



Chief Appraiser, Krystal L. McKinney RPA, CCA

August 18, 2025

Assessments of Southwest, Inc.  
Attn: Delia  
P.O. Box 1368  
Friendswood, TX 77549-1368

*RE: ESTIMATE OF APPRAISED VALUE  
Galveston County Municipal Utility District No. 73*

This is in response to your email dated June 23, 2025, concerning an "Estimate of Appraised Value" for Galveston County Municipal Utility District No. 73 as of July 01, 2025.

Pursuant to Texas Property Tax Code 25.18[c], I, Krystal L. McKinney, Chief Appraiser, Galveston Central Appraisal District, do hereby certify that the *net taxable* value of all property within Galveston County Municipal Utility District No. 73 is **\$160,826,178 as of July 01, 2025.**

|  |                             |
|--|-----------------------------|
| <b>2025 Total Net Taxable Value (per Certification)</b>  | <b>\$48,800,381</b>         |
| <b>Partial &amp; New construction (as of 07-01-2025)</b> | <b><u>\$112,025,797</u></b> |
| <b><i>Total Taxable</i></b>                              | <b>\$160,826,178</b>        |

This estimate represents the value of all property taxable by Galveston County Municipal Utility District No. 73. Supporting details are attached.

Since these values are subject to change, this estimate may not be used for the imposition of taxes.

Sincerely,

A handwritten signature in blue ink, appearing to read "K. McKinney", is written over a light blue circular background.

Krystal L. McKinney  
Chief Appraiser

**2024 CERTIFIED TOTALS**

Property Count: 577

M73 - GALV COUNTY MUD #73  
Grand Totals

7/17/2025

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| Land                       |           | Value      |                                 |                          |               |
|----------------------------|-----------|------------|---------------------------------|--------------------------|---------------|
| Homesite:                  |           | 1,737,590  |                                 |                          |               |
| Non Homesite:              |           | 23,261,010 |                                 |                          |               |
| Ag Market:                 |           | 7,724,030  |                                 |                          |               |
| Timber Market:             |           | 0          | <b>Total Land</b>               | (+)                      | 32,722,630    |
| Improvement                |           | Value      |                                 |                          |               |
| Homesite:                  |           | 4,683,540  |                                 |                          |               |
| Non Homesite:              |           | 19,371,690 | <b>Total Improvements</b>       | (+)                      | 24,055,230    |
| Non Real                   |           | Count      | Value                           |                          |               |
| Personal Property:         | 2         |            | 23,370                          |                          |               |
| Mineral Property:          | 0         |            | 0                               |                          |               |
| Autos:                     | 0         |            | 0                               | <b>Total Non Real</b>    | (+) 23,370    |
|                            |           |            | <b>Market Value</b>             | =                        | 56,801,230    |
| Ag                         |           | Non Exempt | Exempt                          |                          |               |
| Total Productivity Market: | 7,724,030 |            | 0                               |                          |               |
| Ag Use:                    | 46,230    |            | 0                               | <b>Productivity Loss</b> | (-) 7,677,800 |
| Timber Use:                | 0         |            | 0                               | <b>Appraised Value</b>   | = 49,123,430  |
| Productivity Loss:         | 7,677,800 |            | 0                               |                          |               |
|                            |           |            | <b>Homestead Cap</b>            | (-) 0                    |               |
|                            |           |            | <b>23.231 Cap</b>               | (-) 0                    |               |
|                            |           |            | <b>Assessed Value</b>           | =                        | 49,123,430    |
|                            |           |            | <b>Total Exemptions Amount</b>  | (-) 323,049              |               |
|                            |           |            | <b>(Breakdown on Next Page)</b> |                          |               |
|                            |           |            | <b>Net Taxable</b>              | =                        | 48,800,381    |

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 488,003.81 = 48,800,381 \* (1.000000 / 100)

Certified Estimate of Market Value: 56,801,230  
 Certified Estimate of Taxable Value: 48,800,381

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

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**Exemption Breakdown**

| Exemption | Count | Local | State   | Total   |
|-----------|-------|-------|---------|---------|
| DV4       | 1     | 0     | 12,000  | 12,000  |
| DVHS      | 2     | 0     | 302,779 | 302,779 |
| EX-XV     | 8     | 0     | 8,270   | 8,270   |
| HS        | 28    | 0     | 0       | 0       |
| OV65      | 4     | 0     | 0       | 0       |
| Totals    |       | 0     | 323,049 | 323,049 |