

APPRAISAL ROLL SUMMARY

MUD2 - MUD NO 2 BELL COUNTY

Grand Totals

Property Count: 581

BELL CAD
Appraisal Year: 2026
Certified

Improvements	Count	Value
Homesite	143	14,132,991
New Homesite	101	22,212,556
Non Homesite	139	5,598,669
New Non Homesite	128	28,243,288

Land 1,332.96 acres	Count	Value
Homesite	146	6,889,124
New Homesite	0	0
Non Homesite	435	23,408,654
New Non Homesite	0	0

Prod 0.00 acres	Count	Value
Productivity	0	0
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	4	697,913
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	0	0	0
Inventory	0	0	0
Timber	0	0	0
Totals	0	0	0

Frozen / Non-Frozen	
Taxable Non Frozen	81,728,908
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	776,424.81
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	778,525.21
Tax Frozen Loss	0.00

(+)	70,187,504	TOTAL IMPROVEMENTS
(+)	30,297,778	TOTAL LAND MARKET
(+)	0	TOTAL PROD MARKET
(+)	697,913	TOTAL OTHER
(=)	101,183,195	TOTAL MARKET VALUE
(-)	0	TOTAL PRODUCTION LOSS
(=)	101,183,195	TOTAL APPRAISED VALUE
(-)	145,002	CAPPED HOMESTEAD LOSS
(-)	2,317,854	CIRCUIT BREAKER CAP LOSS
(=)	98,720,339	TOTAL ASSESSED
	0	TOTAL HOMESTEAD
	0	TOTAL OVER 65
	0	TOTAL DISABLED
	121,000	TOTAL DISABLED VETERAN
	16,646,030	TOTAL DISABLED VETERAN HS
	0	TOTAL SURV SP
	221,095	11.145 PERSONAL PROPERTY
	0	TOTAL OTHER DEDUCTIONS
	3,306	TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	16,991,431	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	81,728,908	TOTAL TAXABLE
	776,424.81	TOTAL TAX
	0.00950000	TAX RATE

APPRAISAL ROLL SUMMARY
MUD2 - MUD NO 2 BELL COUNTY

Grand Totals
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Exemption Breakdown

Code	State Description	Ex Count	Ex Value	Freeze Ex Count	Freeze Ex Value	NEW Partial Exemption		NEW Total Exemption		Increased Rate	
						Ex Count	Ex Value	Ex Count	Prior Market	Ex Count	Incr Ex Value
HB9	Personal Property First \$125,000	4	221,095	0	0	0	0	0	0	0	0
DIS	State-Mandated Disabled Homestead	1	0	0	0	0	0	0	0	0	0
DISLOC	Local Optional Disabled Homestead	1	0	0	0	0	0	0	0	0	0
DV1	Partially Disabled Veteran	1	5,000	0	0	1	5,000	0	0	0	0
DV3	Partially Disabled Veteran	2	20,000	0	0	2	20,000	0	0	0	0
DV4	Partially Disabled Veteran	11	72,000	0	0	10	72,000	0	0	0	0
DVO65	Partially Disabled Veteran	2	24,000	0	0	2	24,000	0	0	0	0
DVHS	100% Disabled Veteran Homestead	53	16,646,030	0	0	0	0	0	0	0	0
HS	State-Mandated Homestead	140	0	0	0	96	0	0	0	0	0
HSLOC	Local Optional Percentage Homestead	140	0	0	0	96	0	0	0	0	0
LVE	Miscellaneous (NOT in EARS)	1	0	0	0	0	0	0	0	0	0
O65	State-Mandated Over 65 Homestead	4	0	0	0	3	0	0	0	0	0
O65LOC	Local Optional Over 65 Homestead	4	0	0	0	3	0	0	0	0	0
EX	Absolute	1	3,306	0	0	0	0	0	0	0	0
Totals		365	16,991,431	0	0	213	121,000	0	0	0	0

APPRAISAL ROLL SUMMARY
MUD2 - MUD NO 2 BELL COUNTY

Grand Totals
 Property Count: 581

BELL CAD
 Appraisal Year: 2026
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CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL-RES/SINGLE FAMIL'	273	80,665,472	13,042,124	0	67,623,348	21,767,208	0	0	16,767,030
C1	VACANT LOT	8	124,800	124,800	0	0	0	0	0	0
E	NON QUALIFIED AG LAND	8	7,150,327	7,103,548	0	46,779	0	0	0	0
J3	UTILITIES/ELECTRIC CO	1	601,818	0	0	0	0	601,818	0	125,000
L1	BUSINESS PERSONAL	3	96,095	0	0	0	0	96,095	0	96,095
O1	BLDRS/DEVELOPERS VAC	265	8,996,800	8,996,800	0	0	0	0	0	0
O2	BLDRS/DEVELOPERS IMF	22	3,544,577	1,027,200	0	2,517,377	445,348	0	0	0
XV	Other Exemptions (including	1	3,306	3,306	0	0	0	0	0	3,306
SUBTOTAL		581	101,183,195	30,297,778	0	70,187,504	22,212,556	697,913	0	16,991,431
TOTAL		581	101,183,195	30,297,778	0	70,187,504	22,212,556	697,913	0	16,991,431

APPRAISAL ROLL SUMMARY
MUD2 - MUD NO 2 BELL COUNTY

Grand Totals
Property Count: 581

BELL CAD
Appraisal Year: 2026
Certified

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	273	80,665,472	13,042,124	0	67,623,348	21,767,208	0	0	16,767,030
C1	Vacant Lots and Tracts	8	124,800	124,800	0	0	0	0	0	0
E	Rural Land, Not Qualified fo	8	7,150,327	7,103,548	0	46,779	0	0	0	0
J3	Electric Companies (includi	1	601,818	0	0	0	0	601,818	0	125,000
L1	Commercial Personal Prope	3	96,095	0	0	0	0	96,095	0	96,095
O	Residential Inventory	287	12,541,377	10,024,000	0	2,517,377	445,348	0	0	0
XV	Other Totally Exempt Prope	1	3,306	3,306	0	0	0	0	0	3,306
SUBTOTAL		581	101,183,195	30,297,778	0	70,187,504	22,212,556	697,913	0	16,991,431
TOTAL		581	101,183,195	30,297,778	0	70,187,504	22,212,556	697,913	0	16,991,431

APPRAISAL ROLL SUMMARY

MUD2 - MUD NO 2 BELL COUNTY

ARB Approved Totals

Property Count: 502

BELL CAD
Appraisal Year: 2026
Certified

Improvements	Count	Value
Homesite	138	12,900,443
New Homesite	101	22,212,556
Non Homesite	134	5,323,861
New Non Homesite	126	27,746,088

Land 301.38 acres	Count	Value
Homesite	141	6,649,124
New Homesite	0	0
Non Homesite	361	15,088,949
New Non Homesite	0	0

Prod 0.00 acres	Count	Value
Productivity	0	0
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	4	697,913
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	0	0	0
Inventory	0	0	0
Timber	0	0	0
Totals	0	0	0

Frozen / Non-Frozen	
Taxable Non Frozen	72,980,174
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	693,311.82
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	695,412.22
Tax Frozen Loss	0.00

(+)	68,182,948	TOTAL IMPROVEMENTS
(+)	21,738,073	TOTAL LAND MARKET
(+)	0	TOTAL PROD MARKET
(+)	697,913	TOTAL OTHER
(=)	90,618,934	TOTAL MARKET VALUE
(-)	0	TOTAL PRODUCTION LOSS
(=)	90,618,934	TOTAL APPRAISED VALUE
(-)	145,002	CAPPED HOMESTEAD LOSS
(-)	502,327	CIRCUIT BREAKER CAP LOSS
(=)	89,971,605	TOTAL ASSESSED
	0	TOTAL HOMESTEAD
	0	TOTAL OVER 65
	0	TOTAL DISABLED
	121,000	TOTAL DISABLED VETERAN
	16,646,030	TOTAL DISABLED VETERAN HS
	0	TOTAL SURV SP
	221,095	11.145 PERSONAL PROPERTY
	0	TOTAL OTHER DEDUCTIONS
	3,306	TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	16,991,431	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	72,980,174	TOTAL TAXABLE
	693,311.82	TOTAL TAX
	0.00950000	TAX RATE

APPRAISAL ROLL SUMMARY
MUD2 - MUD NO 2 BELL COUNTY
 ARB Approved Totals
 Property Count: 502

BELL CAD
 Appraisal Year: 2026
 Certified

Exemption Breakdown

Code	State Description	Ex Count	Ex Value	Freeze Ex Count	Freeze Ex Value	NEW Partial Exemption		NEW Total Exemption		Increased Rate	
						Ex Count	Ex Value	Ex Count	Prior Market	Ex Count	Incr Ex Value
HB9	Personal Property First \$125,000	4	221,095	0	0	0	0	0	0	0	0
DIS	State-Mandated Disabled Homestead	1	0	0	0	0	0	0	0	0	0
DISLOC	Local Optional Disabled Homestead	1	0	0	0	0	0	0	0	0	0
DV1	Partially Disabled Veteran	1	5,000	0	0	1	5,000	0	0	0	0
DV3	Partially Disabled Veteran	2	20,000	0	0	2	20,000	0	0	0	0
DV4	Partially Disabled Veteran	11	72,000	0	0	10	72,000	0	0	0	0
DVO65	Partially Disabled Veteran	2	24,000	0	0	2	24,000	0	0	0	0
DVHS	100% Disabled Veteran Homestead	53	16,646,030	0	0	0	0	0	0	0	0
HS	State-Mandated Homestead	135	0	0	0	95	0	0	0	0	0
HSLOC	Local Optional Percentage Homestead	135	0	0	0	95	0	0	0	0	0
LVE	Miscellaneous (NOT in EARS)	1	0	0	0	0	0	0	0	0	0
O65	State-Mandated Over 65 Homestead	4	0	0	0	3	0	0	0	0	0
O65LOC	Local Optional Over 65 Homestead	4	0	0	0	3	0	0	0	0	0
EX	Absolute	1	3,306	0	0	0	0	0	0	0	0
Totals		355	16,991,431	0	0	211	121,000	0	0	0	0

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL-RES/SINGLE FAMIL'	265	78,323,695	12,658,124	0	65,665,571	21,767,208	0	0	16,767,030
C1	VACANT LOT	3	100,800	100,800	0	0	0	0	0	0
E	NON QUALIFIED AG LAND	2	1,255,843	1,255,843	0	0	0	0	0	0
J3	UTILITIES/ELECTRIC CO	1	601,818	0	0	0	0	601,818	0	125,000
L1	BUSINESS PERSONAL	3	96,095	0	0	0	0	96,095	0	96,095
O1	BLDRS/DEVELOPERS VAC	205	6,692,800	6,692,800	0	0	0	0	0	0
O2	BLDRS/DEVELOPERS IMF	22	3,544,577	1,027,200	0	2,517,377	445,348	0	0	0
XV	Other Exemptions (including	1	3,306	3,306	0	0	0	0	0	3,306
SUBTOTAL		502	90,618,934	21,738,073	0	68,182,948	22,212,556	697,913	0	16,991,431
TOTAL		502	90,618,934	21,738,073	0	68,182,948	22,212,556	697,913	0	16,991,431

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	265	78,323,695	12,658,124	0	65,665,571	21,767,208	0	0	16,767,030
C1	Vacant Lots and Tracts	3	100,800	100,800	0	0	0	0	0	0
E	Rural Land, Not Qualified fo	2	1,255,843	1,255,843	0	0	0	0	0	0
J3	Electric Companies (includi	1	601,818	0	0	0	0	601,818	0	125,000
L1	Commercial Personal Prope	3	96,095	0	0	0	0	96,095	0	96,095
O	Residential Inventory	227	10,237,377	7,720,000	0	2,517,377	445,348	0	0	0
XV	Other Totally Exempt Prope	1	3,306	3,306	0	0	0	0	0	3,306
SUBTOTAL		502	90,618,934	21,738,073	0	68,182,948	22,212,556	697,913	0	16,991,431
TOTAL		502	90,618,934	21,738,073	0	68,182,948	22,212,556	697,913	0	16,991,431

APPRAISAL ROLL SUMMARY

MUD2 - MUD NO 2 BELL COUNTY

Under ARB Review Totals

Property Count: 79

BELL CAD
Appraisal Year: 2026
Certified

Improvements	Count	Value
Homesite	5	1,232,548
New Homesite	0	0
Non Homesite	5	274,808
New Non Homesite	2	497,200

Land 1,031.59 acres	Count	Value
Homesite	5	240,000
New Homesite	0	0
Non Homesite	74	8,319,705
New Non Homesite	0	0

Prod 0.00 acres	Count	Value
Productivity	0	0
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	0	0
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	0	0	0
Inventory	0	0	0
Timber	0	0	0
Totals	0	0	0

Frozen / Non-Frozen	
Taxable Non Frozen	8,748,734
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	83,112.99
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	83,112.99
Tax Frozen Loss	0.00

(+)	2,004,556	TOTAL IMPROVEMENTS
(+)	8,559,705	TOTAL LAND MARKET
(+)	0	TOTAL PROD MARKET
(+)	0	TOTAL OTHER
(=)	10,564,261	TOTAL MARKET VALUE
(-)	0	TOTAL PRODUCTION LOSS
(=)	10,564,261	TOTAL APPRAISED VALUE
(-)	0	CAPPED HOMESTEAD LOSS
(-)	1,815,527	CIRCUIT BREAKER CAP LOSS
(=)	8,748,734	TOTAL ASSESSED
	0	TOTAL HOMESTEAD
	0	TOTAL OVER 65
	0	TOTAL DISABLED
	0	TOTAL DISABLED VETERAN
	0	TOTAL DISABLED VETERAN HS
	0	TOTAL SURV SP
	0	11.145 PERSONAL PROPERTY
	0	TOTAL OTHER DEDUCTIONS
	0	TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	0	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	8,748,734	TOTAL TAXABLE
	83,112.99	TOTAL TAX
	0.00950000	TAX RATE

Exemption Breakdown

Code	State Description	Ex Count	Ex Value	Freeze Ex Count	Freeze Ex Value	NEW Partial Exemption		NEW Total Exemption		Increased Rate	
						Ex Count	Ex Value	Ex Count	Prior Market	Ex Count	Incr Ex Value
HS	State-Mandated Homestead	5	0	0	0	1	0	0	0	0	0
HSLOC	Local Optional Percentage Home	5	0	0	0	1	0	0	0	0	0
Totals		10	0	0	0	2	0	0	0	0	0

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL-RES/SINGLE FAMIL'	8	2,341,777	384,000	0	1,957,777	0	0	0	0
C1	VACANT LOT	5	24,000	24,000	0	0	0	0	0	0
E	NON QUALIFIED AG LAND	6	5,894,484	5,847,705	0	46,779	0	0	0	0
O1	BLDRS/DEVELOPERS VAC	60	2,304,000	2,304,000	0	0	0	0	0	0
SUBTOTAL		79	10,564,261	8,559,705	0	2,004,556	0	0	0	0
TOTAL		79	10,564,261	8,559,705	0	2,004,556	0	0	0	0

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	8	2,341,777	384,000	0	1,957,777	0	0	0	0
C1	Vacant Lots and Tracts	5	24,000	24,000	0	0	0	0	0	0
E	Rural Land, Not Qualified fo	6	5,894,484	5,847,705	0	46,779	0	0	0	0
O	Residential Inventory	60	2,304,000	2,304,000	0	0	0	0	0	0
SUBTOTAL		79	10,564,261	8,559,705	0	2,004,556	0	0	0	0
TOTAL		79	10,564,261	8,559,705	0	2,004,556	0	0	0	0

APPRAISAL ROLL SUMMARY
MUD2 - MUD NO 2 BELL COUNTY
Effective Rate Assumption

BELL CAD
Appraisal Year: 2026
Certified

New Values	
TOTAL New Market Value	50,467,472
TOTAL New Taxable Value	39,540,274

New Ag & Timber Exemptions	
Parcel Count	0
Prior Land Market	0
(-) Current Ag/Timber	0
(=) New Ag/Timber Loss	0

New Annexation	
Parcel Count	0
Market Value	0
Appraised Value	0
Assessed Value	0
Taxable Value	0

Lower Value Used	
Count of Protested Properties	79
Market Value	10,564,261
Appraised Value	10,564,261
Assessed Value	8,748,734
TOTAL Value Used	7,873,861

New Exemptions	
Absolute Exemptions	
Parcel Count	0
Prior Year Market	0

Partial Exemptions	
Parcel Count	105
Current Year Exemption	246,000

Increased Exemptions	
Exemption Count	0
Increased Exemption Value	0

Average & Median Homestead Values		
A & E Category		
Parcel Count		137
	Averages	Medians
Market Value	303,308	298,985
Appraised Value	303,308	298,985
Assessed Value	302,250	298,985
Exemption Value	0	0
Taxable Value	195,752	276,597

A Category		
Parcel Count		137
	Averages	Medians
Market Value	303,308	298,985
Appraised Value	303,308	298,985
Assessed Value	302,250	298,985
Exemption Value	0	0
Taxable Value	195,752	276,597