

STATE OF TEXAS

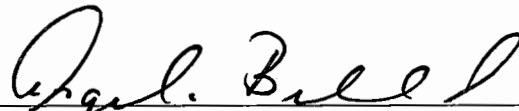
COUNTY OF JEFFERSON

CERTIFICATION OF 2022 APPRAISAL ROLL FOR Port of Beaumont

I, Angela Bellard, Chief Appraiser for the Jefferson Central Appraisal District, solemnly swear that the attached is that portion of the approved Appraisal Roll of the Jefferson Central Appraisal District that lists property taxable by and constitutes the appraisal roll for Port of Beaumont.

July 20, 2022

Date



Angela Bellard, RPA, RES, AAS

Chief Appraiser

Jefferson Central Appraisal District

2022 APPRAISAL ROLL INFORMATION

2022 Market Value	\$17,656,511,209
2022 Taxable Value	\$12,183,601,087

# 2022 CERTIFIED TOTALS

Property Count: 67,930

341 - PORT OF BEAUMONT  
Grand Totals

7/20/2022 12:00:48PM

Land		Value			
Homesite:		298,011,232			
Non Homesite:		1,000,706,192			
Ag Market:		90,639,465			
Timber Market:		6,086,053			
			<b>Total Land</b>	(+)	1,395,442,942
Improvement		Value			
Homesite:		3,498,201,270			
Non Homesite:		9,855,498,742			
			<b>Total Improvements</b>	(+)	13,353,700,012
Non Real		Count	Value		
Personal Property:		7,412	2,899,960,719		
Mineral Property:		398	7,407,536		
Autos:		0	0		
			<b>Total Non Real</b>	(+)	2,907,368,255
			<b>Market Value</b>	=	17,656,511,209
Ag	Non Exempt	Exempt			
Total Productivity Market:	96,725,518	0			
Ag Use:	4,046,002	0	<b>Productivity Loss</b>	(-)	92,345,038
Timber Use:	334,478	0	<b>Appraised Value</b>	=	17,564,166,171
Productivity Loss:	92,345,038	0	<b>Homestead Cap</b>	(-)	239,017,066
			<b>Assessed Value</b>	=	17,325,149,105
			<b>Total Exemptions Amount</b>	(-)	5,141,548,018
			<b>(Breakdown on Next Page)</b>		
			<b>Net Taxable</b>	=	12,183,601,087

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 13,280,125.18 = 12,183,601,087 \* (0.109000 / 100)

Certified Estimate of Market Value: 17,656,511,209  
 Certified Estimate of Taxable Value: 12,183,601,087

Tif Zone Code	Tax Increment Loss
POBTRZ1	40,120
Tax Increment Finance Value:	40,120
Tax Increment Finance Levy:	43.73

**2022 CERTIFIED TOTALS**

Property Count: 67,930

341 - PORT OF BEAUMONT  
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7/20/2022

12:01:00PM

**Exemption Breakdown**

<b>Exemption</b>	<b>Count</b>	<b>Local</b>	<b>State</b>	<b>Total</b>
AB	10	2,214,528,122	0	2,214,528,122
CHODO	15	922,352	0	922,352
CHODO (Partial)	3	49,627	0	49,627
DP	907	34,484,350	0	34,484,350
DPS	27	1,053,254	0	1,053,254
DV1	75	0	442,000	442,000
DV1S	4	0	15,000	15,000
DV2	66	0	508,352	508,352
DV2S	2	0	8,388	8,388
DV3	65	0	644,862	644,862
DV4	441	0	4,436,963	4,436,963
DV4S	12	0	138,170	138,170
DVHS	388	0	69,993,582	69,993,582
DVHSS	35	0	5,130,154	5,130,154
EX-XG	8	0	2,293,141	2,293,141
EX-XI	18	0	9,452,117	9,452,117
EX-XJ	45	0	20,276,595	20,276,595
EX-XL	3	0	2,234,984	2,234,984
EX-XU	102	0	3,536,491	3,536,491
EX-XV	3,173	0	1,348,616,870	1,348,616,870
EX-XV (Prorated)	15	0	1,574,205	1,574,205
EX366	512	0	634,104	634,104
FR	49	137,291,838	0	137,291,838
FRSS	2	0	385,104	385,104
HS	21,788	685,999,931	0	685,999,931
LIH	3	0	4,419,735	4,419,735
OV65	9,292	353,901,327	0	353,901,327
OV65S	56	2,079,698	0	2,079,698
PC	46	236,496,702	0	236,496,702
<b>Totals</b>		<b>3,666,807,201</b>	<b>1,474,740,817</b>	<b>5,141,548,018</b>

**2022 CERTIFIED TOTALS**

Property Count: 67,930

341 - PORT OF BEAUMONT  
Grand Totals

7/20/2022 12:01:00PM

**State Category Breakdown**

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	37,644	11,143.2038	\$45,926,905	\$5,222,724,774	\$3,832,623,338
B	MULTIFAMILY RESIDENCE	694	460.9714	\$36,677,064	\$737,050,498	\$735,913,630
C1	VACANT LOTS AND LAND TRACTS	12,849	6,919.7107	\$0	\$127,424,960	\$127,370,176
D1	QUALIFIED AG LAND	444	33,033.9476	\$0	\$96,725,518	\$4,380,480
D2	NON-QUALIFIED LAND	52		\$0	\$398,065	\$398,065
E	FARM OR RANCH IMPROVEMENT	878	12,217.7149	\$21,374,432	\$116,964,046	\$110,612,623
F1	COMMERCIAL REAL PROPERTY	3,348	4,976.2941	\$14,599,257	\$2,149,534,154	\$2,148,642,027
F2	INDUSTRIAL REAL PROPERTY	214	3,387.6125	\$37,110,695	\$4,901,903,687	\$2,452,268,904
G1	OIL AND GAS	397		\$0	\$7,406,274	\$7,406,274
J2	GAS DISTRIBUTION SYSTEM	26	6.8526	\$0	\$17,669,181	\$17,669,181
J3	ELECTRIC COMPANY (INCLUDING C	110	346.6869	\$0	\$242,637,678	\$242,637,678
J4	TELEPHONE COMPANY (INCLUDI	16	4.9722	\$0	\$14,400,480	\$14,400,480
J5	RAILROAD	69	182.1736	\$0	\$59,683,549	\$59,683,549
J6	PIPELAND COMPANY	463	877.9970	\$0	\$193,923,331	\$193,923,331
J7	CABLE TELEVISION COMPANY	9	0.0750	\$0	\$21,597,973	\$21,597,973
J8	OTHER TYPE OF UTILITY	143		\$0	\$16,640,242	\$16,640,242
L1	COMMERCIAL PERSONAL PROPE	5,773		\$0	\$942,161,307	\$933,627,075
L2	INDUSTRIAL PERSONAL PROPERT	232		\$0	\$1,321,545,922	\$1,192,015,658
M1	TANGIBLE OTHER PERSONAL, MOB	537		\$899,762	\$8,720,520	\$8,401,574
O	RESIDENTIAL INVENTORY	150	63.6193	\$1,018,781	\$5,429,689	\$5,429,689
S	SPECIAL INVENTORY TAX	95		\$0	\$57,958,461	\$57,958,461
X	TOTALLY EXEMPT PROPERTY	3,896	15,071.9581	\$261,929	\$1,394,010,900	\$679
	<b>Totals</b>		<b>88,693.7897</b>	<b>\$157,868,825</b>	<b>\$17,656,511,209</b>	<b>\$12,183,601,087</b>

**2022 CERTIFIED TOTALS**

Property Count: 67,930

341 - PORT OF BEAUMONT

Grand Totals

7/20/2022 12:01:00PM

**CAD State Category Breakdown**

State Code Description	Count	Acres	New Value	Market Value	Taxable Value
A	9	1.3364	\$263,885	\$726,240	\$674,546
A1 REAL, RESIDENTIAL, SINGLE-FAMILY	34,472	10,771.5028	\$45,484,226	\$4,960,386,691	\$3,623,336,676
A2 REAL, RESIDENTIAL, MOBILE HOME	65	30.6227	\$152,050	\$1,298,322	\$939,748
A5 TOWNHOME/PATIOH/GARDENH/CON	2,724	213.2869	\$0	\$255,620,754	\$204,111,640
A7 REAL/RES/MH 5 AC/LESS-BY OWNER	371	126.0257	\$26,744	\$4,539,993	\$3,427,532
AN REAL PORT PROPERTY	3	0.2640	\$0	\$54,885	\$54,885
AO REAL-RESID ORGANIZATION-CHARI	1	0.1653	\$0	\$97,889	\$78,311
B	3	4.6725	\$0	\$4,419,734	\$4,419,734
B1 REAL, RESIDENTIAL, APARTMENTS	301	381.2740	\$36,677,064	\$709,507,709	\$709,507,709
B2 REAL, RESIDENTIAL, DUPLEXES	347	73.0057	\$0	\$17,126,953	\$16,051,888
B4 "REAL, RESIDENTIAL(FOUR PLEXES)	43	2.0192	\$0	\$5,996,102	\$5,934,299
C1 REAL, VACANT PLATTED RESIDENTI	11,317	5,819.6561	\$0	\$80,128,256	\$80,081,947
C2 REAL, VACANT PLATTED COMMERCIA	1,320	1,042.9988	\$0	\$46,113,044	\$46,104,569
CN REAL VACANT NAVIGATION/PORT	212	57.0558	\$0	\$1,183,660	\$1,183,660
D1 REAL, ACREAGE, RANGELAND	549	33,150.4909	\$0	\$96,809,303	\$4,464,265
D2 REAL, ACREAGE, TIMBERLAND	52		\$0	\$398,065	\$398,065
D3 REAL, ACREAGE, FARMLAND	33	500.5447	\$0	\$5,778,215	\$5,544,898
D4 REAL, ACREAGE, UNDEVELOPED LA	594	9,035.8321	\$0	\$48,813,256	\$48,813,256
D5 UNFILLED LAND	5	122.9380	\$0	\$1,134,644	\$1,134,644
D6 INDUSTRIAL LARGER TRACT(MARSH	41	1,583.2427	\$0	\$4,301,306	\$4,301,306
D7 UNPROTECTED MARSH LAND	3	34.2600	\$0	\$51,211	\$51,211
D8 EASEMENT	1	1.0000	\$0	\$100	\$100
D9 RI\RAP	14	147.7200	\$21,374,432	\$33,602,956	\$33,602,956
DN ACRES NAVIGATION/PORT	2	46.7500	\$0	\$585,050	\$585,050
E	1	1.6692	\$0	\$2,504	\$2,504
E1 REAL, FARM/RANCH, HOUSE	73	582.0649	\$0	\$22,148,877	\$16,291,322
E2 REAL, FARM/RANCH, MOBILE HOME	2	6.3270	\$0	\$75,128	\$59,042
E7 MH ON REAL PROP (5 AC/MORE) MH	6	38.8230	\$0	\$387,014	\$142,549
F1 REAL, Commercial	3,340	4,947.1824	\$14,599,257	\$2,141,964,929	\$2,141,072,802
F2 REAL, Industrial	133		\$37,110,695	\$4,840,665,765	\$2,391,030,982
F5 OPERATING UNITS ACREAGE	80	3,373.7345	\$0	\$61,022,813	\$61,022,813
F6 RESERVOIRS	1	13.8780	\$0	\$215,109	\$215,109
FN COMMERCIAL NAVIGATION & PORT	8	29.1117	\$0	\$7,569,225	\$7,569,225
G1 OIL AND GAS	397		\$0	\$7,406,274	\$7,406,274
J2 REAL & TANGIBLE PERSONAL, UTILI	26	6.8526	\$0	\$17,669,181	\$17,669,181
J3 REAL & TANGIBLE PERSONAL, UTILI	110	346.6869	\$0	\$242,637,678	\$242,637,678
J4 REAL & TANGIBLE PERSONAL, UTILI	16	4.9722	\$0	\$14,400,480	\$14,400,480
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J6 REAL & TANGIBLE PERSONAL, UTILI	463	877.9970	\$0	\$193,923,331	\$193,923,331
J7 REAL & TANGIBLE PERSONAL, UTILI	9	0.0750	\$0	\$21,597,973	\$21,597,973
J8 REAL & TANGIBLE PERSONAL, UTILI	143		\$0	\$16,640,242	\$16,640,242
L1 TANGIBLE, PERSONAL PROPERTY, C	5,773		\$0	\$942,161,307	\$933,627,075
L2 TANGIBLE, PERSONAL PROPERTY, I	232		\$0	\$1,321,545,922	\$1,192,015,658
M1 TANGIBLE OTHER PERSONAL, MOBI	537		\$899,762	\$8,720,520	\$8,401,574
O1 INVENTORY, VACANT RES LAND	150	63.6193	\$1,018,781	\$5,429,689	\$5,429,689
S SPECIAL INVENTORY	95		\$0	\$57,958,461	\$57,958,461
X	3,896	15,071.9581	\$261,929	\$1,394,010,900	\$679
<b>Totals</b>		<b>88,693.7897</b>	<b>\$157,868,825</b>	<b>\$17,656,511,209</b>	<b>\$12,183,601,087</b>