

Kaufman County Appraisal District

2017 Mass Appraisal Report Certification

The appraisal performed for ad valorem tax purposes

The property characteristics data upon request upon which the appraisals are based is assumed to be correct: Exterior inspections of the property appraised were performed by the staff resources pursuant to the Kaufman County Appraisal District's Reappraisal Plan for 2016.

Validation of sales transactions were attempted through questionnaires to the buyers, realtors, fee appraisals, MLS, and personnel interviews with buyers and sellers.

The reported, analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personnel, unbiased professional analyses, opinions, and conclusions.

I have no personnel interest in any properties in Kaufman County

My compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the taxing jurisdiction, the amount of the value estimate, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.

My analysis, opinions, and conclusions were developed, and this report has been prepared, in conformity with United Standards of Professional Appraisal Practice (USPAP), Texas Department of Licensing and Regulation (TDLR), and the International Association of Assessing Officers (IAAO).

My staff appraisers have made a physical inspection of each property located in the property according to us re appraisal plan for periodic re appraisals. As well as those properties requested review by owners, as well as our new structures, and highly impacted areas.

Attached as well as on our website, our Certified Values for each taxing entity under our jurisdictions.

I, Chris Peace, Chief Appraiser for the Kaufman County Appraisal District, solemnly swear that I have made or caused to be made a diligent inquiry to ascertain all property in the district subject to appraisal by me, and that I have included in the records all property of which I am aware of at an appraised value which, to the best of my knowledge and behalf, was determined as required by the laws of the State of Texas.

Chris Peace

9/8/2017

Chris Peace, RPA, RTA, CCA,

TDLR 68759

Chief Appraiser

Kaufman County Appraisal District