment Worksheet	Amount/Rate
44.	**Increase in the prior year tax rate due to disaster (disaster pennies).** Subtract Line 43 from Line 42.	$ N/A /$100
45.	**Current year 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. . . . . $ 0.9452 /$100
Enter the current year NNR tax rate from Line 26.

Voter-Approval Tax Rate . . . . $ 0.9213 /$100
As applicable, enter the current year voter-approval tax rate from Line 37, Line 41 or Line 45. Indicate the line number used: 37

SECTION 6: Addendum

An affected taxing unit that enters an amount described by Tax Code Section 26.012(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.

Insert hyperlinks to supporting documentation:

https://www.austinisd.org/budget/taxes-debt

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 rates in accordance with requirements in Tax Code and Education Code. [40]

print here Katrina Montgomery, Chief Financial Officer
Printed Name of School District Representative

sign here
School District Representative

08/06/2026
Date

Print Reset

[40] Tex. Tax Code §26.04(c)

Source Document for FY2026 Tax Rate Calculation Worksheet
See lines below

TRAVIS CENTRAL APPRAISAL DISTRICT

LEANA MANN
CHIEF APPRAISER

July 20, 2026

AUSTIN ISD
LYNN BOSWELL, PRESIDENT
4000 SOUTH INTERSTATE 35 FRONTAGE ROAD
AUSTIN, TX 78704

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.	$186,234,513,561	
	Plus: Prior year 25.25(d) correction adjustments	$32,835,773	
	Less: Property value subject to a Chapter 42 appeal	$23,201,997,759	
			$163,065,351,575
2	Prior year tax ceilings.		$17,677,868,517
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:	$31,539,094,772	
	B. Prior year values resulting from final court decisions:	$29,865,281,405	
	C. Prior year value loss. Subtract B from A		$1,673,813,367
6	Prior year taxable value subject to an appeal under Chapter 42, as of July 25.		
	A. Prior year ARB certified value:	$23,201,997,759	
	B. Prior year disputed value:	$2,320,199,776	
	C. Prior year undisputed value.		$20,881,797,983
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.	$960,339,681	
	B. Partial exemptions.	$2,363,664,512	
	C. Value loss.		$3,324,004,193

Return to 2026 Tax Calculation Worksheet

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:	$2,054,217	
	B. Current year productivity or special appraised value:	$36,661	
	C. Value loss.		$2,017,556
17	**Total current year taxable value on the current year certified appraisal roll today.**		
	A. Certified values:		$176,842,313,807
	B. Pollution control and energy storage system exemption:		$113,220,765
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:		$6,236,851,576
19	Current year tax ceilings.		$17,313,583,045
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.		$2,835,546,675

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

Return to 2026 Tax Calculation Worksheet

Source Document for FY2026 Tax Rate Calculation Worksheet
See lines below

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

July 15, 2026

LYNN BOSWELL, DISTRICT 5, PRESIDENT
ATTENTION: KATRINA MONTGOMERY
AUSTIN ISD
4000 S. I-H 35 FRONTAGE RD.
AUSTIN, TX 78704

Dear LYNN BOSWELL, DISTRICT 5, PRESIDENT:

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):	$ 15,959,596.99
Prior Year M&O Refunds (Line 20 *with 313):	$ 13,837,860.68
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):	99 %
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

Return to 2026 Tax Calculation Worksheet

Source Document for FY2026 Tax Rate Calculation Worksheet
See lines below

Austin ISD - 2026 Debt Services
(Line 30-A)

Description of Debt		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	
Unlimited Tax Refunding Bonds Taxable, Series 2010B	$	3,360,000.00	$	1,801,352.40	$	-	$	5,161,352.40	
Unlimited Tax Qualified School Construction Bonds, Taxable Series 2015	$	1,387,332.25	$	-	$	-	$	1,387,332.25	
Unlimited Tax Refunding Bonds, Series 2016A	$	3,450,000.00	$	1,907,700.00	$	-	$	5,357,700.00	
Unlimited Tax School Building and Refunding Bonds, Series 2017	$	7,385,000.00	$	4,887,100.00	$	-	$	12,272,100.00	
Unlimited Tax School Building and Refunding Bonds, Series 2019	$	12,110,000.00	$	9,244,850.00	$	-	$	21,354,850.00	
Unlimited Tax School Building Bonds, Series 2020	$	9,285,000.00	$	6,760,025.00	$	-	$	16,045,025.00	
Unlimited Tax Refunding Bonds, Taxable Series 2020	$	3,260,000.00	$	1,477,925.00	$	-	$	4,737,925.00	
Unlimited Tax School Building and Refunding Bonds, Series 2021	$	10,295,000.00	$	7,470,250.00	$	-	$	17,765,250.00	
Unlimited Tax School Building Bonds, Series 2022A	$	495,000.00	$	368,112.50	$	-	$	863,112.50	
Unlimited Tax Refunding Bonds, Series 2022B	$	11,295,000.00	$	4,568,937.50	$	-	$	15,863,937.50	
Unlimited Tax Refunding Bonds, Series 2022C	$	-	$	1,375,650.00	$	-	$	1,375,650.00	
Unlimited Tax Refunding Bonds, Taxable Series 2022D	$	3,345,000.00	$	1,766,218.26	$	-	$	5,111,218.26	
Unlimited Tax Refunding Bonds, Taxable Series 2022E	$	17,225,000.00	$	2,835,138.20	$	-	$	20,060,138.20	
Unlimited Tax School Building Bonds, Series 2023	$	7,340,000.00	$	20,460,900.00	$	-	$	27,800,900.00	
Unlimited Tax School Building Bonds, Series 2025	$	1,000,000.00	$	12,103,350.00	$	-	$	13,103,350.00	
Unlimited Tax School Building Bonds, Series 2024	$	20,990,000.00	$	33,086,900.00	$	-	$	54,076,900.00	
TOTALS	**$**	**112,222,332.25**	**$**	**110,114,408.86**	**$**	**-**	**$**	**222,336,741.11**	**(Line 30-A)**

Unencumbered Fund Amount Used to Reduce Total Debt **(Line 30-B)**	$	3,996,718.00
State Aid Received (Line 30-C)	$	9,650,102.00

Target Debt Rate **0.1230**

Return to 2026 Tax Calculation Worksheet

AUSTIN
Independent School District

A RESOLUTION TO SET TAX RATE FOR 2025 TAX YEAR

Date: September 25, 2025

On this date, we, the Board of Trustees of the Austin Independent School District, hereby levy or set the tax rate on $100 valuation for the District for the tax year 2025 at a total tax rate of $0.9252, to be assessed and collected by the duly specified assessor and collector as follows:

> $0.8022 for the purpose of maintenance and operations, and
>
> $0.1230 for the purpose of payment of principal and interest on debts.

Such taxes are to be assessed and collected by the tax officials designated by the District.

If passed in the November 2025 election, all school districts in Texas grant a state mandated reduction of $140,000 from market value for a General Residential Homestead exemption. In addition, the district will grant a total reduction of $85,000 from market value for an over-65 exemption, this includes a state mandate of $60,000 and $25,000 local option. In addition, the district will grant a total reduction of $75,000 from market value for a disabled persons exemption, this includes a state mandate of $60,000 and $15,000 local option.

Adopted this 25th day of September, 2025, by the Austin ISD Board of Trustees.

Lynn Boswell
Board President

ATTEST: Andrew Gonzales
Board Secretary

Return to 2026 Tax Calculation Worksheet

Source Document for FY2026 Tax Rate Calculation Worksheet Line 27

2026-2027 Tax Rate & MCR Template

Local Property Value Survey Calculations

AUSTIN ISD	227901
DISCLAIMER: Districts are still required to complete the LPVS to calculate their MCR. Districts should not proceed	
TY 2025 Value Lost to the Local Optional Homestead Exemption	$0
TY 2025 Comptroller Certified School District Taxable Value for M&O Purposes (T2)	$177,799,244,608
TY 2025 Chief Appraiser's July 25th Certified Taxable Property Values from the Certified Appraisal Roll (based on $140K HSE and $60K HSE for elderly or disabled persons)	$189,321,897,677
TY 2026 Chief Appraiser's July 25th Certified Taxable Property Values from the Certified Appraisal Roll (based on $140K HSE and $60K HSE for elderly or disabled persons)	$183,941,739,393
Local Property Value Growth (calculated)	-2.84%
TY 2026 Property Value No Longer Subject to a Limitation on Appraised Value under Chapter 313, Tax Code	$0
TY 2026 Property Value No Longer Subject to a Limitation on Appraised Value under Chapter 311, Tax Code	$0
Total Exemption expiry (E) (per TEC §48.2551 (a))	$0
Growth Net of Expiring Chapter 313 or 311 Agreements (calculated)	-2.84%
TY 2026 Local Optional Homestead Exemption Value Loss, if applicable	$0
Local Optional Homestead Exemption Value Change (calculated)	$0
Estimated TY 2026 Comptroller Certified School District Value for M&O purposes (T2)	$172,746,537,602
Prior Year (TY 2025) Maximum Compressed Tax Rate (MCR)	$0.6322
Local Preliminary MCR = (1.025 ((TY 2025 DPV+E) * PYMCR)) / TY 2026 T2	$0.6322
TY 2026 State Compression Percentage (lesser of PY State MCR or 0.6322 * (1.025 / 1.036))	$0.6254
TY 2026 Limitation on Maximum Compressed Tax Rate (0.6322 * 0.9)	$0.5628
TY 2026 MCR (lesser of state or local compression, subject to limitation under Sec. 48.2552, Education Code)	**$0.6254**

Line 27

Return to 2026 Tax Calculation Worksheet

Source Document for FY2026 Tax Rate Calculation Worksheet Line 28

2025-2026 Tax Rate & MCR Template

Voter Approval Tax Rate Calculations

DISCLAIMER: These numbers are illustrative only and do not constitute a legal opinion of the TEA. Districts should in all cases consult with their tax attorney before adopting a tax rate.

AUSTIN ISD

TY 2025 Total M&O Tax Rate with No Increase	
District's total adopted (**allowed**) TY 2024 M&O tax rate	$0.8275
TY 2024 tax effort adopted by district in response to a disaster under Sec. 26.042(e), Tax Code	$0.0000
District's total adopted (**allowed**) TY 2024 M&O tax rate net of pennies adopted to respond to disaster	$0.8275
Maximum Tier One Tax Rate	**$0.6322**
Golden Pennies (Tier Two, Level One)	$0.0800
Copper Pennies (Tier Two, Level Two)	$0.0900
Unequalized pennies for certain Harris County districts under special law	$0.0000
TY 2025 Total M&O tax rate with no increase	**$0.8022**

TY 2025 Voter Approval Tax Rate		
Maximum Compressed Tax Rate	**$0.6322**	
TY 2024 Tier Two Tax Rate	$0.1700	
Up to 5 pennies, if applicable	$0.0000	
TY 2025 tax effort adopted by district in response to a disaster under Sec. 26.042(e), Tax Code	$0.0000	
TY 2025 I&S Tax Rate	$0.1230	
Voter Approval Tax Rate	**$0.9252**	Line 28

Return to 2026 Tax Calculation Worksheet

TRAVIS CENTRAL APPRAISAL DISTRICT

AUSTIN ISD
LYNN BOSWELL, PRESIDENT
4000 SOUTH INTERSTATE 35 FRONTAGE ROAD
AUSTIN, TX 78704

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	$176,842,313,807
Certification Percentage	96.76%
Section 26.01(c) Net Taxable Value Under Protest	$6,236,851,576
Net Taxable Value	$183,079,165,383
Freeze Adjusted Taxable Value	$165,765,582,338

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

Return to 2026 Tax Calculation Worksheet

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**		$163,065,351,575
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**		$17,677,868,517
3	**Preliminary prior year adjusted taxable value.** Subtract Line 2 from Line 1.		$145,387,483,058
4	**Prior year total adopted tax rate.**		0.925200 /$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:	$31,539,094,772	
	Prior year values resulting from final court decisions:	$29,865,281,405	
	Prior year value loss. Subtract B from A		$1,673,813,367
6	**Prior year taxable value subject to an appeal under Chapter 42, as of July 25.**		
	Prior year ARB certified value:	$23,201,997,759	
	Prior year disputed value:	$2,320,199,776	
	Prior year undisputed value. Subtract B from A.		$20,881,797,983
7	**Prior year Chapter 42 related adjusted values.** Add Line 5C and Line 6C.		$22,555,611,350
8	**Prior year taxable value, adjusted for actual and potential court-ordered adjustments.** Add Line 3 and Line 7.		$167,943,094,408
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:	$960,339,681	
	B. **Partial exemptions.** Current year exemption amount or current year percentage exemption times prior year value:	$2,363,664,512	
	C. **Value loss.** Add A and B		$3,324,004,193
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:**	$2,054,217	
	B. **Current year productivity or special appraised value:**	$36,661	
	C. **Value loss.** Subtract B from A.		$2,017,556
12	**Total adjustments for lost value.** Add Lines 9, 10C and 11C.		$3,326,021,749
13	**Adjusted prior year taxable value.** Subtract Line 12 from Line 8.		$164,617,072,659
14	**Adjusted prior year total levy.** Multiply Line 4 by Line 13 and divide by $100.		$1,523,037,156
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.		$15,959,597
16	**Adjusted prior year levy with refunds.** Add Lines 14 and 15.		$1,538,996,753

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:**	$176,842,313,807	
	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:	$113,220,765	
	C. **Total current year value.** Subtract B from A.		$176,729,093,042
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:	$6,236,851,576	
	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.		$6,236,851,576
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**		$17,313,583,045
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.		$165,652,361,573
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**		$2,835,546,675
24	**Total adjustments to the current year taxable value.** Add Lines 22 and 23.		$2,835,546,675
25	**Adjusted current year taxable value.** Subtract Line 24 from Line 21.		$162,816,814,898
26	**Current year NNR tax rate.** Divide Line 16 by Line 25 and multiply by $100.		0.945232 /$100

Notice of Public Hearing – Budget/Tax Rate Information:

2025 Average appraised value of properties with a homestead exemption	$683,917
2025 Total appraised value of all property	$261,314,453,208
2025 Total appraised value of all new property	$2,981,989,742
2025 Average taxable value of properties with a homestead exemption	$516,942
2025 Total taxable value of all property	$186,234,513,561
2025 Total taxable value of all new property	$2,741,291,886
2025 Median market value of properties with a homestead exemption	$531,051
2025 Median taxable value of properties with a homestead exemption	$380,975
2026 Average appraised value of properties with a homestead exemption	$658,651
2026 Total appraised value of all property	$259,134,807,983
2026 Total appraised value of all new property	$3,363,619,261
2026 Average taxable value of properties with a homestead exemption	$498,507
2026 Total taxable value of all property	$183,079,165,383
2026 Total taxable of all new property	$2,835,546,675
2026 Median market value of properties with a homestead exemption	$507,000
2026 Median taxable value of properties with a homestead exemption	$360,069

TEA Local Property Value Survey Information	
TEA LPVS 2026 Taxable Value	$183,079,165,383
TEA LPVS 2026 Freeze Adjusted Taxable Value	$165,765,582,338
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

AUSTIN ISD
LYNN BOSWELL, PRESIDENT
4000 SOUTH INTERSTATE 35 FRONTAGE ROAD
AUSTIN, TX 78704

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.	$186,234,513,561	
	Plus: Prior year 25.25(d) correction adjustments	$32,835,773	
	Less: Property value subject to a Chapter 42 appeal	$23,201,997,759	
			$163,065,351,575
2	Prior year tax ceilings.		$17,677,868,517
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:	$31,539,094,772	
	B. Prior year values resulting from final court decisions:	$29,865,281,405	
	C. Prior year value loss. Subtract B from A		$1,673,813,367
6	Prior year taxable value subject to an appeal under Chapter 42, as of July 25.		
	A. Prior year ARB certified value:	$23,201,997,759	
	B. Prior year disputed value:	$2,320,199,776	
	C. Prior year undisputed value.		$20,881,797,983
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.	$960,339,681	
	B. Partial exemptions.	$2,363,664,512	
	C. Value loss.		$3,324,004,193

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:	$2,054,217	
	B. Current year productivity or special appraised value:	$36,661	
	C. Value loss.		$2,017,556
17	**Total current year taxable value on the current year certified appraisal roll today.**		
	A. Certified values:		$176,842,313,807
	B. Pollution control and energy storage system exemption:		$113,220,765
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:		$6,236,851,576
19	Current year tax ceilings.		$17,313,583,045
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.		$2,835,546,675

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

TRAVIS CENTRAL APPRAISAL DISTRICT

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) (203,052)	(Count) (13,107)	(Count) (216,159)
Land HS Value	45,250,340,413	2,154,925,060	47,405,265,473
Land NHS Value	71,085,265,594	1,327,964,057	72,413,229,651
Land Ag Market Value	1,022,639,401	26,683,696	1,049,323,097
Land Timber Market Value	0	0	0
Total Land Value	**117,358,245,408**	**3,509,572,813**	**120,867,818,221**
Improvement HS Value	57,954,060,597	3,248,399,651	61,202,460,248
Improvement NHS Value	68,951,122,967	686,122,376	69,637,245,343
Total Improvement	**126,905,183,564**	**3,934,522,027**	**130,839,705,591**
Market Value	**244,263,428,972**	**7,444,094,840**	**251,707,523,812**
BUSINESS PERSONAL PROPERTY	(23,237)	(844)	(24,081)
Market Value	**7,520,798,484**	**985,287,456**	**8,506,085,940**
OIL & GAS / MINERALS	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
OTHER (Intangibles)	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
	(Total Count) (226,289)	(Total Count) (13,951)	(Total Count) (240,240)
TOTAL MARKET	**251,784,227,456**	**8,429,382,296**	**260,213,609,752**
Ag Productivity	2,412,975	94,923	2,507,898
Ag Loss (-)	1,020,226,426	26,588,773	1,046,815,199
Timber Productivity	0	0	0
Timber Loss (-)	0	0	0
APPRAISED VALUE	**250,764,001,030**	**8,402,793,523**	**259,166,794,553**
	96.6%	3.4%	100.0%
HS CAP Limitation Value (-)	1,971,616,935	216,922,491	2,188,539,426
CB CAP Limitation Value (-)	825,750,056	104,812,096	930,562,152
NET APPRAISED VALUE	**247,966,634,039**	**8,081,058,936**	**256,047,692,975**
Total Exemption Amount	71,124,320,232	981,633,350	72,105,953,582
NET TAXABLE	**176,842,313,807**	**7,099,425,586**	**183,941,739,393**
TAX LIMIT/FREEZE ADJUSTMENT	**16,846,927,366**	**466,655,679**	**17,313,583,045**
LIMIT ADJ TAXABLE (I&S)	**159,995,386,441**	**6,632,769,907**	**166,628,156,348**
CHAPTER 312 ADJUSTMENT	**0**	**0**	**0**
CHAPTER 313 ADJUSTMENT	**0**	**0**	**0**
LIMIT ADJ TAXABLE (M&O)	**159,995,386,441**	**6,632,769,907**	**166,628,156,348**

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

$1,607,143,706. = 166,628,156,348 * (0.925200 / 100) + $65,500,004.16

Tax Limit Adjustment Breakdown

(Freeze)

NOT UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	754,545,353	396,530,338	2,742,470.93	943,743	3,390,146.86	999,240	1,656
DPS	11,829,488	8,936,338	37,579.75	32,881.65	43,798.04	36,346.83	21
OV65	23,801,028,018	15,618,175,862	111,922,558.13	61,639,465.34	129,851,734.62	64,530,811.09	35,784
OV65S	1,350,092,239	823,284,828	2,834,391.6	958,144.8	3,047,811.8	990,605.32	2,217
Total	25,917,495,098	16,846,927,366	117,537,000.41	63,574,234.79	136,333,491.32	66,557,003.24	39,678

Tax Rate: 0.925200

UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	22,559,293	12,722,946	88,854.09	46,265.7	114,269.48	50,801.85	48
OV65	649,814,290	436,276,972	2,951,262.65	1,855,934.6	3,394,388.54	1,910,550.34	973
OV65S	25,485,960	17,655,761	43,207.79	23,569.07	43,258.32	23,569.07	35
Total	697,859,543	466,655,679	3,083,324.53	1,925,769.37	3,551,916.34	1,984,921.26	1,056

Tax Rate: 0.925200

TOTAL

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	777,104,646	409,253,284	2,831,325.02	990,008.7	3,504,416.34	1,050,041.85	1,704
DPS	11,829,488	8,936,338	37,579.75	32,881.65	43,798.04	36,346.83	21
OV65	24,450,842,308	16,054,452,834	114,873,820.78	63,495,399.94	133,246,123.16	66,441,361.43	36,757
OV65S	1,375,578,199	840,940,589	2,877,599.39	981,713.87	3,091,070.12	1,014,174.39	2,252
Total	26,615,354,641	17,313,583,045	120,620,324.94	65,500,004.16	139,885,407.66	68,541,924.5	40,734

Tax Rate: 0.925200

2026 Certification Totals	AUSTIN ISD	TRAVIS CAD
01	**Exemptions**	As of Roll # 0

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	16,500,688,099	119,755	655,250,533	4,802	17,155,938,632	124,557
HS-Prorated	32,265,472	277	5,023,660	44	37,289,132	321
OV65-Local	889,573,815	37,842	25,049,126	1,069	914,622,941	38,911
OV65-State	2,211,009,133	37,842	61,471,109	1,069	2,272,480,242	38,911
OV65-Prorated	58,453	2	0	0	58,453	2
OV65S-Local	51,644,990	2,243	869,189	35	52,514,179	2,278
OV65S-State	132,365,250	2,243	2,086,053	35	134,451,303	2,278
OV65S-Prorated	0	0	0	0	0	0
DP-Local	21,906,078	1,679	660,620	49	22,566,698	1,728
DP-State	94,427,592	1,679	2,776,970	49	97,204,562	1,728
DP-Prorated	0	0	0	0	0	0
DVHS	578,620,915	1,340	6,223,281	19	584,844,196	1,359
DVHS-Prorated	12,873,475	33	787,523	2	13,660,998	35
DVHSS	60,169,045	183	0	0	60,169,045	183
DVHSS-Prorated	0	0	0	0	0	0
DVHSS-UD	618,540	2	0	0	618,540	2
FRSS	290,350	1	0	0	290,350	1
Subtotal for Homestead Exemptions	**20,586,511,207**	**205,121**	**760,198,064**	**7,173**	**21,346,709,271**	**212,294**
Disabled Veterans Exemptions						
DV1	4,618,890	498	109,000	12	4,727,890	510
DV1S	210,000	43	5,000	1	215,000	44
DV2	2,295,565	255	66,000	8	2,361,565	263
DV2S	125,000	18	7,500	1	132,500	19
DV3	3,461,909	380	108,000	10	3,569,909	390
DV3S	210,000	26	0	0	210,000	26
DV4	7,560,263	1,250	264,000	30	7,824,263	1,280
DV4S	840,000	146	24,000	2	864,000	148
Subtotal for Disabled Veterans Exemptions	**19,321,627**	**2,616**	**583,500**	**64**	**19,905,127**	**2,680**

EXEMPTIONS	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Special Exemptions						
AB	0	9	0	0	0	9
Community Land Trust	73,392	60	0	5	73,392	65
EX-11.35 1	0	0	37,114	1	37,114	1
EX-11.35 1 PRORATED	0	0	0	0	0	0
EX-11.35 2	22,404	1	0	0	22,404	1
EX-11.35 2 PRORATED	0	0	0	0	0	0
FR	515,224	63	0	7	515,224	70
HT	300,444,540	511	9,985,099	25	310,429,639	536
LIH	0	6	0	7	0	13
LIH-PRORATED	399,824,889	89	1,719,733	26	401,544,622	115
MASSS	2,707,770	5	0	0	2,707,770	5
PC	18,377,617	70	6,251	1	18,383,868	71
SO	91,021,695	6,269	3,815,202	282	94,836,897	6,551
Subtotal for Special Exemptions	**812,987,531**	**7,083**	**15,563,399**	**354**	**828,550,930**	**7,437**
Absolute Exemptions						
Exempt UD	25,842,980	1	0	0	25,842,980	1
EX-XD	38,626,143	69	0	0	38,626,143	69
EX-XD-PRORATED	0	0	0	0	0	0
EX-XG	50,821,433	16	0	0	50,821,433	16
EX-XG-PRORATED	0	0	0	0	0	0
EX-XI	209,756,246	25	0	0	209,756,246	25
EX-XI-PRORATED	0	0	0	0	0	0
EX-XJ	838,007,978	157	36,044,572	3	874,052,550	160
EX-XJ-PRORATED	15,942,319	1	0	0	15,942,319	1
EX-XJ-PRORATED-	94,160	2	0	0	94,160	2
EX-XL	185,000	1	0	0	185,000	1
EX-XL-PRORATED	0	0	0	0	0	0
EX-XO	56,830	12	0	0	56,830	12
EX-XO-PRORATED	0	0	0	0	0	0
EX-XR	2,029,335	14	0	0	2,029,335	14
EX-XR-PRORATED	0	0	0	0	0	0
EX-XU	70,237,349	23	8,100	1	70,245,449	24
EX-XU-PRORATED	0	0	0	0	0	0
EX-XV	47,046,536,762	6,298	101,279,248	23	47,147,816,010	6,321
EX-XV-PRORATED	94,687,722	8	0	0	94,687,722	8
EX-XV-PRORATED-	198,880,781	43	2,248,994	2	201,129,775	45
Subtotal for Absolute Exemptions	**48,591,705,038**	**6,670**	**139,580,914**	**29**	**48,731,285,952**	**6,699**

EXEMPTIONS	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Other Exemptions						
BM	8,791,623	5	0	2	8,791,623	7
BPPEX	975,916,204	20,908	44,587,290	530	1,020,503,494	21,438
BPPEX-AL	2,832,267	62	125,000	2	2,957,267	64
BPPEX-TU	50,160,608	963	4,261,323	65	54,421,931	1,028
BPPEX-UD	66,979,550	1,156	16,733,860	230	83,713,410	1,386
CC	9,114,577	30	0	2	9,114,577	32
Subtotal for Other Exemptions	**1,113,794,829**	**23,124**	**65,707,473**	**831**	**1,179,502,302**	**23,955**
Total:	**71,124,320,232**	**244,614**	**981,633,350**	**8,451**	**72,105,953,582**	**253,065**

New Value

Total New Market Value:	$3,363,619,261
Total New Taxable Value:	$2,835,546,675

JETI		Chapter 313		TIF/TIRZ	
New Market Value:	$0	New Market Value:	$0	New Market Value:	$586,037,644
New Taxable Value:	$0	New Taxable Value:	$0	New Taxable Value:	$557,502,955

Exemption Loss

New Absolute Exemptions

Exemption	Description	Count	Last Year Market Value
EX-XD	11.181 Improving property for housing with volu...	66	4,072,040
EX-XG	11.184 Primarily performing charitable functions	4	8,874,661
EX-XJ	11.21 Private schools	3	25,054,826
EX-XU	11.23 Miscellaneous Exemptions	13	52,751,803
EX-XV	Other Exemptions (including public property, reli...	197	869,586,351
Absolute Exemption Value Loss:		**283**	**960,339,681**

New Partial Exemptions

Exemption	Description	Count	Partial Exemption Amt
AB	Abatement (Special Exemption)	7	0
BPPEX	BPPEX	17634	1,008,344,972
BPPEX-AL	BPPEX-AL	41	2,574,485
BPPEX-TU	BPPEX-TU	762	43,297,494
CC	Childcare	6	0
CLT	Community Land Trust (Special Exemption)	3	0
DP	Disability	10	589,996
DV1	Disabled Veterans 10% - 29%	9	66,000
DV1S	Disabled Veterans Surviving Spouse 10% - 29%	1	5,000
DV2	Disabled Veterans 30% - 49%	8	64,500
DV3	Disabled Veterans 50% - 69%	10	106,000
DV4	Disabled Veterans 70% - 100%	37	406,125
DV4S	Disabled Veterans Surviving Spouse 70% - 100%	2	12,000
DVHS	Disabled Veteran Homestead	56	22,939,402
DVHSS	Disabled Veteran Homestead Surviving Spouse	5	2,679,578
FR	FREEPORT	7	515,224
HS	Homestead	3601	482,284,064
HT	Historical (Special Exemption)	535	310,429,639
LIH	Public property for housing indigent persons (Spe...	128	401,544,622
MASSS	Member Armed Services Surviving Spouse (Speci...	1	854,786
OV65	Over 65	555	44,577,130
OV65S	OV65 Surviving Spouse	9	765,000
SO	Solar (Special Exemption)	2603	41,608,495
Partial Exemption Value Loss:		**26,030**	**2,363,664,512**
Total NEW Exemption Value			**3,324,004,193**

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amt
Increased Exemption Value Loss:		**0**	**0**
Total Exemption Value Loss:			**3,324,004,193**

New Special Use (Ag/Timber)

Count	2025 Market Value	2026 Special Use	Loss
4	2,054,217	36,661	-2,017,556

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	122,438	658,651	143,083	507,000	140,000	498,507	360,069
A & E	122,557	659,180	143,071	507,232	140,000	498,820	360,150

Property Under Review - Lower Value Used

Count	Market Value	Lower Market Value	Estimated Lower Taxable Value
13,951	8,429,382,296	7,350,580,527	6,236,851,576

2026	Certification Totals	**AUSTIN ISD**	TRAVIS CAD
01		**State Category Breakdown**	As of Roll # 0

Not Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	178,808		840,154,838	104,421,260,514	81,834,005,534
B	Multifamily Residential	10,117		1,555,850,605	39,691,469,043	38,779,561,914
C1	Vacant Lots and Tracts	4,567		0	2,650,986,919	2,474,431,959
D1	Qualified Open-Space Land	363	20,710.03	0	1,022,639,401	2,314,344
D2	Farm or Ranch Improvements on Qualified	20		0	544,483	449,204
E	Rural Land,Not Qualified for Open-Space Land	598		501,556	428,311,840	353,434,423
F1	Commercial Real Property	6,457		216,982,754	41,892,330,464	41,326,930,008
F2	Industrial Real Property	3,428		32,999,502	5,857,144,796	5,684,474,883
J1	Water Systems	2		0	351,684	226,684
J2	Gas Distribution Systems	13		0	340,021,136	339,646,136
J3	Electric Companies (including Co-ops)	21		0	20,015,641	19,226,107
J4	Telephone Companies (including Co-ops)	34		0	105,202,736	103,488,403
J5	Railroads	8		0	33,728,493	33,123,973
J6	Pipelines	17		0	12,777,283	12,027,283
J7	Cable Companies	30		0	43,278,540	41,852,310
L1	Commercial Personal Property	20,816		0	5,070,668,507	4,049,814,579
L2	Industrial and Manufacturing Personal Property	1,353		0	1,133,589,796	1,049,580,425
M1	Mobile Homes	2,831		303,493	117,403,107	96,846,502
O	Residential Inventory	1,464		95,411,065	318,860,415	312,431,327
S	Special Inventory	287		0	341,504,865	328,447,809
XD	Improving Property for Housing with Volunteer	70		9,988,950	38,626,143	0
XG	Primarily Performing Charitable Functions (§11.	16		0	50,821,433	0
XI	Youth Spiritual, Mental and Physical	26		0	209,756,246	0
XJ	Private Schools (§11.21)	174		0	824,185,802	0
XL	Organizations Providing Economic	1		0	185,000	0
XO	Motor Vehicles for Income Production and	15		0	94,567	0
XR	Nonprofit Water or Wastewater Corporation	14		0	2,029,335	0
XU	MiscellaneousExemptions (§11.23)	24		0	70,237,349	0
XV	Other Totally Exempt Properties (including	6,616		435,951,016	47,086,201,918	0
		Totals:	20,710.03	3,188,143,779	251,784,227,456	176,842,313,807

Exhibit A

Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	9,988		107,737,870	5,366,209,788	4,366,619,456
B	Multifamily Residential	753		888,219	527,415,730	506,084,568
C1	Vacant Lots and Tracts	917		0	295,698,162	271,758,232
D1	Qualified Open-Space Land	22	461.16	0	26,683,696	94,923
D2	Farm or Ranch Improvements on Qualified	2		0	434,638	434,638
E	Rural Land,Not Qualified for Open-Space Land	93		63,900	50,878,145	42,702,606
F1	Commercial Real Property	271		4,938,224	592,604,395	566,866,064
F2	Industrial Real Property	203		183,944	136,428,318	121,197,746
J3	Electric Companies (including Co-ops)	2		0	8,427,980	8,302,980
J4	Telephone Companies (including Co-ops)	3		0	34,490	0
J6	Pipelines	5		0	1,104,220	729,220
J7	Cable Companies	18		0	500,809,790	500,174,860
L1	Commercial Personal Property	566		0	345,228,153	298,165,014
L2	Industrial and Manufacturing Personal Property	239		0	124,386,953	107,306,599
M1	Mobile Homes	121		0	6,498,233	5,491,258
O	Residential Inventory	1,289		58,311,476	304,322,288	299,023,346
S	Special Inventory	7		0	4,885,397	4,474,076
XJ	Private Schools (§11.21)	3		3,351,849	36,044,572	0
XU	MiscellaneousExemptions (§11.23)	1		0	8,100	0
XV	Other Totally Exempt Properties (including	23		0	101,279,248	0
		Totals:	461.16	175,475,482	8,429,382,296	7,099,425,586

2026 Certification Totals **AUSTIN ISD** TRAVIS CAD
01 **State Category Breakdown** As of Roll # 0

Grand Totals

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	188,796		947,892,708	109,787,470,302	86,200,624,990
B	Multifamily Residential	10,870		1,556,738,824	40,218,884,773	39,285,646,482
C1	Vacant Lots and Tracts	5,484		0	2,946,685,081	2,746,190,191
D1	Qualified Open-Space Land	385	21,171.19	0	1,049,323,097	2,409,267
D2	Farm or Ranch Improvements on Qualified	22		0	979,121	883,842
E	Rural Land,Not Qualified for Open-Space Land	691		565,456	479,189,985	396,137,029
F1	Commercial Real Property	6,728		221,920,978	42,484,934,859	41,893,796,072
F2	Industrial Real Property	3,631		33,183,446	5,993,573,114	5,805,672,629
J1	Water Systems	2		0	351,684	226,684
J2	Gas Distribution Systems	13		0	340,021,136	339,646,136
J3	Electric Companies (including Co-ops)	23		0	28,443,621	27,529,087
J4	Telephone Companies (including Co-ops)	37		0	105,237,226	103,488,403
J5	Railroads	8		0	33,728,493	33,123,973
J6	Pipelines	22		0	13,881,503	12,756,503
J7	Cable Companies	48		0	544,088,330	542,027,170
L1	Commercial Personal Property	21,382		0	5,415,896,660	4,347,979,593
L2	Industrial and Manufacturing Personal Property	1,592		0	1,257,976,749	1,156,887,024
M1	Mobile Homes	2,952		303,493	123,901,340	102,337,760
O	Residential Inventory	2,753		153,722,541	623,182,703	611,454,673
S	Special Inventory	294		0	346,390,262	332,921,885
XD	Improving Property for Housing with Volunteer	70		9,988,950	38,626,143	0
XG	Primarily Performing Charitable Functions (§11.	16		0	50,821,433	0
XI	Youth Spiritual, Mental and Physical	26		0	209,756,246	0
XJ	Private Schools (§11.21)	177		3,351,849	860,230,374	0
XL	Organizations Providing Economic	1		0	185,000	0
XO	Motor Vehicles for Income Production and	15		0	94,567	0
XR	Nonprofit Water or Wastewater Corporation	14		0	2,029,335	0
XU	MiscellaneousExemptions (§11.23)	25		0	70,245,449	0
XV	Other Totally Exempt Properties (including	6,639		435,951,016	47,187,481,166	0
		Totals:	21,171.19	3,363,619,261	260,213,609,752	183,941,739,393

AUSTIN ISD

Top Taxpayers

Rank	Owner ID	Taxpayer Name	Market Value	Taxable Value
1	189164	COLUMBIA/ST DAVIDS HEALTH CARE	$770,395,549	$768,207,213
2	1791399	WALLER CREEK OWNER LLC	$625,504,606	$623,043,310
3	1918719	110 E 2ND SERIES	$487,173,319	$487,173,319
4	2029524	COUSINS BLOCK 185 LLC	$471,816,000	$471,816,000
5	2043696	COREWEAVE INC	$433,583,181	$433,458,181
6	179276	UNIVERSITY OF TEXAS	$416,484,195	$416,484,195
7	1512787	WALLER CREEK ELEVEN LTD	$384,625,685	$384,625,685
8	2069550	DW CAL 308 GUADALUPE LLC (LESSEE)	$371,107,169	$371,107,169
9	1668555	ORACLE AMERICA INC	$369,414,337	$369,414,337
10	2076289	NXP SEMICONDUCTOR USA INC	$375,615,580	$364,499,020
11	2076246	GOOGLE FIBER TEXAS LLC	$363,212,540	$363,087,540
12	2076352	TEXAS GAS SERVICE	$321,495,120	$321,370,120
13	1615357	DOMAIN RETAIL PROPERTY OWNER LP	$320,566,607	$320,566,607
14	518096	HEB LP	$325,994,248	$317,949,139
15	2055182	DWF V 6&G COMMERCIAL OWNER LLC	$317,046,347	$317,046,347
16	1792122	CAPITAL METROPOLITAN TA	$308,139,978	$307,993,231
17	2057652	GW BLOCK 23 OFFICE LLC	$289,900,000	$289,900,000
18	1774952	SVF NORTHSHORE AUSTIN LP	$277,000,000	$277,000,000
19	1903958	80 RAINEY STREET OWNER LLC	$276,524,708	$276,347,228
20	1867452	5COLORADO LP	$267,034,348	$267,034,348
		Total	$7,772,633,517	$7,748,122,989

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:

2025 01	Adjusted Certified Totals	AUSTIN ISD	TRAVIS CAD As of Roll # 15

	CERTIFIED	UNDER REVIEW	TOTAL
REAL PROPERTY & MFT HOMES	(Count) (215,498)	(Count) (0)	(Count) (215,498)
Land HS Value	49,715,097,364	0	49,715,097,364
Land NHS Value	71,674,389,289	0	71,674,389,289
Land Ag Market Value	829,479,771	0	829,479,771
Land Timber Market Value	0	0	0
Total Land Value	**122,218,966,424**	**0**	**122,218,966,424**
Improvement HS Value	62,992,510,578	0	62,992,510,578
Improvement NHS Value	67,782,622,848	0	67,782,622,848
Total Improvement	**130,775,133,426**	**0**	**130,775,133,426**
Market Value	**252,994,099,850**	**0**	**252,994,099,850**
BUSINESS PERSONAL PROPERTY	(23,929)	(2)	(23,931)
Market Value	**8,309,650,892**	**10,702,466**	**8,320,353,358**
OIL & GAS / MINERALS	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
OTHER (Intangibles)	(0)	(0)	(0)
Market Value	**0**	**0**	**0**
	(Total Count) (239,427)	(Total Count) (2)	(Total Count) (239,429)
TOTAL MARKET	**261,303,750,742**	**10,702,466**	**261,314,453,208**
Ag Productivity	2,328,310	0	2,328,310
Ag Loss (-)	827,151,461	0	827,151,461
Timber Productivity	0	0	0
Timber Loss (-)	0	0	0
APPRAISED VALUE	**260,476,599,281**	**10,702,466**	**260,487,301,747**
	100.0%	0.0%	100.0%
HS CAP Limitation Value (-)	3,266,796,254	0	3,266,796,254
CB CAP Limitation Value (-)	500,447,734	0	500,447,734
NET APPRAISED VALUE	**256,709,355,293**	**10,702,466**	**256,720,057,759**
Total Exemption Amount	70,485,544,198	0	70,485,544,198
NET TAXABLE	**186,223,811,095**	**10,702,466**	**186,234,513,561**
TAX LIMIT/FREEZE ADJUSTMENT	**17,677,868,517**	**0**	**17,677,868,517**
LIMIT ADJ TAXABLE (I&S)	**168,545,942,578**	**10,702,466**	**168,556,645,044**
CHAPTER 312 ADJUSTMENT	**0**	**0**	**0**
CHAPTER 313 ADJUSTMENT	**0**	**0**	**0**
LIMIT ADJ TAXABLE (M&O)	**168,545,942,578**	**10,702,466**	**168,556,645,044**

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

$1,619,190,444. = 168,556,645,044 * (0.925200 / 100) + $59,704,364.41

AUSTIN ISD

Tax Limit Adjustment Breakdown

(Freeze)

CERTIFIED

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	842,205,652	456,542,819	3,151,401.17	1,029,810.87	3,738,866.65	1,085,790.99	1,790
DPS	5,500,116	3,722,646	13,675.68	10,945.15	16,659.64	11,176	11
OV65	24,556,611,608	16,340,664,987	116,509,812.67	57,753,984.54	131,262,005.5	59,573,342.41	36,055
OV65S	1,407,590,763	876,938,065	3,041,391.73	909,623.85	3,198,973.67	927,721.9	2,243
Total	26,811,908,139	17,677,868,517	122,716,281.25	59,704,364.41	138,216,505.46	61,598,031.3	40,099

Tax Rate: 0.925200

UNDER REVIEW

TOTAL

Limitation	Net Appr	Taxable	Act Tax (Prior Cmp)	Act Tax	Ceiling (Prior Cmp)	Ceiling	Count
DP	842,205,652	456,542,819	3,151,401.17	1,029,810.87	3,738,866.65	1,085,790.99	1,790
DPS	5,500,116	3,722,646	13,675.68	10,945.15	16,659.64	11,176	11
OV65	24,556,611,608	16,340,664,987	116,509,812.67	57,753,984.54	131,262,005.5	59,573,342.41	36,055
OV65S	1,407,590,763	876,938,065	3,041,391.73	909,623.85	3,198,973.67	927,721.9	2,243
Total	26,811,908,139	17,677,868,517	122,716,281.25	59,704,364.41	138,216,505.46	61,598,031.3	40,099

Tax Rate: 0.925200

EXEMPTIONS	CERTIFIED		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Homestead Exemptions						
HS-Local	0	0	0	0	0	0
HS-State	17,724,723,579	128,542	0	0	17,724,723,579	128,542
HS-Prorated	114,502,379	1,421	0	0	114,502,379	1,421
OV65-Local	907,570,836	38,600	0	0	907,570,836	38,600
OV65-State	2,254,072,288	38,600	0	0	2,254,072,288	38,600
OV65-Prorated	1,622,684	28	0	0	1,622,684	28
OV65S-Local	52,202,916	2,273	0	0	52,202,916	2,273
OV65S-State	133,491,519	2,273	0	0	133,491,519	2,273
OV65S-Prorated	0	0	0	0	0	0
DP-Local	23,919,504	1,834	0	0	23,919,504	1,834
DP-State	102,995,993	1,834	0	0	102,995,993	1,834
DP-Prorated	0	0	0	0	0	0
DVHS	514,186,428	1,195	0	0	514,186,428	1,195
DVHS-Prorated	51,144,181	188	0	0	51,144,181	188
DVHSS	58,565,660	171	0	0	58,565,660	171
DVHSS-Prorated	64,447	2	0	0	64,447	2
DVHSS-UD	651,042	2	0	0	651,042	2
FRSS	325,808	1	0	0	325,808	1
Subtotal for Homestead Exemptions	**21,940,039,264**	**216,964**	**0**	**0**	**21,940,039,264**	**216,964**
Disabled Veterans Exemptions						
DV1	4,852,005	530	0	0	4,852,005	530
DV1S	200,000	42	0	0	200,000	42
DV2	2,441,010	271	0	0	2,441,010	271
DV2S	132,500	19	0	0	132,500	19
DV3	3,728,714	401	0	0	3,728,714	401
DV3S	245,000	29	0	0	245,000	29
DV4	8,818,787	1,318	0	0	8,818,787	1,318
DV4S	900,000	150	0	0	900,000	150
Subtotal for Disabled Veterans Exemptions	**21,318,016**	**2,760**	**0**	**0**	**21,318,016**	**2,760**

EXEMPTIONS	CERTIFIED		UNDER REVIEW		TOTAL	
Exemption	Total	Count	Total	Count	Total	Count
Special Exemptions						
AB	0	8	0	0	0	8
Community Land Trust	0	63	0	0	0	63
EX-11.35 1	396,817	2	0	0	396,817	2
EX-11.35 1 PRORATED	0	0	0	0	0	0
EX-11.35 2	742,438	3	0	0	742,438	3
EX-11.35 2 PRORATED	0	0	0	0	0	0
EX-11.35 3	110,521	1	0	0	110,521	1
EX-11.35 3 PRORATED	0	0	0	0	0	0
EX366	3,827,406	3,388	0	0	3,827,406	3,388
FR	1,279,467	67	0	1	1,279,467	68
HT	253,564,998	481	0	0	253,564,998	481
LIH	705,056	6	0	0	705,056	6
LIH-PRORATED	400,751,231	102	0	0	400,751,231	102
MASSS	2,378,537	4	0	0	2,378,537	4
PC	16,975,639	72	0	0	16,975,639	72
SO	61,647,467	4,126	0	0	61,647,467	4,126
Subtotal for Special Exemptions	**742,379,577**	**8,323**	**0**	**1**	**742,379,577**	**8,324**
Absolute Exemptions						
EX-XD	22,342,814	3	0	0	22,342,814	3
EX-XD-PRORATED	0	0	0	0	0	0
EX-XG	47,809,828	13	0	0	47,809,828	13
EX-XG-PRORATED	0	0	0	0	0	0
EX-XI	208,883,828	25	0	0	208,883,828	25
EX-XI-PRORATED	0	0	0	0	0	0
EX-XJ	897,488,141	166	0	0	897,488,141	166
EX-XJ-PRORATED	0	0	0	0	0	0
EX-XJ-PRORATED-	5,125,677	1	0	0	5,125,677	1
EX-XL	187,021	1	0	0	187,021	1
EX-XL-PRORATED	0	0	0	0	0	0
EX-XO	69,597	12	0	0	69,597	12
EX-XO-PRORATED	1,287	1	0	0	1,287	1
EX-XR	1,958,799	14	0	0	1,958,799	14
EX-XR-PRORATED	0	0	0	0	0	0
EX-XU	74,819,735	33	0	0	74,819,735	33
EX-XU-PRORATED	3,404,859	1	0	0	3,404,859	1
EX-XV	45,865,871,933	6,311	0	0	45,865,871,933	6,311
EX-XV-PRORATED	24,437,895	12	0	0	24,437,895	12
EX-XV-PRORATED-	314,524,726	110	0	0	314,524,726	110
Subtotal for Absolute Exemptions	**47,466,926,140**	**6,703**	**0**	**0**	**47,466,926,140**	**6,703**

Exhibit B

EXEMPTIONS

Exemption	CERTIFIED Total	CERTIFIED Count	UNDER REVIEW Total	UNDER REVIEW Count	TOTAL Total	TOTAL Count
Other Exemptions						
BM	305,983,996	19	0	0	305,983,996	19
CC	8,897,205	30	0	0	8,897,205	30
Subtotal for Other Exemptions	**314,881,201**	**49**	**0**	**0**	**314,881,201**	**49**
Total:	**70,485,544,198**	**234,799**	**0**	**1**	**70,485,544,198**	**234,800**

New Value

Total New Market Value: $2,981,989,742

Total New Taxable Value: $2,741,291,886

JETI		Chapter 313		TIF/TIRZ	
New Market Value:	$0	New Market Value:	$0	New Market Value:	$844,616,917
New Taxable Value:	$0	New Taxable Value:	$0	New Taxable Value:	$799,019,835

Exemption Loss

New Absolute Exemptions

Exemption	Description	Count	Last Year Market Value
EX-11.35 1	Level 1 Damage Assessment Rating	2	1,643,889
EX-11.35 2	Level II Damage Assessment Rating	3	3,266,005
EX-11.35 3	Level III Damage Assessment Rating	1	507,548
EX-XG	11.184 Primarily performing charitable functions	1	4,786,235
EX-XJ	11.21 Private schools	8	44,777,608
EX-XO	11.254 Motor vhc for income prod and personal u...	1	1,700
EX-XU	11.23 Miscellaneous Exemptions	15	43,386,562
EX-XV	Other Exemptions (including public property, reli...	381	1,694,303,073
EX366	HB366 Exempt (Special Exemption)	13	977
Absolute Exemption Value Loss:		**425**	**1,792,673,597**

New Partial Exemptions

Exemption	Description	Count	Partial Exemption Amt
AB	Abatement (Special Exemption)	4	0
BM	Biomedical	1	0
CC	Childcare	13	0
DP	Disability	26	1,728,057
DV1	Disabled Veterans 10% - 29%	24	167,465
DV1S	Disabled Veterans Surviving Spouse 10% - 29%	2	10,000
DV2	Disabled Veterans 30% - 49%	17	156,000
DV2S	Disabled Veterans Surviving Spouse 30% - 49%	2	15,000
DV3	Disabled Veterans 50% - 69%	34	349,000
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	3	30,000
DV4	Disabled Veterans 70% - 100%	106	1,114,283
DV4S	Disabled Veterans Surviving Spouse 70% - 100%	1	0
DVHS	Disabled Veteran Homestead	161	54,312,021
DVHSS	Disabled Veteran Homestead Surviving Spouse	3	861,747
FR	FREEPORT	27	522,899
HS	Homestead	5174	648,607,666
HT	Historical (Special Exemption)	470	243,446,568
LIH	Public property for housing indigent persons (Spe...	104	401,441,287
MASSS	Member Armed Services Surviving Spouse (Speci...	1	274,882
OV65	Over 65	826	66,452,427
OV65S	OV65 Surviving Spouse	19	1,615,000
SO	Solar (Special Exemption)	566	11,593,340

		Count	Amount
Partial Exemption Value Loss:		**7,584**	**1,432,697,642**
Total NEW Exemption Value			**3,225,371,239**

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amt
DP	Disability	1713	83,091,063
HS	Homestead	126343	5,045,496,069
OV65	Over 65	35359	1,733,722,120
OV65S	OV65 Surviving Spouse	1919	94,535,132
Increased Exemption Value Loss:		**165,334**	**6,956,844,384**
Total Exemption Value Loss:			**10,182,215,623**

New Special Use (Ag/Timber)

Count	2024 Market Value	2025 Special Use	Loss
5	1,269,980	39,766	-1,230,214

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	127,226	683,917	142,350	531,051	140,000	516,942	380,975
A & E	127,347	684,444	142,340	531,222	140,000	517,244	381,012

Property Under Review - Lower Value Used

Count	Market Value	Lower Market Value	Estimated Lower Taxable Value
2	10,702,466	10,702,466	10,702,466

Exhibit B

AUSTIN ISD

State Category Breakdown

Certified

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	182,415		1,073,446,214	113,850,516,569	88,772,645,999
B	Multifamily Residential	10,830		1,307,115,414	41,094,974,098	40,102,653,397
C1	Vacant Lots and Tracts	5,705		0	2,779,795,337	2,631,577,022
D1	Qualified Open-Space Land	393	21,288.14	0	829,479,771	2,274,398
D2	Farm or Ranch Improvements on Qualified	23		0	1,034,105	1,028,144
E	Rural Land,Not Qualified for Open-Space Land	794		5,239,492	478,517,765	405,256,351
F1	Commercial Real Property	6,812		67,680,889	40,871,783,594	40,521,653,464
F2	Industrial Real Property	3,488		34,598,194	5,522,012,237	5,399,254,393
J1	Water Systems	2		0	501,263	501,263
J2	Gas Distribution Systems	11		0	284,465,940	284,465,940
J3	Electric Companies (including Co-ops)	24		0	24,885,421	24,885,421
J4	Telephone Companies (including Co-ops)	13		0	76,249,780	76,238,328
J5	Railroads	8		0	33,098,761	32,561,798
J6	Pipelines	18		0	10,735,171	10,673,287
J7	Cable Companies	22		0	160,674,627	160,674,627
L1	Commercial Personal Property	19,149		0	5,275,025,329	5,256,256,111
L2	Industrial and Manufacturing Personal Property	352		0	1,676,112,538	1,373,065,378
M1	Mobile Homes	2,998		164,906	131,587,431	107,204,223
O	Residential Inventory	2,855		354,924,552	704,206,582	686,106,230
S	Special Inventory	257		0	374,835,321	374,835,321
XB	Income Producing Tangible Personal	3,390		0	3,868,538	0
XD	Improving Property for Housing with Volunteer	3		0	22,342,814	0
XG	Primarily Performing Charitable Functions (§11.	14		0	47,809,828	0
XI	Youth Spiritual, Mental and Physical	26		0	208,883,828	0
XJ	Private Schools (§11.21)	176		0	897,488,141	0
XL	Organizations Providing Economic	1		0	187,021	0
XO	Motor Vehicles for Income Production and	7		0	30,836	0
XR	Nonprofit Water or Wastewater Corporation	14		0	1,958,799	0
XU	MiscellaneousExemptions (§11.23)	34		0	74,819,735	0
XV	Other Totally Exempt Properties (including	6,497	149.73	138,820,081	45,865,869,562	0
		Totals:	21,437.87	2,981,989,742	261,303,750,742	186,223,811,095

Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
L2	Industrial and Manufacturing Personal Property	2		0	10,702,466	10,702,466
		Totals:	0	0	10,702,466	10,702,466

Exhibit B

AUSTIN ISD

State Category Breakdown

Grand Totals

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	182,415		1,073,446,214	113,850,516,569	88,772,645,999
B	Multifamily Residential	10,830		1,307,115,414	41,094,974,098	40,102,653,397
C1	Vacant Lots and Tracts	5,705		0	2,779,795,337	2,631,577,022
D1	Qualified Open-Space Land	393	21,288.14	0	829,479,771	2,274,398
D2	Farm or Ranch Improvements on Qualified	23		0	1,034,105	1,028,144
E	Rural Land,Not Qualified for Open-Space Land	794		5,239,492	478,517,765	405,256,351
F1	Commercial Real Property	6,812		67,680,889	40,871,783,594	40,521,653,464
F2	Industrial Real Property	3,488		34,598,194	5,522,012,237	5,399,254,393
J1	Water Systems	2		0	501,263	501,263
J2	Gas Distribution Systems	11		0	284,465,940	284,465,940
J3	Electric Companies (including Co-ops)	24		0	24,885,421	24,885,421
J4	Telephone Companies (including Co-ops)	13		0	76,249,780	76,238,328
J5	Railroads	8		0	33,098,761	32,561,798
J6	Pipelines	18		0	10,735,171	10,673,287
J7	Cable Companies	22		0	160,674,627	160,674,627
L1	Commercial Personal Property	19,149		0	5,275,025,329	5,256,256,111
L2	Industrial and Manufacturing Personal Property	354		0	1,686,815,004	1,383,767,844
M1	Mobile Homes	2,998		164,906	131,587,431	107,204,223
O	Residential Inventory	2,855		354,924,552	704,206,582	686,106,230
S	Special Inventory	257		0	374,835,321	374,835,321
XB	Income Producing Tangible Personal	3,390		0	3,868,538	0
XD	Improving Property for Housing with Volunteer	3		0	22,342,814	0
XG	Primarily Performing Charitable Functions (§11.	14		0	47,809,828	0
XI	Youth Spiritual, Mental and Physical	26		0	208,883,828	0
XJ	Private Schools (§11.21)	176		0	897,488,141	0
XL	Organizations Providing Economic	1		0	187,021	0
XO	Motor Vehicles for Income Production and	7		0	30,836	0
XR	Nonprofit Water or Wastewater Corporation	14		0	1,958,799	0
XU	MiscellaneousExemptions (§11.23)	34		0	74,819,735	0
XV	Other Totally Exempt Properties (including	6,497	149.73	138,820,081	45,865,869,562	0
		Totals:	21,437.87	2,981,989,742	261,314,453,208	186,234,513,561

2025 01	Adjusted Certified Totals	**AUSTIN ISD** **Top Taxpayers**	TRAVIS CAD As of Roll # 15

Rank	Owner ID	Taxpayer Name	Market Value	Taxable Value
1	189164	COLUMBIA/ST DAVIDS HEALTH CARE	$770,343,359	$769,879,125
2	1512787	WALLER CREEK ELEVEN LTD	$465,000,000	$465,000,000
3	1918719	110 E 2ND SERIES	$445,777,433	$445,777,433
4	2029524	COUSINS BLOCK 185 LLC	$412,532,924	$412,532,924
5	2043696	COREWEAVE INC	$375,636,938	$375,636,938
6	179276	UNIVERSITY OF TEXAS	$370,000,000	$370,000,000
7	1668555	ORACLE AMERICA INC	$366,484,388	$366,484,388
8	1791399	WALLER CREEK OWNER LLC	$351,676,690	$351,676,690
9	1615357	DOMAIN RETAIL PROPERTY OWNER LP	$331,296,036	$331,296,036
10	1974184	NXP SEMICONDUCTOR USA INC	$323,024,949	$316,530,914
11	1792122	CAPITAL METROPOLITAN TA	$315,486,300	$315,343,473
12	518096	HEB LP	$314,291,175	$312,461,543
13	1774952	SVF NORTHSHORE AUSTIN LP	$277,000,000	$277,000,000
14	1974047	TEXAS GAS SERVICE	$269,385,808	$269,385,808
15	2057652	GW BLOCK 23 OFFICE LLC	$265,000,000	$265,000,000
16	1999899	LO/PPC OP GUADALUPE LLC (LESSEE)	$260,476,298	$260,476,298
17	1628683	SOUTH 1/2 BLOCK 8 VENTURE	$255,334,764	$255,334,764
18	2055182	DWF V 6&G COMMERCIAL OWNER LLC	$251,964,865	$251,964,865
19	1640202	CSHV-401 CONGRESS LLC	$247,000,000	$247,000,000
20	1913480	GEDR AT UNION ON 24TH LLC	$242,840,000	$242,840,000
		Total	$6,910,551,927	$6,901,621,199