



2018 Annual Report

Uvalde County Appraisal District

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Chief Appraiser Message

The Uvalde County Appraisal District (UCAD) presents the Annual Report for the 2018 Appraisal Year. This Annual Report is designed to comply with of International Association of Assessing Office (IAAO) Standard of Public Relations, Section 6.5.1. The Annual Report consist of UCAD information presented in a summarized and visual format.

UCAD is dedicated to improving appraisal performance and ensuring compliance with all IAAO standards. “IAAO is the internationally recognized leader and preeminent source for innovation, education, and research in property appraisal assessment, administration, and property tax policy.” <http://www.iaoo.org>

UCAD is committed to providing property owners and entities of Uvalde County with accurate, fair and equitable appraisal.

This report should provide the public with insight on UCAD activities.

Sincerely,



Roberto Valdez

Chief Appraiser

Board of Directors

The local property tax system follows the principle of checks and balances. An appraisal district board of directors hires the chief appraiser, sets the budget and appoints the appraisal review board members. The directors have no authority to set values or appraisal methods. The chief appraiser carries out the appraisal district's legal duties, hires the staff, makes the appraisals, collects taxes and operates the appraisal office.

The Board of Directors consist of five members appointed or elected by the eligible taxing units in Uvalde County according to Texas Property Tax Code Section 6.03.

The board members are:

William Blaine Bennett, Chairperson

Javier Flores, Vice Chairperson

Hector R. Luevano Secretary

J Allen Carnes

Tony Moreno

Uvalde County Appraisal District Staff

The Appraisal District appraises for all thirteen (13) taxing units within its jurisdictions and collects taxes for ten (10) taxing units. Below is a summary of staff members:

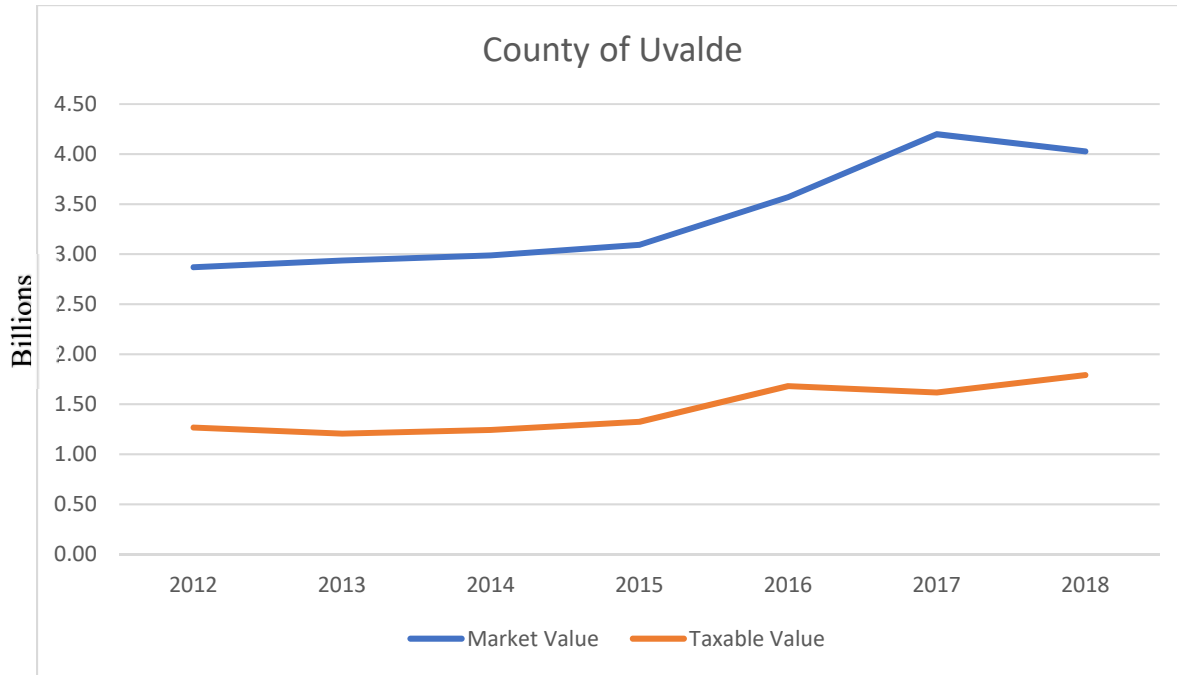
Administration	3
Appraisal	4
Support	2
Tax Collection	3

Entities Served and Certified Values

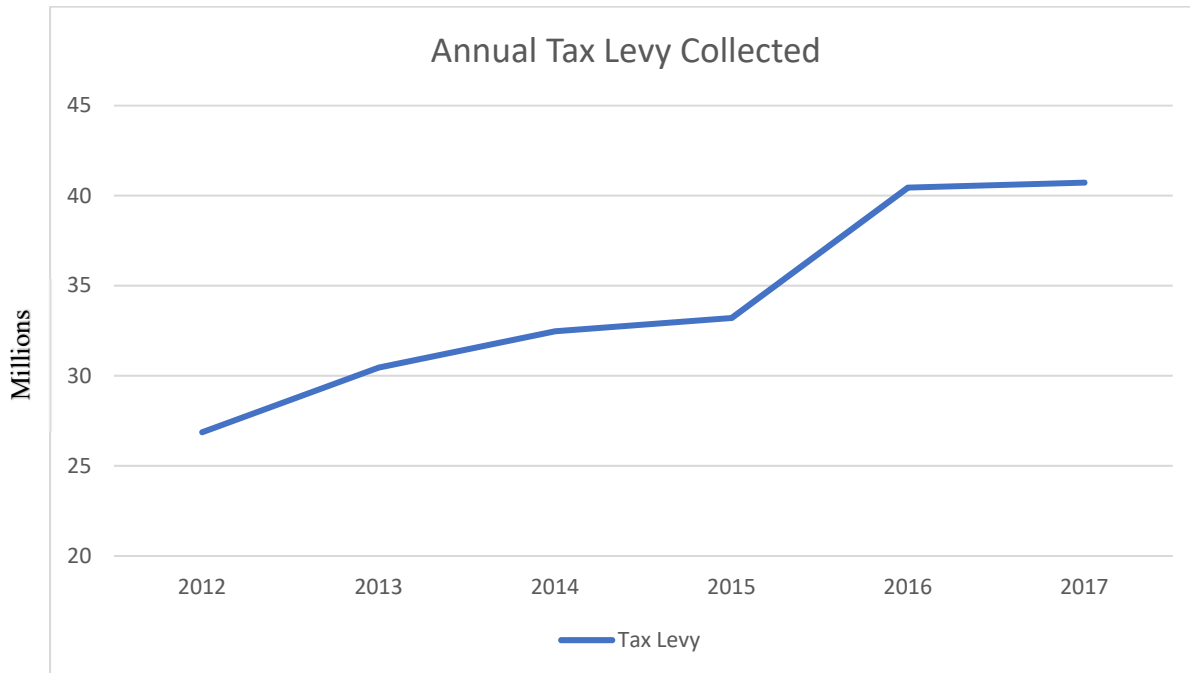
Entity	# of Account	Certified Market Value	Certified Taxable Value
Uvalde County	23,949	4,027,023,341	1,791,715,142
Uvalde Co Rd/ Fld	23,948	4,019,461,730	1,774,941,379
City of Uvalde	8,185	796,119,446	692,054,750
City of Sabinal	1,246	53,137,002	44,741,739
Uvalde CISD	15,127	2,315,202,078	M & O 1,092,722,494 I & S 1,188,236,194
Knippa ISD	1,113	262,169,679	M & O 84,891,377 I & S 119,377,677
Sabinal ISD	4,773	892,907,540	348,961,774
Utopia ISD	1,313	276,513,684	81,732,113
Nueces Canyon CISD	1,317	224,735,485	54,300,733
Leakey ISD	318	58,738,454	23,170,495
SWTJC	23,948	4,019,461,730	1,945,730,649
Uvalde Co UWCD	23,948	4,019,461,730	1,879,938,929
Utopia/Vanderpool ESD#1	1,310	278,009,477	87,146,153

Table above is per Certified Totals dated 07/25/2018

Market vs Taxable Value Trends

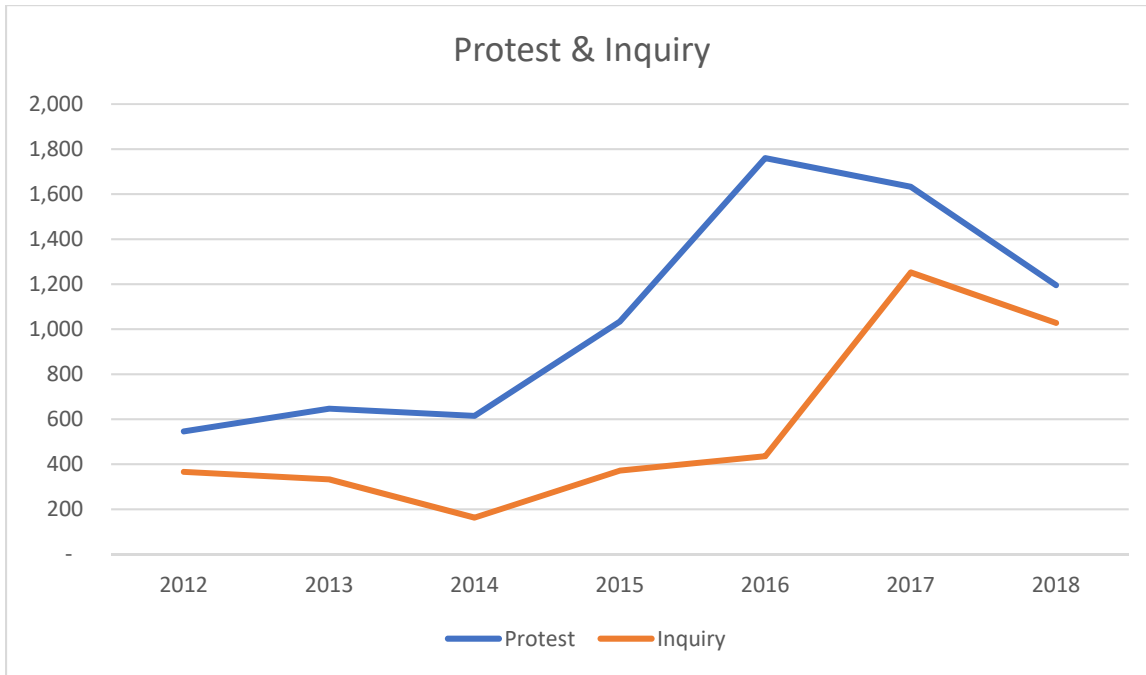


Tax Levy Collected Trends



Annual tax levy totals above are for current and delinquent tax years.

Protest & Inquiry Trends



Protest Summary		
	2017 Year	2018 Year
ARB Orders	62	32
Settlement & Waiver	766	631
Withdrawal	496	190
Failed to appear	203	52

Property Types

UVALDE County	2018 CERTIFIED TOTALS	As of Certification
Property Count: 23,949	GU - COUNTY OF UVALDE ARB Approved Totals	7/25/2018 2:48:40PM

State Category Breakdown

State Code	Description	Count	Acres	New Value Market	Market Value
A	SINGLE FAMILY RESIDENCE	8,900		\$21,968,904	\$859,861,808
B	MULTIFAMILY RESIDENCE	104		\$365,994	\$32,577,001
C1	VACANT LOTS AND LAND TRACTS	3,218		\$0	\$78,211,572
D1	QUALIFIED OPEN-SPACE LAND	5,457	878,386.2281	\$0	\$2,006,931,561
D2	IMPROVEMENTS ON QUALIFIED OPEN SP	261		\$62,776	\$10,632,213
E	RURAL LAND, NON QUALIFIED OPEN SP	2,742	22,217.6442	\$10,410,898	\$281,410,525
F1	COMMERCIAL REAL PROPERTY	995		\$1,426,719	\$205,607,992
F2	INDUSTRIAL AND MANUFACTURING REA	9		\$0	\$1,985,456
J3	ELECTRIC COMPANY (INCLUDING CO-OP	34		\$0	\$50,168,395
J4	TELEPHONE COMPANY (INCLUDING CO-	23		\$0	\$8,724,399
J5	RAILROAD	17		\$0	\$44,785,641
J6	PIPELAND COMPANY	11		\$0	\$954,928
J7	CABLE TELEVISION COMPANY	4		\$0	\$4,087,769
J9	RAILROAD ROLLING STOCK	1		\$0	\$7,561,611
L1	COMMERCIAL PERSONAL PROPERTY	1,312		\$0	\$102,919,231
L2	INDUSTRIAL AND MANUFACTURING PERE	159		\$0	\$204,829,188
M1	TANGIBLE OTHER PERSONAL, MOBILE H	1,095		\$501,144	\$18,527,396
O	RESIDENTIAL INVENTORY	157		\$0	\$1,629,132
S	SPECIAL INVENTORY TAX	15		\$0	\$3,449,983
X	TOTALLY EXEMPT PROPERTY	763		\$300,069	\$102,167,540
	Totals		900,603.8723	\$35,036,504	\$4,027,023,341

Exemption Breakdown

UVALDE County **2018 CERTIFIED TOTALS** As of Certification
 Property Count: 24,241 GU - COUNTY OF UVALDE 7/25/2018 2:48:40PM
Grand Totals

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	2	105,000,000	0	105,000,000
CH	15	14,496,968	0	14,496,968
CHODO	2	1,836,000	0	1,836,000
DP	234	0	0	0
DPS	5	0	0	0
DV1	67	0	509,800	509,800
DV1S	3	0	15,000	15,000
DV2	36	0	307,475	307,475
DV3	35	0	332,000	332,000
DV4	109	0	935,567	935,567
DV4S	4	0	48,000	48,000
DVHS	82	0	8,660,743	8,660,743
DVHSS	4	0	589,450	589,450
EX-XG	2	0	3,000	3,000
EX-XI	1	0	500	500
EX-XN	17	0	3,010,944	3,010,944
EX-XR	2	0	182,642	182,642
EX-XV	683	0	82,620,627	82,620,627
EX-XV (Prorated)	1	0	6,650	6,650
EX366	41	0	10,209	10,209
HS	5,422	0	0	0
OV65	2,297	63,823,592	0	63,823,592
OV65S	5	141,867	0	141,867
PC	1	35,307	0	35,307
Totals		185,333,734	97,232,607	282,566,341