Hansford County Appraisal District

Annual Report 2021

The Hansford County Appraisal District is a political subdivision of the State of Texas. The provisions of the Texas Property Tax Code govern the legal, statutory, and administrative requirement of the appraisal district. Members of the Board of Directors are elected by the taxing units within the boundaries of Hansford County and must live within the district two years prior to serving on the board. The Chief Appraiser is appointed by the Board of Directors and is the chief administrator of the appraisal district. The appraisal district is responsible for local property tax appraisal and exemption administration. The local taxing units such as county, schools, cities, and groundwater conservation district set a tax rate from the property tax appraisal issued by the Appraisal District. The Hansford County Appraisal District serves the following taxing units:

Entity	Market Value	Taxable Value
Hansford County	713,729,281	598,019,774
Special Road	713,729,281	595,755,804
Palo Duro Water District	713,729,281	612,199,777
Hansford Hospital District	713,729,281	608,698,974
North Plains Gndwater District	713,729,281	588,523,042
City of Gruver	64,787,085	59,519,695
City of Spearman	183,601,702	128,322,078
Gruver ISD **M&O**	288,498,486	261,292,617
Gruver ISD **I&S**	288,498,486	261,292,617
Spearman ISD **M&O**	395,566,585	305,249,166
Spearman ISD **I&S**	395,566,585	322,169,016
Pringle-Morse CISD	28,140,111	23,415,780
Texhoma ISD	1,537,211	1,537,211

The values listed above were the certified values sent to the entities in July 2021.

The district maintains approximately 16,834 parcels with property types of residential, commercial, oil & gas, business, utilities and pipelines.

Exemption Data: The district has various exemptions that taxpayers may qualify for; Homestead and Over 65 residential exemption. You may only apply for residence homestead exemption on one property in a tax year. A homestead may include up to 2 acres of land you actually use in the residential use (occupancy) of your home. To qualify for a homestead exemption, you must own and reside in your home on January 1 of the tax year. The age 65 or older or disability exemption for school taxes includes a school tax limitation or ceiling. Some taxing units such as county and cities have exemptions and tax ceilings limits. The filing of this application is between January 1 and April 15. You may file a late homestead exemption if you file it no later than one year after the date taxes become delinquent. There is also a Transfer of Tax Limitation or Ceiling Certificate if you move out of the county; this can transfer to the new county you reside in.

EXEMPTION DATA

Entity	**Homestead**		**Over 65 or Disabled**
Hansford County	20%		13,300
Palo Duro River Authority	5% or $5,000		50,000
North Plains Gndwater District	10%		100,000
City of Gruver	0		3,000
City of Spearman	20%	+	6,000
Gruver ISD	20% + 25,000	+	10,000
Spearman ISD	25,000	+	10,000
Pringle-Morse CISD	25,000+20%	+	10,000
Texhoma ISD	25,000	+	10,000

Disabled Veterans	**Amount**	**Percentage**
DV1	5,000	10-29%
DV2	7,500	30-49%
DV3	10,000	50-69%
DV4	12,000	70-100%
DVHS	Totally Exempt	100%

(The DVHS only applies to General Homestead Exemption)

2021 TAX RATES PER ENTITY PER $100 OF VALUE

Hansford County	0.402545
Special Road	0.138883
Palo Duro Water District	0.013222
Hansford Hospital District	0.500000
North Plains Gndwater District	0.032600
City of Gruver	0.362100
City of Spearman	0.514947
Gruver ISD	1.291200
Spearman ISD	1.215400
Pringle-Morse CISD	1.220000
Texhoma ISD	0.892500

AGRICULTURAL 1-D-1 OPEN SPACE AND WILDLIFE MANAGEMENT

Because of Senate Bill 771 there is a temporary recession of agricultural use during the drought. Qualified open-space land does not become ineligible for the special appraisal when a drought is declared by the Governor. The Governor has declared the necessity to cease agricultural use for longer than normal time period. We will work with our Farmers and Ranchers during the drought.