

Hansford County Appraisal District

Annual Report 2017

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:

<u>Entity</u>	<u>Market Value</u>	<u>Taxable Value</u>
Hansford County	653,997,685	653,997,685
Special Road	653,997,685	515,233,766
Palo Duro River Authority	653,997,685	541,285,471
Hansford Hospital District	653,997,685	540,005,728
North Plains Gndwater District	653,997,685	521,144,533
City of Gruver	59,681,795	52,188,947
City of Spearman	167,397,294	108,663,635
Gruver ISD M&O	304,915,705	253,598,513
Gruver ISD I&S	304,915,705	262,564,513
Spearman ISD M&O	324,821,058	200,059,363
Spearman ISD I&S	324,821,058	227,339,363
Pringle-Morse CISD	22,967,797	17,588,188
Texhoma ISD	1,306,297	1,306,297

The values listed above were the certified values sent to the entities in July 2017

The district maintains approximately 19,249 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

<u>Entity</u>	<u>Homestead</u>		<u>Over 65 or Disabled</u>
Hansford County	0		
Palo Duro River Authority	0		
North Plains Gndwater District	0		
City of Gruver	0		3,000
City of Spearman	20%	+	6,000
Gruver ISD	25,000	+	10,000
Spearman ISD	25,000	+	10,000
Pringle-Morse CISD	25,000+20%	+	10,000
Texhoma ISD	0		

<u>Disabled Veterans</u>	<u>Amount</u>	<u>Percentage</u>
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)

2017 TAX RATES PER ENTITY PER \$100 OF VALUE

Hansford County	0.410134
Special Road	0.142748
Palo Duro River Authority	0.014551
Hansford Hospital District	0.500000
North Plains Gndwater District	0.033714
City of Gruver	0.362100
City of Spearman	0.461441
Gruver ISD	1.350000
Spearman ISD	1.268000
Pringle-Morse CISD	1.430000
Texhoma ISD	1.040000

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.