

## HASKELL COUNTY APPRAISAL DISTRICT ANNUAL REPORT 2023

The Haskell County Appraisal District is a political subdivision of the State of Texas. The provisions of the Texas Property Tax Code govern the legal, statutory, and administrative requirement of the appraisal district. The members of the Board of Directors are elected by the taxing units within the boundaries of Haskell County and must live within the district two years prior to serving on the board. The Chief Appraiser is appointed by the Board of Directors and is the chief administrator of the appraisal district. The appraisal district is responsible for local property tax appraisal, valuation, property tax collections and exemption administration. The local taxing units such as the county, schools, cities, emergency service district and ground-water conservaton district set tax rates that allow for maintenance and operation of the entity. The Haskell CAD serves the following taxing units:

Entity	Market Value(\$)	Taxable Value(\$)
Haskell County	2,342,229,730	697,157,685
Farm-Market Road	2,342,194,960	695,234,425
County Precinct Road	2,342,229,730	706,230,965
City of Haskell	174,688,410	140,097,775
City of O'Brien	5,839,500	3,301,370
City of Rochester	9,804,800	6,811,440
City of Rule	35,360,050	24,364,070
City of Weinert	8,012,490	5,564,110
City of Stamford	13,729,320	13,388,710
Haskell CISD-M&O	1,223,440,290	410,048,615
Haskell CISD-I&S	1,223,440,290	753,960,235
Knox City - O'Brien CISD	64,437,060	18,066,370
Paint Creek ISD-M&O	727,216,180	275,965,480
Paint Creek ISD-I&S	727,216,180	510,747,930
Rule ISD	247,089,930	104,804,610
Munday CISD-M&O	37,775,350	17,516,230
Munday CISD-I&S	37,775,350	25,591,950
Stamford ISD	42,272,050	10,140,470
Haskell Mem Hosp	2,299,957,680	695,496,835
Stamford Hosp Dist	42,272,050	10,729,920
NCTMWA	174,688,410	140,097,775
Haskell County Water #1	391,539,160	76,069,070
Rolling Plains GWCD	2,342,229,730	1,511,413,965

The district maintains approximately 14,000 parcels of various types that include: residential, commercial, business personal property and exempt property. We have approximately 3200 mineral, industrial, industrial personal property, and utilities accounts that are outsourced for valuation to Pritchard and Abbott, an independent appraisal firm.

**Exemption Data:** The law allows for the following exemptions to be offered to the taxpayers: homestead, over 65, disabled person and disabled veterans exemptions. The land included under a homestead may not exceed 20 acres and is normally the land utilized as a yard. You may only apply for homestead on one property in a tax year. The qualifying criteria to obtain a homestead exemption are:

- you must own and reside in the home
- you must provide a copy of your drivers license or state issued identification card and the address must match the physical address of the residence in question

Owners can file this application once ownership is filed & all qualifications are met. Taxes may be prorated if you do not own your home as of January 1 in that year. You may file a late homestead exemption if you file it no later than one year after the date taxes become delinquent.

**Exemption Data**

Entity	General Homestead	Over 65	Disabled	Tax Rate
Haskell County		12,000		0.292732
Farm-Market Rd	3,000	12,000		0.092388
Precinct Road				0.057851
City of Haskell				0.519179
City of O'Brien		3000 (local)		0.380658
City of Rochester				0.486076
City of Rule				0.410401
City of Weinert				0.574092
City of Stamford				0.9813330
Haskell CISD	100,000	10,000	10,000	1.150700
Knox City-O'Brien CISD	100,000	10,000	10,000	0.826300
Paint Creek ISD	100,000	10,000	10,000	0.869200
Rule ISD	100,000 & 20%	10,000	10,000	0.826000
Munday CISD	100,000	10,000	10,000	1.296300
Stamford ISD	100,000	10,000	10,000	1.076300
Haskell Memorial Hospital				0.194119
Stamford Hosp Dist				0.324771
NCTMWA				0.089819
Haskell Co Water Dist #1				0.091567
Rolling Plains GWCD				0.027642

Disabled Veterans	Percentage	Amount(\$)
DVET - 1	10-29%	5,000
DVET - 2	30-49%	7,500
DVET - 3	50-69%	10,000
DVET - 4	70-100%	12,000

**The total disabled veteran exemption can only apply to General Homestead Exemption and cannot be combined with Over 65.**

**AGRICULTURAL 1-D-1 OPEN SPACE, TIMBER AND WILDLIFE MANAGEMENT**

Entity	Market Value (\$)	Productivity Value (\$)	Productivity Loss (\$)
Haskell County	799,292,720	64,814,990	734,477,730
City of Haskell	915,430	99,880	815,550
City of O'Brien	66,170	7,500	58,670
City of Rochester	10,900	1,500	9,400
City of Rule	32,060	3,740	28,320
City of Weinert	83,910	10,250	73,660
City of Stamford	142,750	1,900	140,850
Haskell CISD	380,352,530	33,696,470	346,656,060
Knox City - O'Brien CISD	44,279,190	6,712,690	37,566,500
Paint Creek ISD	208,933,080	10,282,300	198,650,780
Rule ISD	120,269,870	10,932,540	109,337,330
Munday CISD	12,566,320	1,154,810	11,411,510
Stamford ISD	32,891,730	2,036,180	30,855,550
Haskell Mem Hosp Dist	766,400,990	62,778,810	703,622,180
Stamford Hosp Dist	32,891,730	2,036,180	30,855,550
NCTMWA	915,430	99,880	815,550
Haskell Co Water Dist #1	92,187,540	10,340,960	81,846,580
Rolling Plains GWCD	799,292,720	64,814,990	734,477,730

**RATIO STUDY ANALYSIS - 2021 Property Value Study**

Entity	Single Family Residence		Rural Land
Haskell CISD	0.9859		1.6024
Knox City - O'Brien CISD	NA		NA
Paint Creek ISD	NA		NA
Rule ISD	NA		NA
Munday CISD	NA		NA
Stamford ISD	NA		NA

The Property Value Study is conducted by the State Comptroller's Office every other year to estimate the taxable property value in each school district to measure the performance of appraisal districts. If the Appraisal District is within a 5% percent margin of the State's value, the State Comptroller will certify the local value to the Commissioner of Education. The findings of the study are used in the school funding formula for state aid. Haskell CAD has received local value for all entities.

New Construction:

Entity	New Construction
Haskell County	\$3,961,740
City of Haskell	\$1,313,990
City of O'Brien	\$0
City of Rochester	\$115,450
City of Rule	\$8,410
City of Weinert	\$0
City of Stamford	\$0
Haskell CISD	\$2,543,550
Knox City-O'Brien CISD	\$376,740
Paint Creek ISD	\$50,785,990
Rule ISD	\$116,340
Munday CISD	\$0
Stamford ISD	\$0
Haskell Mem Hosp	\$3,980,860
Stamford Hosp Dist	\$4,830
NCTMWA	\$1,313,990
Haskell Co Water #1	\$28,265,940
Rolling Plains GWCD	\$255,221,740