

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Effective Rate Assumption

BASTROP COUNTY

Appraisal Year: 2026

Certified

New Values	
TOTAL New Market Value	27,165,796
TOTAL New Taxable Value	25,942,718

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	36
Market Value	10,149,188
Appraised Value	10,148,875
Assessed Value	9,615,644
TOTAL Value Used	8,654,080

New Exemptions	
Absolute Exemptions	
Parcel Count	4
Prior Year Market	148,621

Partial Exemptions	
Parcel Count	42
Current Year Exemption	54,631

Increased Exemptions	
Exemption Count	0
Increased Exemption Value	0

Average & Median Homestead Values		
A & E Category		
Parcel Count		242
	Averages	Medians
Market Value	315,847	319,330
Appraised Value	315,847	319,330
Assessed Value	311,225	317,797
Exemption Value	0	0
Taxable Value	297,039	316,025

A Category		
Parcel Count		242
	Averages	Medians
Market Value	315,847	319,330
Appraised Value	315,847	319,330
Assessed Value	311,225	317,797
Exemption Value	0	0
Taxable Value	297,039	316,025

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Grand Totals

Property Count: 516

BASTROP COUNTY

Appraisal Year: 2026

Certified

Improvements	Count	Value
Homesite	210	49,917,588
New Homesite	37	8,725,007
Non Homesite	132	25,668,874
New Non Homesite	83	18,440,789

Land 77.61 acres	Count	Value
Homesite	246	18,588,055
New Homesite	0	0
Non Homesite	255	16,020,142
New Non Homesite	0	0

Prod 51.85 acres	Count	Value
Productivity	3	1,168,066
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	11	190,990
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	3	3,770	1,164,296
Inventory	0	0	0
Timber	0	0	0
Totals	3	3,770	1,164,296

Frozen / Non-Frozen	
Taxable Non Frozen	128,077,776
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	1,216,739.01
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	1,218,553.42
Tax Frozen Loss	0.00

(+)	102,752,258	TOTAL IMPROVEMENTS
(+)	34,608,197	TOTAL LAND MARKET
(+)	1,168,066	TOTAL PROD MARKET
(+)	190,990	TOTAL OTHER
(=)	138,719,511	TOTAL MARKET VALUE
(-)	1,164,296	TOTAL PRODUCTION LOSS
(=)	137,555,215	TOTAL APPRAISED VALUE
(-)	1,118,525	CAPPED HOMESTEAD LOSS
(-)	4,340,851	CIRCUIT BREAKER CAP LOSS
(=)	132,095,839	TOTAL ASSESSED
0		TOTAL HOMESTEAD
0		TOTAL OVER 65
0		TOTAL DISABLED
17,000		TOTAL DISABLED VETERAN
3,810,073		TOTAL DISABLED VETERAN HS
0		TOTAL SURV SP
72,155		11.145 PERSONAL PROPERTY
0		TOTAL OTHER DEDUCTIONS
118,835		TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	4,018,063	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	128,077,776	TOTAL TAXABLE
1,216,739.01		TOTAL TAX
0.00950000		TAX RATE

APPRAISAL ROLL SUMMARY
EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2
Grand Totals
Property Count: 516

BASTROP COUNTY
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	7	72,155	0	0	6	42,631	0	0	0	0
DIS	State-Mandated Disabled Homestead	6	0	0	0	0	0	0	0	0	0
DISLOC	Local Optional Disabled Homestead	6	0	0	0	0	0	0	0	0	0
DV1	Partially Disabled Veteran	1	5,000	0	0	0	0	0	0	0	0
DV4	Partially Disabled Veteran	6	12,000	0	0	1	12,000	0	0	0	0
DVHS	100% Disabled Veteran Homestead	12	3,810,073	0	0	0	0	0	0	0	0
HS	State-Mandated Homestead	242	0	0	0	35	0	0	0	0	0
HSLOC	Local Optional Percentage Homestead	242	0	0	0	35	0	0	0	0	0
O65	State-Mandated Over 65 Homestead	13	0	0	0	0	0	0	0	0	0
O65LOC	Local Optional Over 65 Homestead	13	0	0	0	0	0	0	0	0	0
LVE	Absolute	4	118,835	0	0	0	0	4	148,621	0	0
Totals		552	4,018,063	0	0	77	54,631	4	148,621	0	0

APPRAISAL ROLL SUMMARY
EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Grand Totals
Property Count: 516

BASTROP COUNTY
Appraisal Year: 2026
Certified

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL, RESIDENTIAL, SING	434	135,195,140	32,517,267	0	102,677,873	8,725,007	0	0	3,827,073
C1	REAL, VACANT PLATTED I	59	1,694,930	1,694,930	0	0	0	0	0	0
L1	TANGIBLE, PERSONAL PF	7	72,155	0	0	0	0	72,155	0	72,155
M3	TANGIBLE OTHER PERSC	1	74,385	0	0	74,385	0	0	0	0
O1	INVENTORY, VACANT RE	8	396,000	396,000	0	0	0	0	0	0
WILD	WDLF - WILDLIFE	3	1,168,066	0	3,770	0	0	0	0	0
XN	11.252-Motor vehicles lease	4	118,835	0	0	0	0	118,835	0	118,835
SUBTOTAL		516	138,719,511	34,608,197	3,770	102,752,258	8,725,007	190,990	0	4,018,063
TOTAL		516	138,719,511	34,608,197	3,770	102,752,258	8,725,007	190,990	0	4,018,063

APPRAISAL ROLL SUMMARY
 EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2
 Grand Totals
 Property Count: 516

BASTROP COUNTY
 Appraisal Year: 2026
 Certified

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	434	135,195,140	32,517,267	0	102,677,873	8,725,007	0	0	3,827,073
C		59	1,694,930	1,694,930	0	0	0	0	0	0
D1	Qualified Open-Space Land	3	1,168,066	0	3,770	0	0	0	0	0
L1	Commercial Personal Propert	7	72,155	0	0	0	0	72,155	0	72,155
M1	Mobile Homes	1	74,385	0	0	74,385	0	0	0	0
O	Residential Inventory	8	396,000	396,000	0	0	0	0	0	0
XN	Motor Vehicles Leased for F	4	118,835	0	0	0	0	118,835	0	118,835
SUBTOTAL		516	138,719,511	34,608,197	3,770	102,752,258	8,725,007	190,990	0	4,018,063
TOTAL		516	138,719,511	34,608,197	3,770	102,752,258	8,725,007	190,990	0	4,018,063

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

ARB Approved Totals

Property Count: 480

BASTROP COUNTY

Appraisal Year: 2026

Certified

Improvements	Count	Value
Homesite	194	45,853,299
New Homesite	35	8,312,720
Non Homesite	123	23,805,780
New Non Homesite	77	17,128,841

Land 72.28 acres	Count	Value
Homesite	228	17,205,497
New Homesite	0	0
Non Homesite	239	14,905,496
New Non Homesite	0	0

Prod 51.12 acres	Count	Value
Productivity	2	1,167,700
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	11	190,990
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	2	3,717	1,163,983
Inventory	0	0	0
Timber	0	0	0
Totals	2	3,717	1,163,983

Frozen / Non-Frozen	
Taxable Non Frozen	118,462,132
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	1,125,390.37
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	1,127,204.78
Tax Frozen Loss	0.00

(+)	95,100,640	TOTAL IMPROVEMENTS
(+)	32,110,993	TOTAL LAND MARKET
(+)	1,167,700	TOTAL PROD MARKET
(+)	190,990	TOTAL OTHER
(=)	128,570,323	TOTAL MARKET VALUE
(-)	1,163,983	TOTAL PRODUCTION LOSS
(=)	127,406,340	TOTAL APPRAISED VALUE
(-)	1,118,525	CAPPED HOMESTEAD LOSS
(-)	3,807,620	CIRCUIT BREAKER CAP LOSS
(=)	122,480,195	TOTAL ASSESSED
0		TOTAL HOMESTEAD
0		TOTAL OVER 65
0		TOTAL DISABLED
17,000		TOTAL DISABLED VETERAN
3,810,073		TOTAL DISABLED VETERAN HS
0		TOTAL SURV SP
72,155		11.145 PERSONAL PROPERTY
0		TOTAL OTHER DEDUCTIONS
118,835		TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	4,018,063	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	118,462,132	TOTAL TAXABLE
	1,125,390.37	TOTAL TAX
	0.00950000	TAX RATE

APPRAISAL ROLL SUMMARY
 EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2
 ARB Approved Totals
 Property Count: 480

BASTROP COUNTY
 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	7	72,155	0	0	6	42,631	0	0	0	0
DIS	State-Mandated Disabled Homestead	6	0	0	0	0	0	0	0	0	0
DISLOC	Local Optional Disabled Homestead	6	0	0	0	0	0	0	0	0	0
DV1	Partially Disabled Veteran	1	5,000	0	0	0	0	0	0	0	0
DV4	Partially Disabled Veteran	6	12,000	0	0	1	12,000	0	0	0	0
DVHS	100% Disabled Veteran Homestead	12	3,810,073	0	0	0	0	0	0	0	0
HS	State-Mandated Homestead	224	0	0	0	30	0	0	0	0	0
HSLOC	Local Optional Percentage Homestead	224	0	0	0	30	0	0	0	0	0
O65	State-Mandated Over 65 Homestead	12	0	0	0	0	0	0	0	0	0
O65LOC	Local Optional Over 65 Homestead	12	0	0	0	0	0	0	0	0	0
LVE	Absolute	4	118,835	0	0	0	0	4	148,621	0	0
Totals		514	4,018,063	0	0	67	54,631	4	148,621	0	0

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL, RESIDENTIAL, SING	402	125,189,292	30,088,652	0	95,100,640	8,312,720	0	0	3,827,073
C1	REAL, VACANT PLATTED I	57	1,626,341	1,626,341	0	0	0	0	0	0
L1	TANGIBLE, PERSONAL PF	7	72,155	0	0	0	0	72,155	0	72,155
O1	INVENTORY, VACANT RES	8	396,000	396,000	0	0	0	0	0	0
WILD	WDLF - WILDLIFE	2	1,167,700	0	3,717	0	0	0	0	0
XN	11.252-Motor vehicles lease	4	118,835	0	0	0	0	118,835	0	118,835
SUBTOTAL		480	128,570,323	32,110,993	3,717	95,100,640	8,312,720	190,990	0	4,018,063
TOTAL		480	128,570,323	32,110,993	3,717	95,100,640	8,312,720	190,990	0	4,018,063

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	402	125,189,292	30,088,652	0	95,100,640	8,312,720	0	0	3,827,073
C		57	1,626,341	1,626,341	0	0	0	0	0	0
D1	Qualified Open-Space Land	2	1,167,700	0	3,717	0	0	0	0	0
L1	Commercial Personal Propert	7	72,155	0	0	0	0	72,155	0	72,155
O	Residential Inventory	8	396,000	396,000	0	0	0	0	0	0
XN	Motor Vehicles Leased for F	4	118,835	0	0	0	0	118,835	0	118,835
SUBTOTAL		480	128,570,323	32,110,993	3,717	95,100,640	8,312,720	190,990	0	4,018,063
TOTAL		480	128,570,323	32,110,993	3,717	95,100,640	8,312,720	190,990	0	4,018,063

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Under ARB Review Totals

Property Count: 36

BASTROP COUNTY

Appraisal Year: 2026

Certified

Improvements	Count	Value
Homesite	16	4,064,289
New Homesite	2	412,287
Non Homesite	9	1,863,094
New Non Homesite	6	1,311,948

Land 5.33 acres	Count	Value
Homesite	18	1,382,558
New Homesite	0	0
Non Homesite	16	1,114,646
New Non Homesite	0	0

Prod 0.73 acres	Count	Value
Productivity	1	366
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	0	0
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	1	53	313
Inventory	0	0	0
Timber	0	0	0
Totals	1	53	313

Frozen / Non-Frozen	
Taxable Non Frozen	9,615,644
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	91,348.64
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	91,348.64
Tax Frozen Loss	0.00

(+)	7,651,618	TOTAL IMPROVEMENTS
(+)	2,497,204	TOTAL LAND MARKET
(+)	366	TOTAL PROD MARKET
(+)	0	TOTAL OTHER
(=)	10,149,188	TOTAL MARKET VALUE
(-)	313	TOTAL PRODUCTION LOSS
(=)	10,148,875	TOTAL APPRAISED VALUE
(-)	0	CAPPED HOMESTEAD LOSS
(-)	533,231	CIRCUIT BREAKER CAP LOSS
(=)	9,615,644	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
(=)	9,615,644	TOTAL TAXABLE
	91,348.64	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	18	0	0	0	5	0	0	0	0	0
HSLOC	Local Optional Percentage Home	18	0	0	0	5	0	0	0	0	0
O65	State-Mandated Over 65 Homes	1	0	0	0	0	0	0	0	0	0
O65LOC	Local Optional Over 65 Homeste	1	0	0	0	0	0	0	0	0	0
Totals		38	0	0	0	10	0	0	0	0	0

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL, RESIDENTIAL, SING	32	10,005,848	2,428,615	0	7,577,233	412,287	0	0	0
C1	REAL, VACANT PLATTED I	2	68,589	68,589	0	0	0	0	0	0
M3	TANGIBLE OTHER PERSC	1	74,385	0	0	74,385	0	0	0	0
WILD	WDLF - WILDLIFE	1	366	0	53	0	0	0	0	0
SUBTOTAL		36	10,149,188	2,497,204	53	7,651,618	412,287	0	0	0
TOTAL		36	10,149,188	2,497,204	53	7,651,618	412,287	0	0	0

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	32	10,005,848	2,428,615	0	7,577,233	412,287	0	0	0
C		2	68,589	68,589	0	0	0	0	0	0
D1	Qualified Open-Space Land	1	366	0	53	0	0	0	0	0
M1	Mobile Homes	1	74,385	0	0	74,385	0	0	0	0
SUBTOTAL		36	10,149,188	2,497,204	53	7,651,618	412,287	0	0	0
TOTAL		36	10,149,188	2,497,204	53	7,651,618	412,287	0	0	0

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Grand Totals

Property Count: 515

BASTROP COUNTY

Appraisal Year: 2025

Data as of 07/24/2026

Improvements	Count	Value
Homesite	187	46,628,162
New Homesite	11	1,905,482
Non Homesite	75	18,122,662
New Non Homesite	0	0

Land 77.61 acres	Count	Value
Homesite	214	15,033,815
New Homesite	0	0
Non Homesite	287	14,252,444
New Non Homesite	0	0

Prod 51.85 acres	Count	Value
Productivity	3	939,721
Inventory	0	0
Timber	0	0

Other	Count	Value
Personal Property	10	192,768
Minerals	0	0

Prod. Use	Count	Value	Loss
Productivity	3	3,599	936,122
Inventory	0	0	0
Timber	0	0	0
Totals	3	3,599	936,122

Frozen / Non-Frozen	
Taxable Non Frozen	92,167,038
Taxable Frozen	0
Taxable New HS Frozen	0
Tax Non Frozen	900,233.32
Tax Frozen	0.00
Tax New HS Frozen	0.00
Total Tax w/o Ceiling	901,660.93
Tax Frozen Loss	0.00

(+)	66,656,306	TOTAL IMPROVEMENTS
(+)	29,286,259	TOTAL LAND MARKET
(+)	939,721	TOTAL PROD MARKET
(+)	192,768	TOTAL OTHER
(=)	97,075,054	TOTAL MARKET VALUE
(-)	936,122	TOTAL PRODUCTION LOSS
(=)	96,138,932	TOTAL APPRAISED VALUE
(-)	656,797	CAPPED HOMESTEAD LOSS
(-)	78,721	CIRCUIT BREAKER CAP LOSS
(=)	95,403,414	TOTAL ASSESSED
0		TOTAL HOMESTEAD
0		TOTAL OVER 65
0		TOTAL DISABLED
29,000		TOTAL DISABLED VETERAN
3,057,101		TOTAL DISABLED VETERAN HS
0		TOTAL SURV SP
0		11.145 PERSONAL PROPERTY
0		TOTAL OTHER DEDUCTIONS
150,275		TOTAL EXEMPT PROPERTY (INCL HB366)
(-)	3,236,376	TOTAL EXEMPTIONS/DEDUCTIONS
(=)	92,167,038	TOTAL TAXABLE
900,233.32		TOTAL TAX
0.00950000		TAX RATE

APPRAISAL ROLL SUMMARY
EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2
Grand Totals
Property Count: 515

BASTROP COUNTY
Appraisal Year: 2025
Data as of 07/24/2026

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
DIS	State-Mandated Disabled Homes	6	0	0	0	3	0	0	0	0	0
DISLOC	Local Optional Disabled Homeste	6	0	0	0	3	0	0	0	0	0
DV1	Partially Disabled Veteran	1	5,000	0	0	1	5,000	0	0	0	0
DV4	Partially Disabled Veteran	5	24,000	0	0	4	24,000	0	0	0	0
DVHS	100% Disabled Veteran Homeste	12	3,057,101	0	0	0	0	0	0	0	0
HS	State-Mandated Homestead	212	0	0	0	89	0	0	0	0	0
HSLOC	Local Optional Percentage Home	212	0	0	0	89	0	0	0	0	0
O65	State-Mandated Over 65 Homes	14	0	0	0	5	0	0	0	0	0
O65LOC	Local Optional Over 65 Homeste	14	0	0	0	5	0	0	0	0	0
EX	Absolute	4	148,621	0	0	0	0	1	24,746	0	0
EX366	Absolute	2	1,654	0	0	0	0	0	0	0	0
Totals		488	3,236,376	0	0	199	29,000	1	24,746	0	0

CAD Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A1	REAL, RESIDENTIAL, SING	285	86,845,253	20,299,333	0	66,545,920	1,905,482	0	0	3,086,101
C1	REAL, VACANT PLATTED I	132	4,689,475	4,689,475	0	0	0	0	0	0
D1-WIL	WDLF-WILDLIFE	1	500	0	51	0	0	0	0	0
E4	REAL, ACREAGE, NON-AC	6	456,263	456,263	0	0	0	0	0	0
L1	TANGIBLE, PERSONAL PF	6	44,147	0	0	0	0	44,147	0	1,654
M3	TANGIBLE OTHER PERSC	1	110,386	0	0	110,386	0	0	0	0
O1	INVENTORY, VACANT RE	74	3,552,000	3,552,000	0	0	0	0	0	0
WILD	WDLF - WILDLIFE	6	1,228,409	289,188	3,548	0	0	0	0	0
XN	11.252-Motor vehicles lease	4	148,621	0	0	0	0	148,621	0	148,621
SUBTOTAL		515	97,075,054	29,286,259	3,599	66,656,306	1,905,482	192,768	0	3,236,376
TOTAL		515	97,075,054	29,286,259	3,599	66,656,306	1,905,482	192,768	0	3,236,376

Texas Category Breakdown

Code	Description	Count	Market	Land	Prod	Improvement	New HS	Personal	Mineral	Exempt
A	Single-family Residential	285	86,845,253	20,299,333	0	66,545,920	1,905,482	0	0	3,086,101
C		132	4,689,475	4,689,475	0	0	0	0	0	0
D1	Qualified Open-Space Land	7	1,228,909	289,188	3,599	0	0	0	0	0
E	Rural Land, Not Qualified fo	6	456,263	456,263	0	0	0	0	0	0
L1	Commercial Personal Prope	6	44,147	0	0	0	0	44,147	0	1,654
M1	Mobile Homes	1	110,386	0	0	110,386	0	0	0	0
O	Residential Inventory	74	3,552,000	3,552,000	0	0	0	0	0	0
X		4	148,621	0	0	0	0	148,621	0	148,621
SUBTOTAL		515	97,075,054	29,286,259	3,599	66,656,306	1,905,482	192,768	0	3,236,376
TOTAL		515	97,075,054	29,286,259	3,599	66,656,306	1,905,482	192,768	0	3,236,376

APPRAISAL ROLL SUMMARY

EMUD2 - ELGIN MUNICIPAL UTILITY DISTRICT NO. 2

Effective Rate Assumption

BASTROP COUNTY

Appraisal Year: 2025

Data as of 07/26/2026

New Values	
TOTAL New Market Value	1,905,482
TOTAL New Taxable Value	1,802,747

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	0
Market Value	0
Appraised Value	0
Assessed Value	0
TOTAL Value Used	0

New Exemptions	
Absolute Exemptions	
Parcel Count	1
Prior Year Market	24,746

Partial Exemptions	
Parcel Count	89
Current Year Exemption	29,000

Increased Exemptions	
Exemption Count	0
Increased Exemption Value	0

Average & Median Homestead Values		
A & E Category		
Parcel Count		208
	Averages	Medians
Market Value	301,077	323,313
Appraised Value	301,077	323,313
Assessed Value	297,920	320,542
Exemption Value	0	0
Taxable Value	285,010	316,491

A Category		
Parcel Count		208
	Averages	Medians
Market Value	301,077	323,313
Appraised Value	301,077	323,313
Assessed Value	297,920	320,542
Exemption Value	0	0
Taxable Value	285,010	316,491