

2026 PRELIMINARY EFFECTIVE RATE ASSUMPTION REPORT

ESD3 - BASTROP COUNTY EMERGENCY SVC DIST #3

NEW VALUE

TOTAL NEW VALUE MARKET:	485,445,366
TOTAL NEW VALUE TAXABLE:	444,292,582

NEW EXEMPTIONS

Exemption	Description	Count	Source	Value
EX	Exemptions	2	2025 Market Value	2,195,453
EX366	HB366 Exempt	29	2025 Market Value	15,184
HB9	HB9 Exempt	2228	2025 Market Value	85,665,378
ABSOLUTE EXEMPTIONS VALUE LOSS				87,876,015

Exemption	Description	Count	Source	Value
DV1	Disabled Veterans 10%-29%	2	Exemption Amount	10,000
DV2	Disabled Veterans 30%-49%	3	Exemption Amount	22,500
DV3	Disabled Veterans 50%-69%	8	Exemption Amount	80,000
DV4	Disabled Veterans 70%-100%	32	Exemption Amount	384,000
DVHS	Disable Veteran Homestead	18	Exemption Amount	5,231,401
DVO65	Disable Veteran OV65	6	Exemption Amount	55,420
OV65	Over 65	6	Exemption Amount	-
PARTIAL EXEMPTIONS VALUE LOSS				5,783,321

NEW EXEMPTIONS VALUE LOSS 93,659,336

INCREASED EXEMPTIONS

Year	Description	Count	Source	Value
2026	Increase in Exemption Dollars	0	Exemption Amount	-
INCREASE EXEMPTIONS VALUE LOSS				-

TOTAL EXEMPTIONS VALUE LOSS 93,659,336

NEW AG / TIMBER EXEMPTIONS

Year	Count	Source	Value
2025	1	Market Value	190,330
2026	1	Ag/Timber Use	613
NEW AG / TIMBER VALUE LOSS			189,717

NEW ANNEXATION

Year	Description	Count	Source	Value
2026	Annexed	4,922	Current Year Taxable Value	1,216,704,433

NEW DEANNEXATIONS

Year	Description	Count	Source	Value
2025	Deannexed	0	Prior Year Taxable Value	-

AVERAGE & MEDIAN TAXABLE HOMESTEAD VALUE

Year	Type	Value
2026	Average Taxable Homestead Value	315,584
2026	Median Taxable Homestead Value	300,237
2025	Average Taxable Homestead Value	312,988
2025	Median Taxable Homestead Value	298,732