



# Castro County Appraisal District

204 (Rear) SE 3<sup>rd</sup> St, Dimmitt, TX 79027, (806) 647-5131,

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## Publication of Capitalization Rate(s)

The Texas Property Tax Code (TPTC) requires that appraisal districts appraise all property at one hundred percent (100%) market value. The TPTC also states that the Chief Appraiser is required to use the income approach to appraise property qualified as low-income housing under Section 11.1825. Specifically, the Chief Appraiser must consider the restrictions on who may rent the property and the amount of rent that is allowed to be charged. On or before January 31<sup>st</sup> of each year, the appraisal district must give public notice of the capitalization rate to be used on all qualified low-income housing properties. A capitalization rate of **10%** will be used to appraise all qualified low-income housing properties located within the district for the current appraisal year. Capitalization rates to be used to appraise other income producing properties within the district (motels/hotels, apartments, storage units, etc.) will generally range from **8% to 12%**, or as the market indicates.