2016 Effective Tax Rate Worksheet

CITY OF EMORY

See pages 13 to 16 for an explanation of the effective tax rate.

1.	**2015 total taxable value.** Enter the amount of 2015 taxable value on the 2015 tax roll today. Include any adjustments since last year's certification; exclude Section 25.25(d) one-third over-appraisal corrections from these adjustments. This total includes the taxable value of homesteads with tax ceilings (will deduct in line 2) and the captured value for tax increment financing (will deduct taxes in line 14).[1]	$63,770,875
2.	**2015 tax ceilings.** Counties, Cities and Junior College Districts. Enter 2015 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other units enter "0" If your taxing units adopted the tax ceiling provision in 2015 or prior year for homeowners age 65 or older or disabled, use this step.[2]	$5,932,372
3.	**Preliminary 2015 adjusted taxable value.** Subtract line 2 from line 1.	$57,838,503
4.	**2015 total adopted tax rate.**	$0.341500/$100
5.	**2015 taxable value lost because court appeals of ARB decisions reduced 2015 appraised value.** A. Original 2015 ARB values: $0 B. 2015 values resulting from final court decisions: - $0 C. 2015 value loss. Subtract B from A.[3]	$0
6.	**2015 taxable value, adjusted for court-ordered reductions.** Add line 3 and line 5C.	$57,838,503
7.	**2015 taxable value of property in territory the unit deannexed after January 1, 2015.** Enter the 2015 value of property in deannexed territory.[4]	$0
8.	**2015 taxable value lost because property first qualified for an exemption in 2015.** Note that lowering the amount or percentage of an existing exemption does not create a new exemption or reduce taxable value. 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" exemptions. A. Absolute exemptions. Use 2015 market value: $364,926 B. Partial exemptions. 2016 exemption amount or 2016 percentage exemption times 2015 value: + $17,000 C. Value loss. Add A and B.[5]	$381,926

1 Tex. Tax Code § 26.012(14)
2 Tex. Tax Code § 26.012(14)
3 Tex. Tax Code § 26.012(13)
4 Tex. Tax Code § 26.012(15)
5 Tex. Tax Code § 26.012(15)

2016 Effective Tax Rate Worksheet (continued)
CITY OF EMORY

9.	**2015 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 2016.** Use only those properties that first qualified in 2016; do not use properties that qualified in 2015.
	  A. 2015 market value: $0
	  B. 2016 productivity or special appraised value: - $0
	  C. Value loss. Subtract B from A.[6]
		$0

10.	**Total adjustments for lost value.** Add lines 7, 8C and 9C.	$381,926
11.	**2015 adjusted taxable value.** Subtract line 10 from line 6.	$57,456,577
12.	**Adjusted 2015 taxes.** Multiply line 4 by line 11 and divide by $100.	$196,214
13.	**Taxes refunded for years preceding tax year 2015.** Enter the amount of taxes refunded by the taxing unit for tax years preceding tax year 2015. Types of refunds include court decisions, Tax Code § 25.25(b) and (c) corrections and Tax Code § 31.11 payment errors. Do not include refunds for tax year 2015. This line applies only to tax years preceding tax year 2015.[7]	$1,124
14.	**Taxes in tax increment financing (TIF) for tax year 2015.** Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2016 captured appraised value in Line 16D, enter "0".[8]	$0
15.	**Adjusted 2015 taxes with refunds and TIF adjustment.** Add lines 12 and 13, subtract line 14.[9]	$197,338

16.	**Total 2016 taxable value on the 2016 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 18). These homesteads includes homeowners age 65 or older or disabled.[10]
	  A. **Certified values** only: $65,246,403
	  B. **Counties:** Include railroad rolling stock values certified by the Comptroller's office: + $0	

6 Tex. Tax Code § 26.012(15)
7 Tex. Tax Code § 26.012(13)
8 Tex. Tax Code § 26.03(c)
9 Tex. Tax Code § 26.012(13)
10 Tex. Tax Code § 26.012(15)

16. (cont.)	C. **Pollution control exemption:** Deduct the value of property exempted for the current tax year for the first time as pollution control property:	- $0	
	D. **Tax increment financing:** Deduct the 2016 captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the 2016 taxes will be deposited into the tax increment fund. Do not include any new property value that will be included in line 21 below.[11]	- $0	
	E. **Total 2016 value.** Add A and B, then subtract C and D.		$65,246,403
17.	**Total value of properties under protest or not included on certified appraisal roll.**[12]		
	A. **2016 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.[13]	$0	
	B. **2016 value of properties not under protest or included on certified appraisal roll.** The chief appraiser gives taxing units a list of those taxable properties that the chief appraiser knows about but are not included at appraisal roll certification. These properties also are not on the list of properties that are 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.[14]	+ $0	

11 Tex. Tax Code § 26.03(c)
12 Tex. Tax Code § 26.01(c)
13 Tex. Tax Code § 26.04 and 26.041
14 Tex. Tax Code § 26.04 and 26.041

2016 Effective Tax Rate Worksheet (continued)
CITY OF EMORY

17. (cont.)	C. **Total value under protest or not certified.** Add A and B.	$0
18.	**2016 tax ceilings.** Counties, cities and junior colleges enter 2016 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 units adopted the tax ceiling provision in 2015 or prior year for homeowners age 65 or older or disabled, use this step.[15]	$6,192,402
19.	**2016 total taxable value.** Add lines 16E and 17C. Subtract line 18.	$59,054,001
20.	**Total 2016 taxable value of properties in territory annexed after January 1, 2008.** Include both real and personal property. Enter the 2016 value of property in territory annexed.[16]	$0
21.	**Total 2016 taxable value of new improvements and new personal property located in new improvements.** New means the item was not on the appraisal roll in 2015. 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 January 1, 2015 and be located in a new improvement. New improvements do include property on which a tax abatement agreement has expired for 2016.[17]	$1,858,261
22.	**Total adjustments to the 2016 taxable value.** Add lines 20 and 21.	$1,858,261
23.	**2016 adjusted taxable value.** Subtract line 22 from line 19.	$57,195,740
24.	**2016 effective tax rate.** Divide line 15 by line 23 and multiply by $100.[18]	$0.3450/$100
25.	**COUNTIES ONLY.** Add together the effective tax rates for each type of tax the county levies. The total is the 2016 county effective tax rate.[19] **Fund Name** {field36.1}　　　　　　　**Tax Rate** {field36.2}	$/$100

15 Tex. Tax Code § 26.012(6)
16 Tex. Tax Code § 26.012(17)
17 Tex. Tax Code § 26.012(17)
18 Tex. Tax Code § 26.04(c)
19 Tex. Tax Code § 26.04(d)

A county, city or hospital district that adopted the additional sales tax in November 2015 or in May 2016 must adjust its effective tax rate. *The Additional Sales Tax Rate Worksheet* on page 39 sets out this adjustment. Do not forget to complete the *Additional Sales Tax Rate Worksheet* if the taxing unit adopted the additional sales tax on these dates.

2016 Rollback Tax Rate Worksheet

CITY OF EMORY

See pages 17 to 21 for an explanation of the rollback tax rate.

26.	**2015 maintenance and operations (M&O) tax rate.**		$0.203900/$100
27.	**2015 adjusted taxable value. Enter the amount from line 11.**		$57,456,577
28.	**2015 M&O taxes.** A. Multiply line 26 by line 27 and divide by $100. B. **Cities, counties and hospital districts with additional sales tax:** Amount of additional sales tax collected and spent on M&O expenses in 2015. Enter amount from full year's sales tax revenue spent for M&O in 2015 fiscal year, if any. Other units, enter "0." Counties exclude any amount that was spent for economic development grants from the amount of sales tax spent. C. **Counties:** Enter the amount for the state criminal justice mandate. If second or later year, the amount is for increased cost above last year's amount. Other units, enter "0." D. **Transferring function:** If discontinuing all of a department, function or activity and transferring it to another unit by written contract, enter the amount spent by the unit discontinuing the function in the 12 months preceding the month of this calculation. If the unit did not operate this function for this 12-month period, use the amount spent in the last full fiscal year in which the unit operated the function. The unit discontinuing the function will subtract this amount in H below. The unit receiving the function will add this amount in H below. Other units, enter "0."	$117,153 + $0 + $0 +/- $0	

2016 Rollback Tax Rate Worksheet (continued)
CITY OF EMORY

28. **(cont.)**	E. Taxes refunded for years preceding tax year 2015: Enter the amount of M&O taxes refunded during the last budget year for tax years preceding tax year 2015. Types of refunds include court decisions, Section 25.25(b) and (c) corrections and Section 31.11 payment errors. Do not include refunds for tax year 2015. This line applies only to tax years preceding tax year 2015.	+ $1,124	
	F. **Enhanced indigent health care expenditures:** Enter the increased amount for the current year's enhanced indigent health care expenditures above the preceding tax year's enhanced indigent health care expenditures, less any state assistance.	+ $0	
	G. **Taxes in tax increment financing (TIF):** Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2016 captured appraised value in Line 16D, enter "0."	- $0	
	H. **Adjusted M&O Taxes.** Add A, B, C, E and F. For unit with D, subtract if discontinuing function and add if receiving function. Subtract G.		$118,277
29.	**2016 adjusted taxable value.** Enter line 23 from the Effective Tax Rate Worksheet.		$57,195,740
30.	**2016 effective maintenance and operations rate.** Divide line 28H by line 29 and multiply by $100.		$0.2067/$100
31.	**2016 rollback maintenance and operation rate.** Multiply line 30 by 1.08. (See lines 49 to 52 for additional rate for pollution control expenses.		$0.2232/$100

2016 Rollback Tax Rate Worksheet (continued)
CITY OF EMORY

32.	**Total 2016 debt to be paid with property taxes and additional sales 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 unit's budget as M&O expenses. A: **Debt** also includes contractual payments to other taxing units that have incurred debts on behalf of this taxing unit, 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. List the debt in Schedule B: Debt Service. $89,174 B: Subtract **unencumbered fund amount** used to reduce total debt. -$0 C: Subtract **amount paid** from other resources. -$0 D: **Adjusted debt.** Subtract B and C from A.	$89,174
33.	**Certified 2015 excess debt collections.** Enter the amount certified by the collector.	$0
34.	**Adjusted 2016 debt.** Subtract line 33 from line 32.	$89,174
35.	**Certified 2016 anticipated collection rate.** Enter the rate certified by the collector. If the rate is 100 percent or greater, enter 100 percent.	100.000000%
36.	**2016 debt adjusted for collections.** Divide line 34 by line 35.	$89,174
37.	**2016 total taxable value.** Enter the amount on line 19.	$59,054,001
38.	**2016 debt tax rate.** Divide line 36 by line 37 and multiply by $100.	$0.1510/$100
39.	**2016 rollback tax rate.** Add lines 31 and 38.	$0.3742/$100
40.	**COUNTIES ONLY.** Add together the rollback tax rates for each type of tax the county levies. The total is the 2016 county rollback tax rate. **Fund Name** **Tax Rate** {field65.1} {field65.2}	$/$100

A taxing unit that adopted the additional sales tax must complete the lines for the *Additional Sales Tax Rate*. A taxing unit seeking additional rollback protection for pollution control expenses completes the *Additional Rollback Protection for Pollution Control*.

2016 Notice of Effective Tax Rate
Worksheet for Calculation of Tax Increase/Decrease

Entity Name: CITY OF EMORY   **Date:** 08/06/2019

1. 2015 taxable value, adjusted for court-ordered reductions.
Enter line 6 of the Effective Tax Rate Worksheet. — $57,838,503

2. 2015 total tax rate.
Enter line 4 of the Effective Tax Rate Worksheet. — 0.341500

3. Taxes refunded for years preceding tax year 2015.
Enter line 13 of the Effective Tax Rate Worksheet. — $1,124

4. Last year's levy.
Multiply Line 1 times Line 2 and divide by 100.
To the result, add Line 3. — $198,642

5. 2016 total taxable value. Enter Line 19 of
the Effective Tax Rate Worksheet. — $59,054,001

6. 2016 effective tax rate.
Enter line 24 of the Effective Tax Rate Worksheet or Line 47
of the Additional Sales Tax Rate Worksheet. — 0.345000

7. 2016 taxes if a tax rate equal to the effective tax rate is adopted.
Multiply Line 5 times Line 6 and divide by 100. — $203,736

8. Last year's total levy.
Sum of line 4 for all funds. — $198,642

9. 2016 total taxes if a tax rate equal to the effective tax rate is adopted.
Sum of line 7 for all funds. — $203,736

10. Tax Increase (Decrease).
Subtract Line 8 from Line 9. — $5,094

CITY OF EMORY
Tax Rate Recap for 2016 Tax Rates

Description of Rate	Tax Rate Per $100	Tax Levy This is calculated using the Total Adjusted Taxable Value (line 19) of the Effective Tax Rate Worksheet	Additional Tax Levy Compared to last year's tax levy of 217,778	Additional Tax Levy Compared to effective tax rate levy of 203,736
Last Year's Tax Rate	0.341500	$201,669	$-16,108	$-2,067
Effective Tax Rate	0.345000	$203,736	$-14,041	$0
Notice & Hearing Limit*	0.345000	$203,736	$-14,041	$0
Rollback Tax Rate	0.374200	$220,980	$3,203	$17,244
Proposed Tax Rate	0.374500	$221,157	$3,380	$17,421

Effective Tax Rate Increase in Cents per $100

0.00	0.345000	203,736	-14,041	0
0.50	0.350000	206,689	-11,089	2,953
1.00	0.355000	209,642	-8,136	5,905
1.50	0.360000	212,594	-5,183	8,858
2.00	0.365000	215,547	-2,230	11,811
2.50	0.370000	218,500	722	14,764
3.00	0.375000	221,453	3,675	17,716
3.50	0.380000	224,405	6,628	20,669
4.00	0.385000	227,358	9,580	23,622
4.50	0.390000	230,311	12,533	26,574
5.00	0.395000	233,263	15,486	29,527
5.50	0.400000	236,216	18,438	32,480
6.00	0.405000	239,169	21,391	35,432
6.50	0.410000	242,121	24,344	38,385
7.00	0.415000	245,074	27,297	41,338
7.50	0.420000	248,027	30,249	44,291
8.00	0.425000	250,980	33,202	47,243
8.50	0.430000	253,932	36,155	50,196
9.00	0.435000	256,885	39,107	53,149
9.50	0.440000	259,838	42,060	56,101
10.00	0.445000	262,790	45,013	59,054
10.50	0.450000	265,743	47,965	62,007
11.00	0.455000	268,696	50,918	64,959
11.50	0.460000	271,648	53,871	67,912
12.00	0.465000	274,601	56,824	70,865
12.50	0.470000	277,554	59,776	73,818
13.00	0.475000	280,507	62,729	76,770
13.50	0.480000	283,459	65,682	79,723
14.00	0.485000	286,412	68,634	82,676
14.50	0.490000	289,365	71,587	85,628

- *Notice & Hearing Limit Rate: This is the highest tax rate that may be adopted without notices and a public hearing. It is the lower of the rollback tax rate or the effective tax rate.
- School Districts: The school tax rate limit is $1.50 for M&O, plus $0.50 for 'New' debt plus a rate for 'Old' debt. 'Old' debt is debt authorized to be issued at an election held on or before April 1, 1991, and issued before September 1, 1992. All other debt is 'New' debt.

Tax Levy: This is calculated by taking the adjusted taxable value (line 19 of Effective Tax Rate Worksheet), multiplying by the appropriate rate, such as the Effective Tax Rate and dividing by 100.

For School Districts: This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the appropriate rate, dividing by 100 and then adding this year's frozen tax levy on homesteads of the elderly.

Additional Levy Last Year: This is calculated by taking Last Year's taxable value (line 3 of Effective Tax Rate Worksheet), multiplying by Last Year's tax rate (line 4 of Effective Tax Rate Worksheet) and dividing by 100.

For School Districts: This is calculated by taking Last Year's taxable value, subtracting Last Year's taxable value for the elderly, multiplying by Last Year's tax rate, dividing by 100 and adding Last Year's tax ceiling.

Additional Levy This Year: This is calculated by taking the current adjusted taxable value, multiplying by the Effective Tax Rate and dividing by 100.

For School Districts: This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the Effective Tax Rate, dividing by 100 and adding This Year's tax ceiling.

COUNTIES ONLY: All figures in this worksheet include ALL County Funds. Tax Levy amounts are the sum of each Fund's Taxable Value X each Fund's Tax Rate.

2016 Property Tax Rates in CITY OF EMORY

This notice concerns 2016 property tax rates for CITY OF EMORY. It presents information about three tax rates. Last year's tax rate is the actual rate the taxing unit used to determine property taxes last year. This year's *effective* tax rate would impose the same total taxes as last year if you compare properties taxed in both years. This year's *rollback* tax rate is the highest tax rate the taxing unit can set before taxpayers can start tax rollback procedures. In each case these rates are found by dividing the total amount of taxes by the tax base (the total value of taxable property) with adjustments as required by state law. The rates are given per $100 of property value.

Last year's tax rate:

Last year's operating taxes	$117,154
Last year's debt taxes	$79,060
Last year's total taxes	$196,214
Last year's tax base	$57,456,577
Last year's total tax rate	0.341500/$100

This year's effective tax rate:

Last year's adjusted taxes (after subtracting taxes on lost property)	$197,338
÷This year's adjusted tax base (after subtracting value of new property)	$57,195,740
=This year's effective tax rate	0.345000/$100

This year's rollback tax rate:

Last year's adjusted operating taxes (after subtracting taxes on lost property and adjusting for any transferred function, tax increment financing, state criminal justice mandate and/or enhanced indigent health care expenditures)	$118,277
÷This year's adjusted tax base	$57,195,740
=This year's effective operating rate	0.206700/$100
×1.08 = this year's maximum operating rate	0.223200/$100
+This year's debt rate	0.151000/$100
=This year's rollback rate	0.374200/$100

Statement of Increase/Decrease

If CITY OF EMORY adopts a 2016 tax rate equal to the effective tax rate of 0.345000 per $100 of value, taxes would increase compared to 2015 taxes by $ 5,094.

Schedule A: Unencumbered Fund Balances:

The following estimated balances will be left in the unit's property tax accounts at the end of the fiscal year. These balances are not encumbered by a corresponding debt obligation.

Type of Property Tax Fund	Balance
Maintenance & Operations	0
Interest & Sinking	0

Schedule B: 2016 Debt Service:

The unit plans to pay the following amounts for long-term debts that are secured by property taxes. These amounts will be paid from property tax revenues (or additional sales tax revenues, if applicable).

Description of Debt	Principal or Contract Payment to be Paid from Property Taxes	Interest to be Paid from Property Taxes	Other Amounts to be Paid	Total Payment
1997 Firetruck	10,000	475	0	10,475
2010 C.O.	20,000	58,699	0	78,699

	Total required for 2016 debt service	$89,174
-	Amount (if any) paid from funds listed in Schedule A	$0
-	Amount (if any) paid from other resources	$0
-	Excess collections last year	$0
=	Total to be paid from taxes in 2016	$89,174
+	Amount added in anticipation that the unit will collect only 100.000000% of its taxes in 2016	$0
=	Total Debt Levy	$89,174

This notice contains a summary of actual effective and rollback tax rates' calculations. You can inspect a copy of the full calculations at 145 Doris Briggs PkwyPO Box 70, Emory, TX 75440.
Name of person preparing this notice: Carrol Houllis
Title: Chief Appraiser
Date prepared: August 1, 2016