



APPRAISAL DISTRICT FOR CHAMBERS COUNTY

2026 CERTIFIED VALUE

STATE OF TEXAS
PROPERTY TAX CODE, SECTION 26.01 (E)
COUNTY OF CHAMBERS

CERTIFIED APPRAISED VALUE FOR

ANAHUAC ISD

2026 CERTIFIED VALUE

852,941,468

I, MITCH McCULLOUGH, CHIEF APPRAISER FOR THE CHAMBERS COUNTY
APPRAISAL DISTRICT, HEREBY CERTIFY THAT THE ABOVE IS THE 2026
CERTIFIED VALUE AS OF JULY 15, 2026.

July 22, 2026

Date

MITCH McCULLOUGH, CHIEF APPRAISER
CHAMBERS COUNTY APPRAISAL DISTRICT

RECEIVED BY : _____

DATE: _____

Land		Value	# of Items	Exempt	Losses	Real-Personal Value	# of Items	MIUP Value	# of Items
Homesite	(+)	117,682,370	2,330	0	Exempt Property	263,679,030	554	137,219	16
Non Homesite	(+)	242,173,590	6,481	73,124,870	Under \$500/\$2500	0	0	80,889	310
Productivity Market	(+)	399,733,370	3,247	0	Abatements	0	0	0	0
Income	(+)	0	0	0	Freeport	0	0	0	0
Total Land (=)		759,589,330	12,058	73,124,870	Goods In Transit	0	0	0	0
Ag/Timber *does not include protested					Protested Value	0	0	0	0
Timber Gain	(+)	0	0		Chapter 313 Value Limitation			0	0
Productivity Market	(+)	399,733,370	3,247		Mineral Unknown			0	0
Land Ag 1D	(-)	130	2		Interstate Commerce			0	0
Land Ag 1D1	(-)	13,252,080	2,728		Foreign Trade			0	0
Land Ag Timber	(-)	979,320	539		BPP Exempt: Single Situs/Owner	4,963,640	391	4,220,600	84
Productivity Loss (=)		385,501,840	3,247		BPP Exempt: Multi Situs on L1H/L2H	540,600	80	398,095	22
Improvements					BPP Exempt: Multi Situs on J	0	0	3,249,402	151
Homesite	(+)	548,036,720	2,323	0	BPP Exempt: Related Business Entity	58,046	1	1,969,947	27
New Homesite	(+)	16,853,980	173	0	MultiUse	0	0		
Non Homesite	(+)	404,802,400	2,237	175,401,060	Solar/Wind Power	0	0		
New Non Homesite	(+)	29,494,500	135	13,140,740	Vehicle Leased for Personal Use	0	0		
Income	(+)	0	0	0	TCEQ/Pollution Control	860,500	1		
Total Improvement (=)		999,187,600	4,868	188,541,800	Allocation	0	0		
Personal					Historical	0	0		
Homesite	(+)	8,488,940	93	0	Disaster Exemption	0	0		
New Homesite	(+)	109,550	2	0	Residence HS Destroyed by Fire	0	0		
Non Homesite	(+)	14,921,160	582	1,166,550	Community Housing	0	0		
New Non Homesite	(+)	2,954,410	103	572,740	Childcare Facility	0	0		
Total Personal (=)		26,474,060	780	1,739,290	Animal Feed Held For Sale at Retail	0	0		
Mineral/Industrial/Utility/Personal Property					<i>(includes Prorated Exempt of 273,070)</i>	270,101,816		10,056,152	
Minerals/Oil & Gas	(+)	78,510,958	1,948		Total Losses (includes Prod. Loss & Cap Loss) (=)			743,367,925	
Industrial Real	(+)	38,127,070	10		Total Appraised Value (=)			1,315,695,616	
Industrial/Utility Personal Property	(+)	157,174,523	285		Value			# of Items	
Total Mineral Market Value (=)		273,812,551	2,243		Homestead H,S	(+)	300,099,413	2,508	
Total Real & Personal Market	(+)	1,785,250,990	17,706		Senior S	(+)	36,227,035	707	
Total Mineral/Industrial Market	(+)	273,812,551	2,243		Disabled B	(+)	1,333,120	29	
Total Market Value (=)		2,059,063,541	19,949		DV 100%	(+)	8,747,690	45	
20% MIUP Circuit Breaker Limitation	(-)	2,553,155	166		Surviving Spouse of a Service Member	(+)	0	0	
10% Homestead Cap Loss	(-)	59,974,182	1,213		Surviving Spouse of a First Responder	(+)	0	0	
20% Circuit Breaker Limitation	(-)	15,180,780	753		Total Reimbursable (=)		346,407,258	3,289	
Total Market After Cap (=)		1,981,355,424			Local Discount	(+)	103,290,600	1,641	
Land Timber Gain	(+)	0	0		Disabled Veteran	(+)	667,170	64	
Productivity Loss	(-)	385,501,840	3,247		Optional 65	(+)	11,676,630	397	
Total Market Taxable (=)		1,595,853,584			Local Disabled	(+)	409,000	13	
					State Homestead	(+)	0	0	
					Disabled Vet Donated Home (Charity)	(+)	0	0	
					Surviving Spouse Ported Amounts	(+)	303,490	0	
					Total Exemptions (=)		462,754,148		
					Total Exemptions* (-)			462,754,148	
					30 - ANAHUAC ISD Net Taxable Value (=)			852,941,468	

***** Freeze Totals: (This is only for Effective Tax Rate Calculation)**

Total Ceiling Tax (of ceilings applied):	\$111,258.81
Total Freeze Taxable: (-)	33,641,090
New Imp/Pers with Ceiling: (+)	203,200
Freeze Adjusted Taxable: (=)	819,503,578

This number DOES NOT represent any Jurisdiction's Certified Taxable Value**

Estimated Total Levy: ((Net Taxable Value - Total Freeze Taxable + New Imp/Pers with Ceiling) * Tax Rate / 100) + Total Ceiling Tax or (Freeze Adjusted Taxable * Tax Rate / 100) + Total Ceiling Tax

Count of Homesteads

H	S	F	B	D	W	O	DV	DV100	SS First Resp	SS Svc Member
1,399	861	0	51	0	140	0	101	58	0	0

Total Parcels*: 15,341* Parcel count is figured by parcel per ownership
 Total Owners: 7,936
 Total Items: 15,898

H - Homestead
 S - Over 65
 F - Disabled Widow
 B - Disabled
 DV100 (1, 2, 3) - 100% Disabled Veteran
 4 (4B, 4H, 4S) - Surviving Spouse of a Service Member
 5* (5B, 5H, 5S) - Surviving Spouse of a First Responder

D - Disabled Only
 W - Widow
 O - Over 65 (No HS)
 DV - Disabled Veteran

Special Certified Totals

New Improvement/Personal Market: \$49,412,440 Taxable: \$26,785,973		Industrial/Utility/Personal Property New Value Taxable: \$0		Grand Total New Value Taxable: \$26,785,973
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New AG/Timber
Market: \$1,082,960
Taxable: \$3,370
Value Loss: \$1,079,590

Exempt Value of First Time Absolute Exemption: \$269,359
Exempt Value of First Time Partial Exemption: \$1,763,943

Average Values* (includes protested & exempt value)

Average Homestead Value A*		Parcels	Total Homestead Value A*	
Market	\$272,696	1,877	Market	\$511,850,950
Taxable	\$62,629		Taxable	\$117,554,900
Average Homestead Value A* and E*		Parcels	Total Homestead Value A* and E*	
Market	\$288,437	2,347	Market	\$676,963,750
Taxable	\$71,635		Taxable	\$168,127,720
Average Homestead Value A* and E* and M1		Parcels	Total Homestead Value A* and E* and M1	
Market	\$278,290	2,480	Market	\$690,160,440
Taxable	\$67,894		Taxable	\$168,376,300
Average Homestead Value M1		Parcels	Total Homestead Value M1	
Market	\$99,223	133	Market	\$13,196,690
Taxable	\$1,869		Taxable	\$248,580

Median Homestead Values* (includes protested & exempt value)

DVET/Homestead	Market: \$307,520	Market Value After Cap: \$305,830	Net Taxable Value: \$0
DVET/Over 65	Market: \$258,660	Market Value After Cap: \$203,540	Net Taxable Value: \$0
DISABLED	Market: \$167,460	Market Value After Cap: \$147,690	Net Taxable Value: \$0
HOMESTEAD	Market: \$274,980	Market Value After Cap: \$260,660	Net Taxable Value: \$70,280
OVER 65	Market: \$230,230	Market Value After Cap: \$205,380	Net Taxable Value: \$0
WIDOW	Market: \$219,330	Market Value After Cap: \$193,940	Net Taxable Value: \$0
ALL Homesteads	Market: \$254,430	Market Value After Cap: \$236,540	Net Taxable Value: \$6,890

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
A1	2,457	2,283.5569	110,084,720			508,695,970	39,800		618,820,490	584,634,940	250,406,130
A11	1	0.0000	0			44,770	0		44,770	44,770	44,770
A2	343	387.0392	12,481,320			28,193,920	0		40,675,240	30,547,928	14,858,720
A4	298	296.1826	10,900,370			4,913,810	570		15,814,750	14,074,130	12,936,920
AC1	8	6.8680	287,770			148,370	0		436,140	347,870	125,000
ACX	29	0.0000	0			0	0		0	0	0
A*	3,136	2,973.6467	133,754,180			541,996,840	40,370		675,791,390	629,649,638	278,371,540
B1	5	3.9250	141,730			1,370,960	0		1,512,690	1,456,300	1,456,300
B2	9	2.7283	169,440			2,041,850	0		2,211,290	2,206,470	2,206,470
B*	14	6.6533	311,170			3,412,810	0		3,723,980	3,662,770	3,662,770
C1	1,913	1,102.6415	32,215,300			16,350	0		32,231,650	28,934,420	28,207,070
C6	88	0.0000	0			0	0		0	0	0
C*	2,001	1,102.6415	32,215,300			16,350	0		32,231,650	28,934,420	28,207,070
D1	2,746	150,705.1994	0	13,419,640	347,757,830	0	0		347,757,830	13,419,640	13,418,620
D1C	9	805.1340	0	62,780	1,628,890	0	0		1,628,890	62,780	62,780
D1T	492	7,486.4010	0	749,110	50,346,650	0	0		50,346,650	749,110	749,110
D2	446	0.0000	0			13,116,390	0		13,116,390	12,464,470	12,460,470
D*	3,693	158,996.7344	0	14,231,530	399,733,370	13,116,390	0		412,849,760	26,696,000	26,690,980
E	2,473	12,938.0668	71,865,910			3,521,650	0		75,387,560	71,330,270	69,096,300
E1	226	1,064.5775	13,486,470			23,382,430	0		36,868,900	35,110,560	27,196,330
E11	382	839.2903	17,131,080			117,995,090	75,740		135,201,910	128,353,460	53,299,350
E12	46	107.6334	2,124,490			16,543,360	0		18,667,850	17,561,110	8,231,340
E13	25	57.6300	970,730			9,696,810	0		10,667,540	10,359,600	5,406,930
E2	16	32.8780	562,300			583,500	0		1,145,800	1,042,900	705,030
E21	44	96.4947	1,446,030			5,150,830	0		6,596,860	4,854,810	1,746,870
E22	3	3.5000	38,000			330,940	0		368,940	275,950	180,780
E23	3	11.5100	230,200			178,620	0		408,820	408,820	399,840
E3	1	10.0000	200,000			170	0		200,170	173,090	173,090
E*	3,219	15,161.5807	108,055,210			177,383,400	75,740		285,514,350	269,470,570	166,435,860
F1	202	419.0850	9,088,330			64,931,790	493,050		74,513,170	70,820,450	70,808,450
F1	202	419.0850	9,088,330			64,931,790	493,050		74,513,170	70,820,450	70,808,450
F2	33	216.4157	2,418,300			0	0	38,127,070	40,545,370	40,237,289	39,376,789
F2	33	216.4157	2,418,300			0	0	38,127,070	40,545,370	40,237,289	39,376,789
F*	235	635.5007	11,506,630			64,931,790	493,050	38,127,070	115,058,540	111,057,739	110,185,239
G1	1,948	0.0000	0			0	0	78,510,958	78,510,958	76,200,174	76,033,903
G*	1,948	0.0000	0			0	0	78,510,958	78,510,958	76,200,174	76,033,903
J2	2	0.0000	0			0	0	726,705	726,705	726,705	601,705
J3	4	0.0000	0			0	0	21,217,905	21,217,905	21,217,905	20,967,905
J4	19	14.5980	536,700			179,220	0	646,482	1,362,402	1,362,402	1,180,335
J5	1	20.9500	5,240			0	0	5,240	5,240	5,240	5,240
J6	133	0.0000	0			0	0	44,448,149	44,448,149	44,448,149	41,630,814
J*	159	35.5480	541,940			179,220	0	67,039,241	67,760,401	67,760,401	64,385,999
L1	393	0.0000	0			0	6,921,800		6,921,800	6,921,800	1,900,044
L1H	110	0.0000	0			0	729,080		729,080	729,080	188,550

Cat Code	Items	Acres	Land	Ag/Timber	Productivity Market	Improvements	Personal	Mineral	Total Market	Total Market Taxable	Total Net Taxable
L1	503	0.0000	0			0	7,650,880		7,650,880	7,650,880	2,088,594
L2	136	0.0000	0			0	0	90,135,282	90,135,282	90,135,282	83,619,803
L2	136	0.0000	0			0	0	90,135,282	90,135,282	90,135,282	83,619,803
L*	639	0.0000	0			0	7,650,880	90,135,282	97,786,162	97,786,162	85,708,397
M1	289	0.0000	0			8,355,690	16,474,730		24,830,420	19,669,010	11,698,970
M2	7	0.0000	0			6,450	0		6,450	6,450	6,450
M*	296	0.0000	0			8,362,140	16,474,730		24,836,870	19,675,460	11,705,420
O1	2	2.3510	47,410			0	0		47,410	47,410	47,410
O2	5	1.0600	299,250			1,246,860	0		1,546,110	1,506,880	1,506,880
O*	7	3.4110	346,660			1,246,860	0		1,593,520	1,554,290	1,554,290
XV	24	62.3550	1,049,970			16,190	0		1,066,160	1,066,160	0
XVA	34	94.9782	1,580,040			12,181,700	0		13,761,740	13,761,740	0
XVC	207	378.7147	5,214,600			5,902,540	0		11,117,140	11,117,140	0
XVD	183	44,819.5868	56,011,790			82,037,460	0		138,049,250	138,049,250	0
XVF	71	205.1883	5,458,150			88,403,910	0		93,862,060	93,862,060	0
XVL	22	0.0000	0			0	1,640,280		1,640,280	1,640,280	0
XVM	1	0.0000	0			0	99,010		99,010	99,010	0
XVU	9	18,707.7440	3,810,320			0	0		3,810,320	3,810,320	0
X*	551	64,268.5670	73,124,870			188,541,800	1,739,290		263,405,960	263,405,960	0
TOTAL:	15,898	243,184.2833	359,855,960	14,231,530	399,733,370	999,187,600	26,474,060	273,812,551	2,059,063,541	1,595,853,584	852,941,468